## **CASE SUMMARY**

# APPLICATION TYPE: SUBDIVISION

#### **FINAL PLAT**

File Number: 4-SH-08-F Related File Number:

Application Filed: 2/28/2008 Date of Revision:

Applicant: MILLER LAND SURVEYING, LLC



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## PROPERTY INFORMATION

General Location: Terminus of Award Winning Way, southeast of Hardin Valley Dr.

Other Parcel Info.:

Tax ID Number: 103 112.06 Jurisdiction: County

Size of Tract: 12.39 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: Planned 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: BP (Business and Technology) & TO (Technology Overlay)

Former Zoning:

Requested Zoning:

**Previous Requests:** 

**Extension of Zone:** 

**History of Zoning:** 

## PLAN INFORMATION (where applicable)

**Current Plan Category:** 

**Requested Plan Category:** 

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## **SUBDIVISION INFORMATION (where applicable)**

Subdivision Name: Commons at Hardin Valley Lot 1R

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

Variances Requested: 1. To reduce the radius at the intersection of Award Winning Way (JPE) and Hardin Valley Road from

75' to 0'

2. To increase the grade of Award Winning Way (JPE) from the required maximum grade of 12% to

21%.

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: Staff has recommended denial of this Final Plat because the plat does not meet the requirements of the

Minimum Subdivision Regulations 64-24.43 requiring that all Joint Permanent Easements have a maximum grade of 12% or less and 62-60.7 that when special topographical or other conditions jusify, the maximum grade may increase to a maximum grade of up to 15%. The previously approved Use on Review, 6-B-07-UR, was approved with a condition that the extension of Award Winning Way not

exceed a 15% grade. The applicant is requesting a variance to increase the grade to 21%.

MPC Action: Approved MPC Meeting Date: 4/10/2008

**Details of MPC action:** 

**Summary of MPC action:** Approve Variances 1-2

**APPROVE Final Plat** 

Date of MPC Approval: 4/10/2008 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:

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