

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Grayhawk Landing
 Surveyor: Sullivan
 No. of Lots Proposed: 64 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.): POSTPONE until the August 14, 2003 MPC meeting as requested by staff
 Staff Recomm. (Full):

Comments: The staff is requesting this matter be postponed until the August 14, 2003 MPC meeting. This postponement is being sought so that staff can work with the various public and private entities that will have a role in the improvement of the intersection of Beaver Ridge Rd. and Oak Ridge Highway. At present Beaver Ridge Rd. intersects with Oak Ridge Hwy. at an unacceptable angle which makes for a dangerous situation. A sketch has been circulated that depicts the proposed realignment of the intersection. The realignment would create a much safer situation because it would result in a right angle intersection and a left turn lane. The sketch plan has been provided to the developer of the proposed subdivision, Ingles Supermarket, Knox County Engineering and the Tenn. Dept. of Transportation. Before this plan can move forward all of these parties must agree on the design and be prepared to participate by either donating land and (or) making a financial commitment. Staff believes this matter can be resolved prior to the next MPC meeting.

MPC Action: Approved MPC Meeting Date: 7/10/2003

- Details of MPC action:
1. Meeting all applicable requirements of the Knox County Dept. of Engineering and Public Works.
 2. Establishing Minimum Floor Elevations (MFE) for lots that extend into the Floodway Fringe area.
 3. Dedication of the right-of-way needed along Beaver Ridge Rd. to accommodate the proposed improvements to the intersection of Beaver Ridge Rd. and Oak Ridge Hwy. (see drawing in agenda package).
 4. Approval of the road "eyebrow" design by the Knox County Dept. of Engineering and Public Works.
 5. Final approval of the rezoning of this site to PR (Planned Residential) as recommended by MPC.
 6. Meeting all requirements of the approved use on review development plan.
 7. Provision of street names which are consistent with the Uniform Street Naming and Addressing System within Knox County (County Ord. 91-1-102).
 8. Connection to sanitary sewers and meeting any other applicable requirements of the Knox County Health Dept.
 9. Meeting all applicable requirements and obtaining all required permits from the Tennessee Dept. of Environment and Conservation.
 10. Prior to final plat approval, establish a greenway easement across the rear of this site for the proposed Beaver Creek Greenway as may be required by the Knox County Greenways Coordinator.
 11. A final plat based on this concept plan will not be accepted for review by MPC until certification of design plan has been submitted to MPC staff.

Summary of MPC action: APPROVE the Concept Plan subject to 11 conditions:

Date of MPC Approval: 7/10/2003 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":

Amendments:

Date of Legislative Appeal:

If "Other":

Amendments:

Effective Date of Ordinance: