CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

CONCEPT PLAN

File Number:6-SD-06-CRelated File Number:Application Filed:5/8/2006Date of Revision:Applicant:HOLROB INVESTMENTS, LLCOwner:JASON CROUCH

PROPERTY INFORMATION

General Location:	South side of S. Northshore Dr., north side of Crystal Lake Dr.			
Other Parcel Info.:				
Tax ID Number:	134 A E 18, 19 & 39	Jurisdiction:	City & County	
Size of Tract:	5.6 acre			
Accessibility:	Access is via S. Northshore Dr., a major arterial street, with a pavement width of 23' within a 50' right-of- way.			
GENERAL LAND USE INFORMATION				
Existing Land Use:	One single family dwelling			
Surrounding Land Use:	Property in the area is zoned R-1, R-1A and RB residential. D	Development in the	e area consists of	

_	detached single family dweilings and a church.		
Proposed Use:	Detached single family subdivision		Density:
Sector Plan:	Southwest County	Sector Plan Designation:	
One with Dallary Diam	Discussed Onewith Arrest		

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:
 R-1 (Single Family Residential) & RB (General Residential)

 Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:



FAX•215•2068

www•knoxmpc•org

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:	Northshore Dr. Subdivision		
Surveyor:	LeMay & Associates		
No. of Lots Proposed:	16	No. of Lots Approved:	0
Variances Requested:	None		
S/D Name Change:			

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION				
Planner In Charge:	Dan Kelly			
Staff Recomm. (Abbr.):	WITHDRAW as requested by the applicant's engineer			
Staff Recomm. (Full):				
Comments:	The applicant is proposing to develop a subdivision that will contain 16 lots on this 5.6 acre site. To develop the site as proposed the applicant will have to obtain an off-site drainage easement. Additionally, the required sight distance at the proposed entrance does not meet the current standards. Improvements to S. Northshore Dr. or obtaining the adjoining property will be needed in order to provide the required 450' of sight distance.			
MPC Action:	Denied (Withdrawn)		MPC Meeting Date	e: 8/10/2006
Details of MPC action:				
Summary of MPC action:				
Date of MPC Approval:		Date of Denial:	Postponements:	6/8/2006-7/13/2006
Date of Withdrawal:	8/10/2006	Withdrawn prior to publication?:	Action Appealed?	:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	Knoxville City Council	
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: