CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

File Number: 7-P-05-UR Related File Number: 7-SG-05-C

Application Filed: 6/14/2005 **Date of Revision:**

Applicant: BDT DEVELOPMENT

Owner:



Suite 403 • City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 F A X • 2 1 5 • 2 0 6 8 w w w • k n o x m p c • o r g

PROPERTY INFORMATION

General Location: West side of Roberts Rd., north of Washington Pk.

Other Parcel Info.:

Tax ID Number: 22 5.10 Jurisdiction: County

Size of Tract: 20 acres

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use: Detached single family subdivision Density: 3.0 du/ac

Sector Plan: Northeast County Sector Plan Designation:

Growth Policy Plan: Rural 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:

Requested Plan Category:

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SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Dan Kelly

Staff Recomm. (Abbr.): APPROVE the development plan for up to 60 detached single family dwellings on individual lots subject

to 4 conditions

Staff Recomm. (Full): 1. Meeting all requirements of the approved concept plan.

2. Prior to final plat approval, establishment of a homeowners association for the purpose of assessing

fees for the maintenance of the proposed common area.

3. Access to the proposed common area will need to be clearly marked and a 5' wide sidewalk

provided from the street to the common area at each proposed access point.

4. Meeting all applicable requirements of the Knox County Zoning Ordinance.

With the conditions noted, this plan meets the requirements for approval in the PR zone and the other

criteria for approval of a Use on Review.

Comments:

MPC Action: Approved MPC Meeting Date: 7/14/2005

Details of MPC action: 1. Meeting all requirements of the approved concept plan.

2. Prior to final plat approval, establishment of a homeowners association for the purpose of assessing

fees for the maintenance of the proposed common area.

3. Access to the proposed common area will need to be clearly marked and a 5' wide sidewalk provided

from the street to the common area at each proposed access point.

4. Meeting all applicable requirements of the Knox County Zoning Ordinance.

With the conditions noted, this plan meets the requirements for approval in the PR zone and the other

criteria for approval of a Use on Review.

Summary of MPC action: APPROVE the development plan for up to 60 detached single family dwellings on individual lots subject

to 4 conditions

Date of MPC Approval: 7/14/2005 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Board of Zoning Appeals

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":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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