

**CASE SUMMARY**  
**APPLICATION TYPE: SUBDIVISION**  
**FINAL PLAT**

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

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

**File Number:** 8-SL-15-F **Related File Number:**  
**Application Filed:** 7/2/2015 **Date of Revision:**  
**Applicant:** HINDS SURVEYING CO.

**PROPERTY INFORMATION**

**General Location:** Northeast intersection of S. Central Street and Willow Avenue  
**Other Parcel Info.:**  
**Tax ID Number:** 95 H A 003, 004 **Jurisdiction:** City  
**Size of Tract:** 8712.95 square feet  
**Accessibility:**

**GENERAL LAND USE INFORMATION**

**Existing Land Use:**  
**Surrounding Land Use:**  
**Proposed Use:** **Density:**  
**Sector Plan:** Central 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:** I-2 (Restricted Manufacturing and Warehousing)  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:**

**PLAN INFORMATION (where applicable)**

**Current Plan Category:**  
**Requested Plan Category:**

**SUBDIVISION INFORMATION (where applicable)**

Subdivision Name: Smith Ventures LLC Property

No. of Lots Proposed: 1                      No. of Lots Approved: 1

VariANCES Requested: 1. To reduce the required right of way width of S. Central Street from 35' to 23.3' from the centerline to the property line as shown on plat.  
2. To reduce the required utility and drainage easement along all lot lines from 10' or 5' as required to 0'.  
3. To reduce the required intersection radius at S. Central Street and Willow Avenue from 75' to 0' as shown on plat.  
4. To reduce the required right of way width of Willow Avenue from 35' to 27.9' from the centerline to the property line 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 1-4  
APPROVE Final Plat

Staff Recomm. (Full):

Comments:

Action: Approved

Meeting Date: 8/13/2015

Details of Action:

Summary of Action: Approve Variances 1-4  
APPROVE Final Plat

Date of Approval: 8/13/2015

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":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: