

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
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www.knoxmpc.org

File Number: 4-SA-15-F **Related File Number:**
Application Filed: 3/3/2015 **Date of Revision:**
Applicant: ROBERT G CAMPBELL & ASSOCIATES

PROPERTY INFORMATION

General Location: North side of Old Callahan Drive at Callahan Drive
Other Parcel Info.:
Tax ID Number: 67 242 **Jurisdiction:** City
Size of Tract: 7.86 acres
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:
Surrounding Land Use:
Proposed Use: **Density:**
Sector Plan: North County **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
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-3 (General Commercial)
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: Efficient Energy of Tennessee

No. of Lots Proposed: 1 No. of Lots Approved: 1

Variations Requested: 1. To reduce the standard utility and drainage easement from 10' to 0' within the detention basin along all sides.
 2. To reduce the right of way width of Old Callahan Drive from 25' to 20' from the centerline to the property line.
 3. To leave the remainder of Lot 5 of Callahan Business Park 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 Variations 1-3
DENY Final Plat

Staff Recomm. (Full):

Comments: MPC staff received revised copies of this plat by corrections deadline. All revisions and documentation requested by staff were not addressed on the revised plat or provided. The subject property is proposing to use an existing JPE owned by an adjoining property owner as access for future development. Documentation providing for the use and maintenance of the JPE for additional lots has not been received or reviewed by the City of Knoxville Law Department as required. Until this has been done MPC staff cannot recommend approval of this plat as presented.

Action: Denied

Meeting Date: 4/9/2015

Details of Action:

Summary of Action: Approve Variations 1-3
DENY Final Plat

Date of Approval:

Date of Denial: 4/9/2015

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: