

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

CONCEPT PLAN



File Number: 11-SD-20-C **Related File Number:**
Application Filed: 10/5/2020 **Date of Revision:**
Applicant: HOMESTEAD LAND HOLDINGS, LLC

PROPERTY INFORMATION

General Location: East side of Francis Rd, South of Grenoble Dr.
Other Parcel Info.:
Tax ID Number: 106 C D 001 **Jurisdiction:** City
Size of Tract: 6.5 acres
Accessibility: Access is via Francis Road, a minor arterial street with a pavement width of 23 ft within 50 ft of right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use: North: Single family residential / RN-1 (Single family residential), HP (Hillside protection)
South: Single family residential / RN-1 (Single family residential) & HP (Hillside protection)
East: Rural residential / RN-1 (Single family residential), RN-5 (General Residential) & HP (Hillside protection)
West: Single family residential / RN-1 (Single family residential) & HP (Hillside protection)
Proposed Use: Detached residential subdivision **Density:** 1.85 du/ac
Sector Plan: Northwest County **Sector Plan Designation:**
Growth Policy Plan: N/A
Neighborhood Context:

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street: 1200 Francis Rd.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RN-2 (Single Family Residential) pending / HP (Hillside Protection)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Francis Road Subdivision
No. of Lots Proposed: 12 No. of Lots Approved: 0
Variances Requested:
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Mike Reynolds
Staff Recomm. (Abbr.): WITHDRAW the application as requested by the applicant.
Staff Recomm. (Full): The applicant has requested withdrawal of the application after determining the cost of improving Francis Road to obtain the required sight distance at the entrance was too much.
Comments: This request is for a 12-lot subdivision with access to Francis Road at the apex of a hill. The property is almost entirely within the Hillside Protection (HP) overlay district. The maximum disturbance allowed on the site is 4.52 acres of the total 6.51 acres within the HP overlay.
Action: Withdrawn Meeting Date: 11/12/2020
Details of Action:
Summary of Action: WITHDRAW the application as requested by the applicant.
Date of Approval: Date of Denial: Postponements:
Date of Withdrawal: 11/12/2020 Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council
Date of Legislative Action: Date of Legislative Action, Second Reading:
Ordinance Number: Other Ordinance Number References:
Disposition of Case: Disposition of Case, Second Reading:
If "Other": If "Other":
Amendments: Amendments:
Date of Legislative Appeal: Effective Date of Ordinance: