

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: James E. and Cheryl F. Cruze Property
Surveyor: Trotter-McClellan, Inc.
No. of Lots Proposed: 13 No. of Lots Approved: 13
Variances Requested: None
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Tom Brechko
Staff Recomm. (Abbr.): APPROVE the concept plan subject to 7 conditions
Staff Recomm. (Full):
1. Meeting all relevant requirements of the Knox County Health Department.
2. Meeting all applicable requirements and obtaining all required permits from the Tenn. Dept. of Environment and Conservation.
3. Adding a notation on the final plat identifying a Minimum Floor Elevation of 848 for lots 10 - 13.
4. Placing a note on the final plat that all lots will have access from Perry Rd. only.
5. Meeting all applicable requirements of the Knox County Department of Engineering and Public Works.
6. Meeting all requirements of the Knox County Zoning Ordinance
7. Certification on the final plat by the applicant's surveyor that there is 300' of sight distance in each direction on Perry Road for each lot.

Comments: This applicant is proposing to divide this 32.5 acre site into 13 lots at a density of 0.4 du/ac. The property is zoned A (Agricultural) which requires a minimum lot size of at least one acre. All the proposed lots are at least two acres in size. All lots will have access only to Perry Rd. The subdivision will be served by individual sewage disposal systems. The applicant's surveyor will have to certify that there is at least 300' of sight distance along Perry Rd. for each of the proposed lots.

MPC Action: Approved MPC Meeting Date: 4/14/2005

Details of MPC action:

Summary of MPC action: APPROVE the concept plan subject to 7 conditions

Date of MPC Approval: 4/14/2005 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Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?: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: