

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION CONCEPT PLAN

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

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File Number: 6-SA-10-C **Related File Number:** 6-F-10-UR
Application Filed: 4/26/2010 **Date of Revision:**
Applicant: BLUEGRASS MEADOWS, LLC

PROPERTY INFORMATION

General Location: Southeast side of Bluegrass Rd., southern end of Teton Ln.
Other Parcel Info.:
Tax ID Number: 154 B F 001 **Jurisdiction:** County
Size of Tract: 2.35 acres
Accessibility: Access is via Bluegrass Rd., a minor collector street with 20' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residential development under construction
Surrounding Land Use: North: Residences / PR (Planned Residential)
South: Vacant land / PR (Planned Residential)
East: Residences / PR (Planned Residential)
West: Residences / RA (Low Density Residential) & A (Agricultural)
Proposed Use: Detached Residential Subdivision **Density:** 3.83 du/ac
Sector Plan: Southwest 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: PR (Planned Residential)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Vehicular access to Bluegrass Rd. is only allowed at the development's single driveway shown on the development plan.

5. Any new documents created for the Joint Permanent Easement, homeowners association or maintenance agreements for the streets, storm water management facilities and all other commonly held assets shall be recorded prior to or with the final plat, with the recording information for the documents being referenced on the plat.

Summary of Action:

APPROVE variance 1 because the existing site conditions and topography restrict compliance with the Subdivision Regulations, and the proposed variance will not create a traffic hazard.
APPROVE the Concept Plan subject to 5 conditions

Date of Approval:

6/10/2010

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Withdrawn prior to publication?: **Action Appealed?:**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: