

# CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

FINAL PLAT



File Number: 3-SC-22-F

Related File Number:

Application Filed: 2/1/2022

Date of Revision:

Applicant: ROB SANDERS

## PROPERTY INFORMATION

General Location: South of E. Inskip Dr., north of Glenoaks Dr.

Other Parcel Info.:

Tax ID Number: 69 H E 00300

Jurisdiction: City

Size of Tract: 2.36 acres

Accessibility:

## GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Density:

Sector Plan: North City

Sector Plan Designation:

Growth Policy Plan: N/A (within City limits)

Neighborhood Context:

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

Street: 4755 Romeo Way

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

## ZONING INFORMATION (where applicable)

Current Zoning: RN-5 (General Residential Neighborhood)

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:** Final plat of the William M. Thomas Subdivision  
**No. of Lots Proposed:** 1      **No. of Lots Approved:** 0  
**Variances Requested:** Reduce the utility and drainage easement  
**S/D Name Change:**

**OTHER INFORMATION (where applicable)**

**Other Bus./Ord. Amend.:**

**PLANNING COMMISSION ACTION AND DISPOSITION**

**Planner In Charge:** Michelle Portier

**Staff Recomm. (Abbr.):** Approve variance 1 because the site conditions restrict compliance with the Subdivision Regulations and the City's Engineering Department cannot issue a waiver from the utility and drainage easement since the issue is not with an existing structure.

**Staff Recomm. (Full):**

**Comments:** 1. The purpose of this plat is to remove the 10-ft wide utility and drainage (U&D) easement from the northeastern property line. The City of Knoxville's Engineering Department can issue waivers for utility and drainage easements, but only for existing structures, which is not the case with the proposed plat. The U&D easements would be retained along the remaining lot lines.

**Action:** Approved

**Meeting Date:** 3/10/2022

**Details of Action:**

**Summary of Action:** Approve variance 1 because the site conditions restrict compliance with the Subdivision Regulations and the City's Engineering Department cannot issue a waiver from the utility and drainage easement since the issue is not with an existing structure.

**Date of Approval:** 3/10/2022

**Date of Denial:**

**Postponements:**

**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:**