

# 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-SF-17-C                      **Related File Number:** 6-I-17-UR  
**Application Filed:** 4/25/2017              **Date of Revision:**  
**Applicant:** BALL HOMES

## PROPERTY INFORMATION

**General Location:** North side Hardin Valley Rd., west of Steele Rd.  
**Other Parcel Info.:**  
**Tax ID Number:** 117 006.01                      **Jurisdiction:** County  
**Size of Tract:** 15.18 acres  
**Accessibility:** Access is via Hardin Valley Rd., a minor arterial street with 22' of pavement width within 90' of right-of-way.

## GENERAL LAND USE INFORMATION

**Existing Land Use:** Agricultural and detached house  
**Surrounding Land Use:** This property is located just west of Steele Rd. and the Hardin Valley Schools in an area developed with agricultural and rural to low density residential uses under A and PR zones, and office and commercial uses under CR and CA zones.  
**Proposed Use:** Detached residential subdivision                      **Density:** 2.77 du/ac  
**Sector Plan:** Northwest County              **Sector Plan Designation:**  
**Growth Policy Plan:** Rural Area  
**Neighborhood Context:**

## ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

**Street:** 11521 Hardin Valley Rd  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** PR (Planned Residential) up to 3 du/ac  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:**

## PLAN INFORMATION (where applicable)

**Current Plan Category:**



**Summary of Action:** APPROVE the Concept Plan subject to 9 conditions.

**Date of Approval:** 6/8/2017

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**Withdrawn prior to publication?:**  **Action Appealed?:**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