CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

FINAL PLAT

File Number:	12-SF-00-F	Related File Number:
Application Filed:	11/13/2000	Date of Revision:
Applicant:	BUDDY BRACKFIELD	
Owner:	BRACKFIELD & ASSOC, LLC	

PROPERTY INFORMATION

General Location: Southwest side of Hembolt Rd, southeast side of Creekhead Dr.

Sector Plan Designation:

Other Parcel Info.:

Tax ID Number: 106 B A 25

Size of Tract: 4.005 acres

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Sector Plan:	Northwest County
Sector Plan:	Northwest County

Urban Growth Area (Inside City Limits) **Growth Policy Plan:**

Neighborhood Context:

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

RP-1 (Planned Residential)

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:



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Density:

City

Jurisdiction:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Surveyor: Brackfield & Associates, LLC

or: CLR Land Surveyors

No. of Lots Proposed: 4 No. of Lots Approved: 4

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION				
Planner In Charge:	ТРВ			
Staff Recomm. (Abbr.):	DENY FINAL PLAT			
Staff Recomm. (Full):	DENY FINAL PLAT			
Comments:	Due to drainage problems that exist in the area of this proposed subdivision, the Knoxville Department of Engineering requested that the applicant provide on-site detention plans for the proposed subdivision. The applicant provided a drainage impact analysis for the proposed subdivision to the City and is taking the position that the minor increase in drainage should not require on-site detention. The City has stated that they will not approve the final plat without an on-site detention plan. City Engineering Staff will be at the meeting to answer any questions concerning drainage requirements. The plat also needs to be revised to show all proposed driveways with certification by the surveyor that all proposed and existing driveways meet sight distance requirements of the Subdivision Regulations. As required by the Use-on-Review approval condition, the driveway for Lot 1 must be located as far west of the intersection of Helmbolt Rd. and Creekhead Dr. as possible and still provide adequate sight distance.			
MPC Action:	Denied MPC Meeting Date: 6/14/2001			
Details of MPC action:				
Summary of MPC action:	DENY FINAL PLAT			
Date of MPC Approval:	Date of Denial: 6/14/2001 Postponements: 12/14/00-5/10/01			
Date of Withdrawal:	Withdrawn prior to publication?: 🗌 Action Appealed?:			

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	
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: