

**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  
w w w • k n o x m p c • o r g

**File Number:** 3-SJ-08-F                      **Related File Number:**  
**Application Filed:** 2/5/2008                      **Date of Revision:**  
**Applicant:** HARDIN VALLEY LAND PARTNERS, GP

**PROPERTY INFORMATION**

**General Location:** South side Hardin Valley Rd, east of Steele Rd  
**Other Parcel Info.:**  
**Tax ID Number:** 117 25 & 27                      **Jurisdiction:** County  
**Size of Tract:** 39.41 acres  
**Accessibility:**

**GENERAL LAND USE INFORMATION**

**Existing Land Use:**  
**Surrounding Land Use:**  
**Proposed Use:**    **Density:**  
**Sector Plan:** Northwest County                      **Sector Plan Designation:**  
**Growth Policy Plan:** Rural 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:** CA (General Business) & PR (Planned Residential)  
**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:** Steele Crossing

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

**Variances Requested:** 1. To reduce the required right of way of Hardin Valley Road from 44' to 40' from the centerline to the property line.  
2. To leave the remainder of the adjacent parcel 027 that is less than 5 acres without the benefit of a survey.

**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 Variances 1-2  
APPROVE Final Plat

**Staff Recomm. (Full):**

**Comments:**

**MPC Action:** Approved

**MPC Meeting Date:** 3/13/2008

**Details of MPC action:**

**Summary of MPC action:** Approve Variances 1-2  
APPROVE Final Plat

**Date of MPC Approval:** 3/13/2008

**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:**