# **CASE SUMMARY**

# APPLICATION TYPE: SUBDIVISION

FINAL PLAT

File Number: 8-SH-17-F Related File Number: 4-W-17

**Application Filed:** 6/26/2017 **Date of Revision:** 

Applicant: KEENLAND HEIGHTS LLC



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: North side of Kingston Pike, east of Morrell Road

Other Parcel Info.:

Tax ID Number: 120 F A 019 Jurisdiction: City

Size of Tract: 2.296 acres

Accessibility:

#### GENERAL LAND USE INFORMATION

**Existing Land Use:** 

**Surrounding Land Use:** 

Proposed Use: Density:

Sector Plan: West City Sector Plan Designation:

Growth Policy Plan: Urban Growth Area (Inside City Limits)

**Neighborhood Context:** 

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

Street:

Location:

**Proposed Street Name:** 

**Department-Utility Report:** 

Reason:

#### **ZONING INFORMATION (where applicable)**

Current Zoning: C-4 (Highway and Arterial Commercial)

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:** Keenland Heights LLC & JHS Limited Partnership Property

No. of Lots Proposed: 2 No. of Lots Approved: 2

Variances Requested: 1. To reduce the required utility and drainage easement under the existing wall from 10' to 1.5' as

shown on plat.

2. To reduce the requirements of the Minimum Subdivision Regulations from section 64-24 for width of the JPE, for pavement width, the requirement of curbs, the requirement for a cul-de-sac or other turn around, and from the requirement of curve transition radii where it meets Kingston Pike. All of this as

shown on plat.

S/D Name Change:

### OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

## MPC ACTION AND DISPOSITION

Planner In Charge: Emily Dills

Staff Recomm. (Abbr.): Approve Variances 1-2

APPROVE Final Plat

Staff Recomm. (Full):

Comments:

Action: Approved Meeting Date: 8/10/2017

**Details of Action:** 

Summary of Action: Approve Variances 1-2 APPROVE Final Plat

Date of Approval: 8/10/2017 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Date of Withdrawal: Withdrawn prior to publication?: ☐ Action Appealed?: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: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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