

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Graybrook Park (formerly Coatney Road Condos)
Surveyor: Williams
No. of Lots Proposed: 58 **No. of Lots Approved:** 0
Variances Requested:
1. Five horizontal curve radius variances on Graybrook Lane from 250' to 100'.
2. Three broken back curve tangent variances on Graybrook Lane from 150' to 86', 122' and 86'.
3. Sidewalk shown along curb, no grass strip in between sidewalk and road.
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Dan Kelly
Staff Recomm. (Abbr.): APPROVE variances 1-3 because the site's topography restricts compliance with the Subdivision Regulations.
APPROVE the concept plan, subject to 6 conditions:
Staff Recomm. (Full):
1. Meeting all applicable requirements of the Knox County Zoning Ordinance.
2. Meeting all applicable requirements of the Knox County Department of Engineering and Public Works.
3. Connecting the development to sanitary sewer and meeting all other requirements of the Knox County Health Department.
4. Provision of subdivision and street names which are consistent with the Uniform Street Naming and Addressing System within Knox County (Ord. 91-1-102).
5. Meeting all requirements of the approved use on review development plan (4-I-04-UR).
6. A final plat application based on this concept plan will not be accepted for review by the MPC until certification of design plan approval has been submitted to the MPC staff.

Comments:

MPC Action: Approved **MPC Meeting Date:** 4/8/2004

Details of MPC action:
1. Meeting all applicable requirements of the Knox County Zoning Ordinance.
2. Meeting all applicable requirements of the Knox County Department of Engineering and Public Works.
3. Connecting the development to sanitary sewer and meeting all other requirements of the Knox County Health Department.
4. Provision of subdivision and street names which are consistent with the Uniform Street Naming and Addressing System within Knox County (Ord. 91-1-102).
5. Meeting all requirements of the approved use on review development plan (4-I-04-UR).
6. A final plat application based on this concept plan will not be accepted for review by the MPC until certification of design plan approval has been submitted to the MPC staff.

Summary of MPC action: APPROVE variances 1-3 because the site's topography restricts compliance with the Subdivision Regulations.
APPROVE the concept plan, subject to 6 conditions:

Date of MPC Approval: 4/8/2004 **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:

Date of Legislative Appeal:

Amendments:

Effective Date of Ordinance: