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CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

FINAL PLAT

2-SB-13-F File Number: 12/26/2013 **Application Filed:** STEVEN JOHNSTON Applicant:

Date of Revision:

Related File Number:

PROPERTY INFORMATION

General Location: Northwest side of Schaad Rd, northeast of Beaver Ridge Rd.

Other Parcel Info.:

79 03102 **Tax ID Number:**

4.45 acres Size of Tract:

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Sector Plan: Northwes	st County Sector Plan Designation:
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Growth Policy Plan: Planned Growth Area

Neighborhood Context:

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

A (Agricultural)

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:

Jurisdiction: County

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Steven & Patricia Johnston Property

No. of Lots Proposed: 2 No. of Lots Approved: 2

1. To reduce the requirements of the Minimum Subdivision Regulations section 64-24.45 that requires Variances Requested: all deadend JPEs to provide a suitable turnaournd meeting ASHO guidelines. 2. To reduce the requirements of the Minimum Subdivision Regulations section 64-24.61 that requires JPEs that serve more than six lots to meet the same construction standards as a public street, to waive the requirement for curbs, and to reduce the pavement width from 22' to 11'

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION				
Planner In Charge:	Emily Dills			
Staff Recomm. (Abbr.):	Deny Variances 1-2 DENY Final Plat			
Staff Recomm. (Full):				
Comments:	This plat was originally submitted for review for the February 2013 MPC meeting. The plat was tabled so that the property owner would have some additional time to work with Knox County Engineering and MPC staff for a solution for the non-conforming, existing Joint Permanent Easement serving the property. The existing JPE serves more than 6 lots and is approximately one half mile long and does not meet the requirements of the Minimum Subdivision Regulations. In July of 2003 another lot served by this JPE came before MPC for review and approval. Staff had recommended denial of the variance serving 6 or more lots from meeting design standards due to a lack of physical hardship and safety concerns. MPC Commission approved that plat. MPC Staff and Knox County Engineering are recommending denial of this current plat because of the same reasons.			
Action:	Denied Meeting Date: 5	5/9/2013		
Details of Action:				
Summary of Action:	Deny Variances 1-2 DENY Final Plat			
Date of Approval:	Date of Denial:5/9/2013Postponements:			
Date of Withdrawal:	Withdrawn prior to publication?: 🗌 Action Appealed?:			

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	Knox County Chancery Court	
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: