

**CASE SUMMARY**  
**APPLICATION TYPE: SUBDIVISION**  
**FINAL PLAT**

KNOXVILLE-KNOX COUNTY

**M P C**  
METROPOLITAN  
P L A N N I N G  
C O M M I S S I O N

T E N N E S S E E

Suite 403 • City County Building  
400 Main Street  
Knoxville, Tennessee 37902  
865 • 215 • 2500  
F A X • 215 • 2068  
www.knoxmpc.org

**File Number:** 11-SG-08-F                      **Related File Number:**  
**Application Filed:** 10/3/2008              **Date of Revision:**  
**Applicant:** SMOKY MOUNTAIN LAND SURVEYING

**PROPERTY INFORMATION**

**General Location:** West side of I-75 at Heiskell Avenue Exit  
**Other Parcel Info.:**  
**Tax ID Number:** 811K022                      **Jurisdiction:** City  
**Size of Tract:** 5140 square feet  
**Accessibility:**

**GENERAL LAND USE INFORMATION**

**Existing Land Use:**  
**Surrounding Land Use:**  
**Proposed Use:**                                              **Density:**  
**Sector Plan:** Central City                      **Sector Plan Designation:**  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:**

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

**Street:**  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

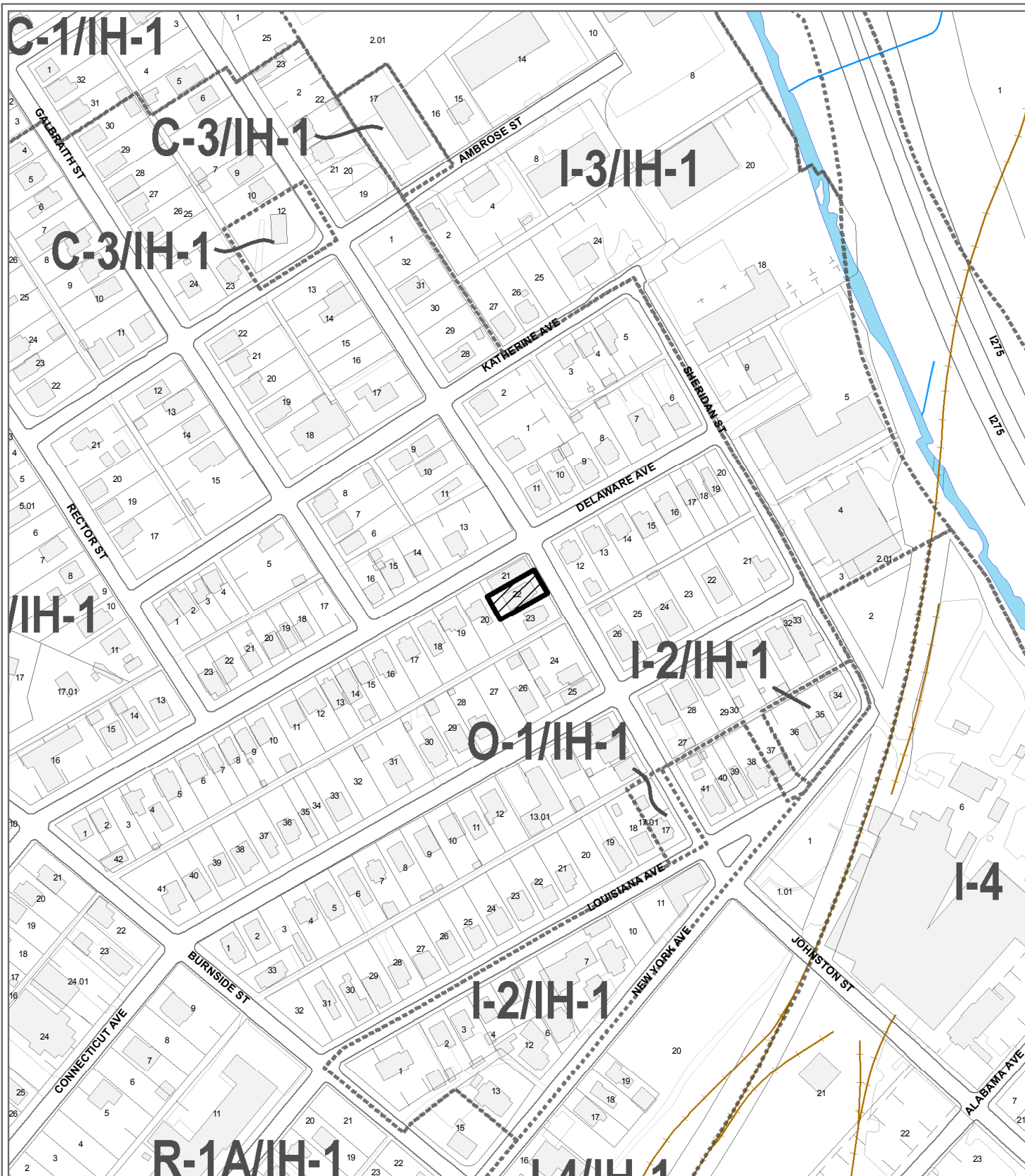
**ZONING INFORMATION (where applicable)**

**Current Zoning:** R-1A (Low Density Residential) & IH-1 ( In-Fill Housing Overlay)  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:**

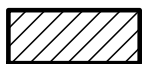
**PLAN INFORMATION (where applicable)**

**Current Plan Category:**  
**Requested Plan Category:**





**11-SG-08-F  
FINAL SUBDIVISION PLAT**



Final Plat For: Lonsdale , Block 24, Resubdivision of part of Lots 36 & 37

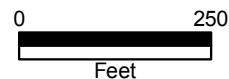
Original Print Date: 10/29/2008  
 Metropolitan Planning Commission \* City / County Building \* Knoxville, TN 37902

Revised:

Petitioner: Smoky Mountain Land Surveying

Map No: 81

Jurisdiction: City



# SUBDIVISION - FINAL

Name of Applicant: Howard Dawson  
 Date Filed: 10/3/08 Meeting Date: 11/13/08  
 Application Accepted by: Kelley  
 Fee Amount: \$200 File Number: Subdivision - Final 11-56-08-F

**PROPERTY INFORMATION**

Subdivision Name: Resub of 110 Lots 36-37, Blk. 24  
 Lowdata Adjoining Knoxville

Unit/Phase Number: \_\_\_\_\_

General Location: West side of I-75 @  
 Heiskell Street Exit.

Tract Size: 0.118 Ac.

Zoning District: R-1A & (H-1)

Planning Sector: Central City

Growth Policy Plan Designation: Urban

Traffic Zone: 150

Census Tract: 28

Tax Identification Number: 081IK022

Jurisdiction:  City Council 5 District  
 County Commission 1 District

**COMBINE OR DIVIDE PARCELS**

Combine  Divide

No. of Lots Created: 1

**AVAILABILITY OF UTILITIES**

List utility districts proposed to serve this subdivision:

Sewer KUB

Water KUB

Electricity KUB

Gas KUB

Telephone AT&T

**DESIGN PLANS CERTIFICATION REQUIRED**

Yes  No

**VARIANCE(S) REQUESTED**

No  Yes (If Yes, see reverse side of this form)

**PROPERTY OWNER/OPTION HOLDER**

PLEASE PRINT

Name: James Hundley

Company: \_\_\_\_\_

Address: 4817 Jones Rd.

City: Knoxville State: TN Zip: 37918

Telephone: 382-7961

Fax: \_\_\_\_\_

E-mail: \_\_\_\_\_

**PROJECT SURVEYOR/ENGINEER**

PLEASE PRINT

Name: Howard Dawson

Company: Smoky Mtn. Land Surveying

Address: PO Box 9691

City: Knoxville State: TN Zip: 37940

Telephone: 579 4075

Fax: 579 4625

E-mail: \_\_\_\_\_

**APPLICATION CORRESPONDENCE**

All correspondence relating to this application (including plat corrections) should be directed to:

PLEASE PRINT

Name: Surveyor!

Company: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Telephone: \_\_\_\_\_

Fax: \_\_\_\_\_

E-mail: \_\_\_\_\_

**VARIANCES REQUESTED**

1. Reduce U/D Esmt along NW Property line from 10' to 0.  
Justify variance by indicating hardship: Existing Structures

2. Reduce U/D Esmt under wall on SW prop. line from 10' to 0.  
Justify variance by indicating hardship: Existing Structure

3. \_\_\_\_\_  
Justify variance by indicating hardship: \_\_\_\_\_

4. \_\_\_\_\_  
Justify variance by indicating hardship: \_\_\_\_\_

5. \_\_\_\_\_  
Justify variance by indicating hardship: \_\_\_\_\_

6. \_\_\_\_\_  
Justify variance by indicating hardship: \_\_\_\_\_

7. \_\_\_\_\_  
Justify variance by indicating hardship: \_\_\_\_\_

**APPLICATION AUTHORIZATION**

I hereby certify that I am the authorized applicant, representing ALL property owners involved in this request or holders of option on same, as listed on this form. I further certify that any and all variances needed to meet regulations are requested above, or are attached. I understand and agree that no additional variances can be acted upon by the legislative body upon appeal and none will be requested. I hereby waive the requirement for approval or disapproval of the plat within sixty (60) days after its submission, in accordance with the provisions of Tennessee Code Annotated 13-3-404

PLEASE PRINT


Name: Howard Dawson

Address: PO Box 9691

City: Knoxville State: TN Zip: 37940

Telephone: 579 4075

Fax: 579 4625

Signature: 

Date: 10-3-08

E-mail: \_\_\_\_\_