

**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  
4 0 0 M a i n S t r e e t  
Knoxville, Tennessee 37902  
8 6 5 • 2 1 5 • 2 5 0 0  
F A X • 2 1 5 • 2 0 6 8  
w w w • k n o x m p c • o r g

**File Number:** 3-SG-09-F  
**Application Filed:** 1/26/2009  
**Applicant:** GARY CHITWOOD

**Related File Number:**  
**Date of Revision:**

**PROPERTY INFORMATION**

**General Location:** North of Callahan Drive, east of Clinton Highway

**Other Parcel Info.:**

**Tax ID Number:** 67 255.02, 256, 256.01

**Jurisdiction:** City and County

**Size of Tract:** 5.42 acres

**Accessibility:**

**GENERAL LAND USE INFORMATION**

**Existing Land Use:**

**Surrounding Land Use:**

**Proposed Use:**

**Density:**

**Sector Plan:** Northwest City

**Sector Plan Designation:**

**Growth Policy Plan:** Urban Growth Area

**Neighborhood Context:**

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

**Street:**

**Location:**

**Proposed Street Name:**

**Department-Utility Report:**

**Reason:**

**ZONING INFORMATION (where applicable)**

**Current Zoning:** C-4 (Highway and Arterial Commercial) & A (Agricultural)

**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:** Wyrick/Chitwood Property and McDaniel Property Resubdivision of Lot 2  
**No. of Lots Proposed:** 3      **No. of Lots Approved:** 3  
**Variances Requested:** 1. To reduce the required utility and drainage easement along the common lot line between lots 2 & 3 from 5' to 0'.  
**S/D Name Change:**

**OTHER INFORMATION (where applicable)**

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

**MPC ACTION AND DISPOSITION**

**Planner In Charge:** Emily Dills  
**Staff Recomm. (Abbr.):** Approve Variance  
APPROVE Final Plat  
**Staff Recomm. (Full):**  
**Comments:**  
**MPC Action:** Approved      **MPC Meeting Date:** 3/12/2009  
**Details of MPC action:**  
**Summary of MPC action:** Approve Variance  
APPROVE Final Plat  
**Date of MPC Approval:** 3/12/2009      **Date of Denial:**      **Postponements:**  
**Date of Withdrawal:**      **Withdrawn prior to publication?:**       **Action Appealed?:**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:**