



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

▶ **FILE #:** 11-SE-07-F

AGENDA ITEM #: 30

AGENDA DATE: 11/8/2007

▶ **SUBDIVISION:** T J DEVELOPMENT PROPERTY

▶ **APPLICANT/DEVELOPER:** MICHAEL BRADY INC.

OWNER(S): TJ Development

TAX IDENTIFICATION: 121 B C 009

JURISDICTION: City Council District 2

▶ **LOCATION:** **South side of Kingston Pike, east of Gore Road**

SECTOR PLAN: West City

GROWTH POLICY PLAN: Urban Growth Area (Inside City Limits)

▶ **APPROXIMATE ACREAGE:** 34310 square feet

▶ **NUMBER OF LOTS:** 1

▶ **ZONING:** C-3 (General Commercial)

SURVEYOR/ENGINEER: Michael Brady, Inc.

▶ **VARIANCES REQUIRED:**

1. To reduce the utility and drainage easement under the existing building from 5' to 0'.
2. To reduce the required right of way of Kingston Pike from 50' to 33.3' from the centerline to the property line.

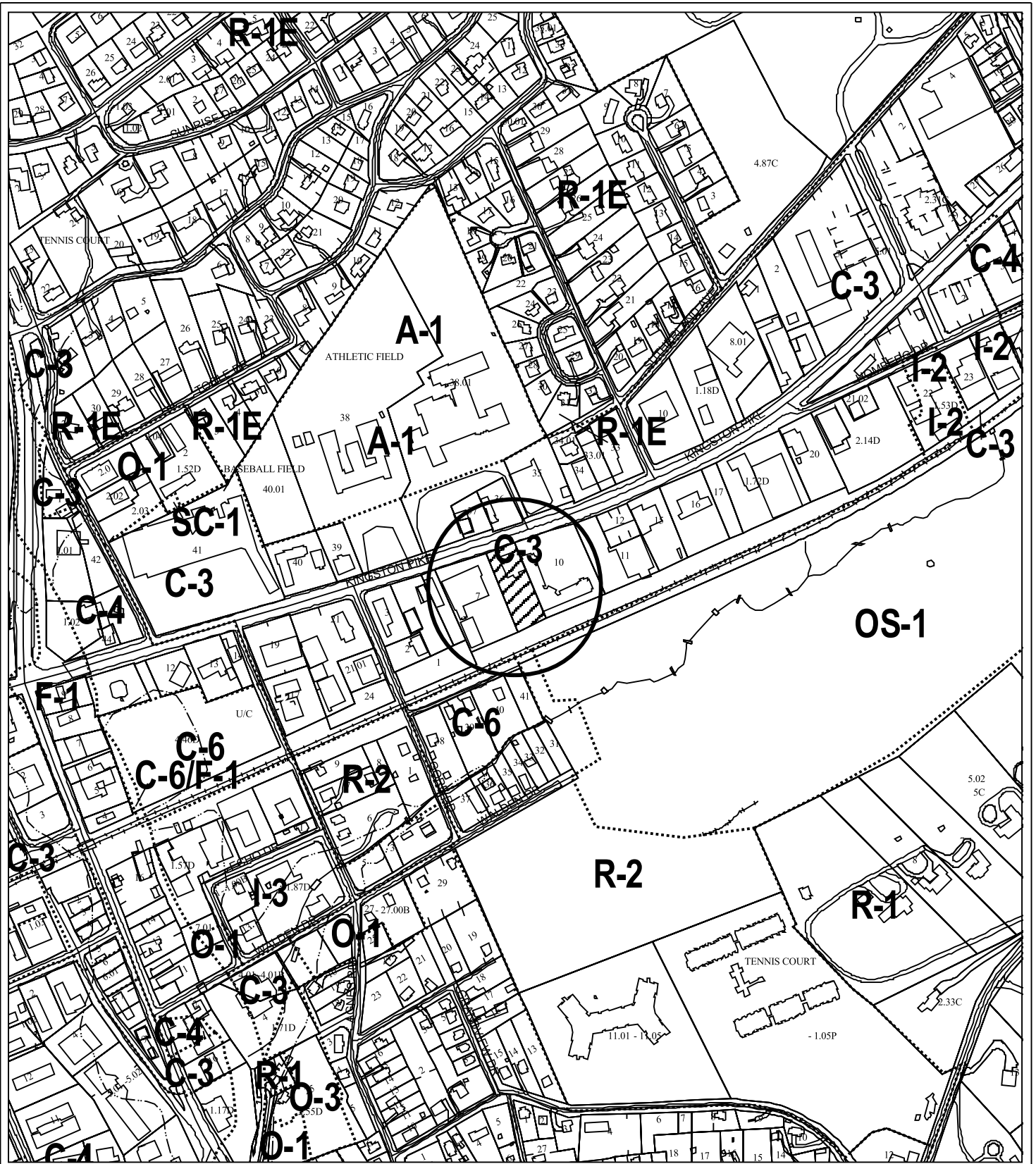
STAFF RECOMMENDATION:

▶ **Deny Variances 1-2
DENY Final Plat**

COMMENTS:

Staff has recommended denial of this Final Plat because we did not receive a revised plat or request for other action from the applicant.

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



11-SE-07-F
FINAL SUBDIVISION PLAT

Subdivision: Michael Brady Inc.

Map No: 121

Jurisdiction: City

 Final Plat for: T J Development Property

Original Print Date: 10/24/07 Revised:
Metropolitan Planning Commission * City / County Building * Knoxville, TN 37902



