

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
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
w w w • k n o x m p c • o r g

File Number: 9-SJ-12-F **Related File Number:**
Application Filed: 7/30/2012 **Date of Revision:**
Applicant: MALONEY DEVELOPMENT, LLC

PROPERTY INFORMATION

General Location: South side of Maloney Rd, east side of Ginn Dr.
Other Parcel Info.:
Tax ID Number: 135 007 **Jurisdiction:** City
Size of Tract: 11.23 acres
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:
Surrounding Land Use:
Proposed Use: **Density:**
Sector Plan: South County **Sector Plan Designation:**
Growth Policy Plan: Planned Growth 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: RP-1 (Planned Residential)
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:** The Gazebo at Waterford Cove**No. of Lots Proposed:** 32 **No. of Lots Approved:** 32

Variations Requested:

1. To reduce the required intersection radius at the northwest intersection of Waterford Landing Way from 25' to 15' as shown on plat.
2. To reduce the required intersection radius at Harbor View Way and Gazebo Point Way from 25' to 15' as shown on plat.
3. To reduce the Cul De Sac transition radius from 75' to 25' as shown on plat.
4. To reduce the required tangent between horizontal curves from 150' to distances shown on plat on both Gazebo Point Way and Waterford Landing Way.
5. To reduce the required utility and drainage easement under existing clubhouse from 10' or 5' to 2.2' as shown on plat.
6. To reduce the required intersection radius at the east side of Waterford Landing Way and Maloney Road from 25' to 0'.
7. To reduce the required utility and drainage easement under the existing wall from 10' to 0' 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 Variations 1-7
APPROVE Final Plat**Staff Recomm. (Full):****Comments:****Action:** Approved**Meeting Date:** 9/13/2012**Details of Action:****Summary of Action:** Approve Variations 1-7
APPROVE Final Plat**Date of Approval:** 9/13/2012**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:**