



**KNOXVILLE/KNOX COUNTY METROPOLITAN PLANNING COMMISSION
SUBDIVISION REPORT - FINAL**

▶ **FILE #:** 10-SB-06-F

AGENDA ITEM #: 42

AGENDA DATE: 10/12/2006

▶ **SUBDIVISION:** CHOTO FARMS, RESUB. OF LOT 9

▶ **APPLICANT/DEVELOPER:** DAN GAMBLE

OWNER(S): DAN GAMBLE

TAX IDENTIFICATION: 162 29.11

JURISDICTION: County Commission District 5

▶ **LOCATION:** South side of Harvey Rd, west of Choto Rd

SECTOR PLAN: Southwest County

GROWTH POLICY PLAN: Planned Growth Area

▶ **APPROXIMATE ACREAGE:** 5.9145 acres

▶ **NUMBER OF LOTS:** 2

▶ **ZONING:** A (Agricultural)

SURVEYOR/ENGINEER: Harry E. Fraser

▶ **VARIANCES REQUIRED:**

1. To allow an additional lot on an existing 20' JPE instead of the required 40'.
2. To allow the existing paved JPE surface to remain 15' wide instead of the required 20' wide.
3. To allow the existing 20' JPE to not have a turn-around.

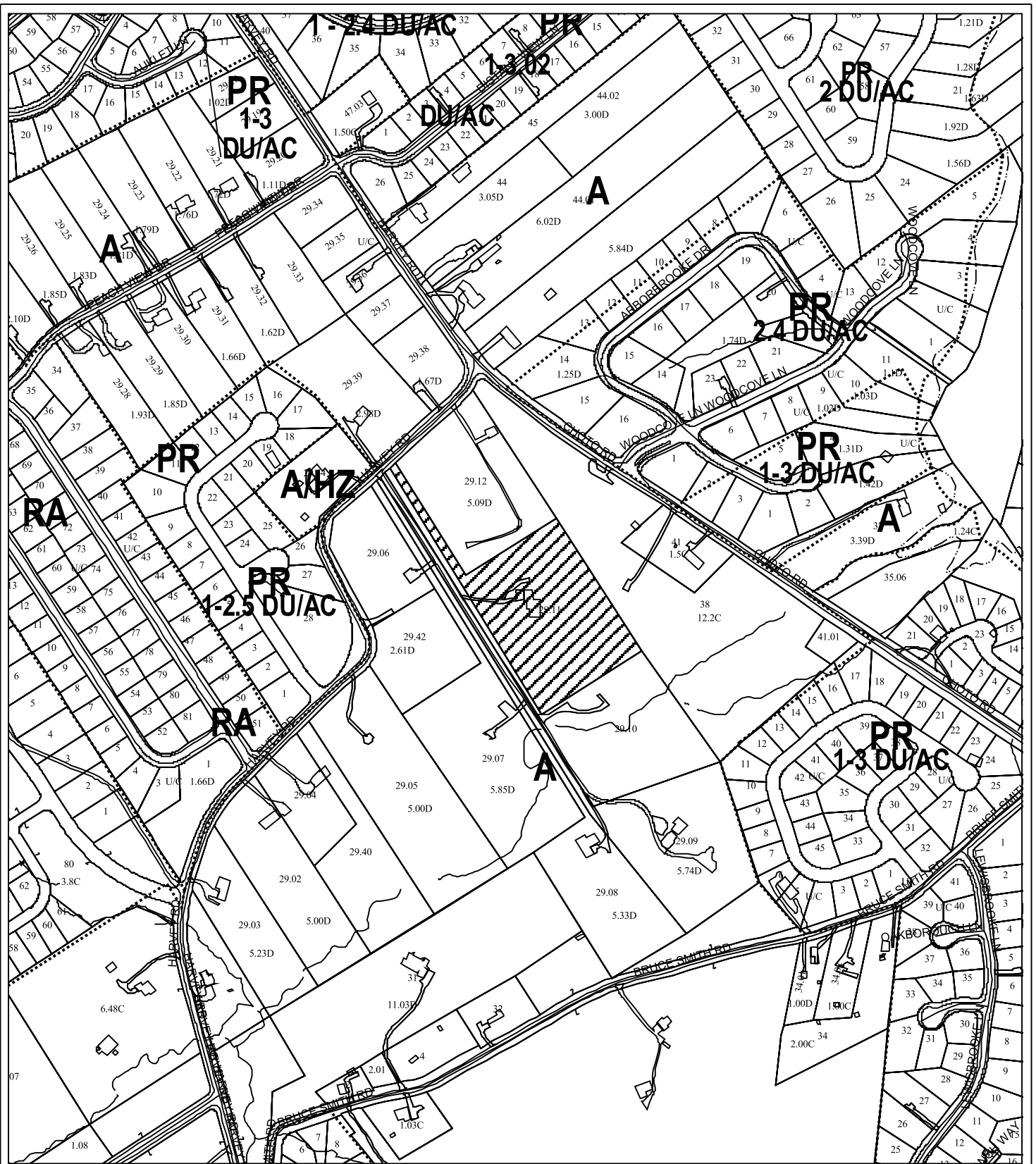
STAFF RECOMMENDATION:

▶ **Deny Variances 1-3
DENY Final Plat**

COMMENTS:

Staff is recommending denial of the variances and the Final Plat because the Joint Permanent Easement does not meet the Minimum Subdivision Requirements for a JPE that serves 6 or more lots.

MPC's approval or denial of this request is final, unless the action is appealed to . The date of the appeal hearing will depend on when the appeal application is filed.



10-SB-06-F
FINAL SUBDIVISION PLAT

Subdivision: Dan Gamble

Map No: 162

Jurisdiction: County

 Final Plat for: Choto Farms, Resub. Of Lot 9

Original Print Date: 10/02/06 Revised:
Metropolitan Planning Commission * City / County Building * Knoxville, TN 37902



