

# CASE SUMMARY

**APPLICATION TYPE: USE ON REVIEW**

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:** 9-D-16-UR

**Related File Number:** 9-SA-16-C

**Application Filed:** 7/25/2016

**Date of Revision:**

**Applicant:** HM PROPERTIES

## PROPERTY INFORMATION

**General Location:** Northeast side of Harvey Rd., southeast of Boyd Station Rd., and north of Mallard Bay Dr.

**Other Parcel Info.:**

**Tax ID Number:** 162 04701, 04702, 04706 & OTHER: 04707, 04708 & 029 **Jurisdiction:** County

**Size of Tract:** 15.28 acres

**Accessibility:**

## GENERAL LAND USE INFORMATION

**Existing Land Use:** Vacant land and residence

**Surrounding Land Use:**

**Proposed Use:** Detached Residential Subdivision

**Density:**

**Sector Plan:** Southwest County **Sector Plan Designation:** LDR & F

**Growth Policy Plan:** Planned Growth Area

**Neighborhood Context:**

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

**Street:** 12716 Raby Way

**Location:**

**Proposed Street Name:**

**Department-Utility Report:**

**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** PR (Planned Residential) & F (Floodway) pending

**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:

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 request for up to 10 detached dwellings and reduction of the peripheral boundary setback along the southern boundary of lot #1 to 15 ' as shown on the concept plan subject to 1 condition

Staff Recomm. (Full): 1. Meeting all applicable requirements of the Knox County Zoning Ordinance

With the condition noted, this plan meets the requirements for approval in the PR (Planned Residential) Zone and the general criteria for approval of a use on review

Comments: This

Action: Approved

Meeting Date: 9/8/2016

Details of Action: 1. Meeting all applicable requirements of the Knox County Zoning Ordinance

With the condition noted, this plan meets the requirements for approval in the PR (Planned Residential) Zone and the general criteria for approval of a use on review

Summary of Action: APPROVE the request for up to 10 detached dwellings and reduction of the peripheral boundary setback along the southern boundary of lot #1 to 15 ' as shown on the concept plan subject to 1 condition

Date of Approval: 9/8/2016

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":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: