

MEMORANDUM

TO: Metropolitan Planning Commission

FROM: Emily Dills

DATE: December 2, 2009

SUBJECT: Final Plat Recommendations

CC: Surveyors, Owners

The attached spreadsheet includes recommendations for all Final Plat requests on the December 10, 2009 MPC agenda. Included are recommendations for postponement, approval, denial, and withdrawal. Requests for postponement and withdrawal will be heard at the beginning of the meeting when the list of all agenda items requested for postponement or withdrawal is considered.

The items recommended for approval are recommended subject to all required certifications and approvals being shown on the final plat prior to certification for recording. The plats recommended for approval will be heard by consent with all other items recommended for approval.

Regarding those plats recommended for denial, a separate package of staff reports will be prepared for your consideration at the December meeting.

If you have any questions concerning these recommendations, please let me know.

FINAL PLATS

ITEM #	SUBDIVISION	APPLICANT	LOCATION	SURVEYOR	ACRES	LOTS	VAR./COMMENTS	RECOMMENDATION
19	HENSLEY PROPERTY RESUBDIVISION OF LOT 1R1 (10-SB-09-F)	Denny Norris	West side of Asbury Road, southwest of Archie Wiegel Lane	Norris	2.91	2		TABLE at applicant's request
20	VARNER ESTATES (10-SC-09-F)	Michael Luethke	Southwest side of Bob Varner Road, north of Brown Gap Road	Luethke Surveying Co	85080	4		APPROVE Final Plat
21	CASCADE VILLAS PHASE 2 (11-SH-09-F)	Cascade Falls, LLC	southwest end of Spice Tree Way, southwest of Beacon Light Way	Batson, Himes, Norvell & Poe	3.35	18	1. To leave remaining portion of parcel 211 that is less than 5 acres without the benefit of a survey.	Approve Variance APPROVE Final Plat
22	LOI RETAIL CENTER (11-SI-09-F)	Loi Hoang	Parkside Drive at Glade Drive intersection	W.J. Moore & Assoc.	0.849	1	1. To reduce the utility and drainage easement from 5' to 3.89' under existing structure as shown on plat. 2. To reduce the utility and drainage easement from 5' to 4.92' under existing structure as shown on plat.	Approve Variances 1-2 APPROVE Final Plat
23	HAROLD GLENN & CLARIESE NIPPER PROPERTY (11-SJ-09-F)	Denny Norris	southwest side of Maplegreen Lane, south of Bluegrass Road	Norris	2.79	3		TABLE at applicant's request

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24	BON VIEW ADDITION AND BROOKSIDE MILLS RESUBDIVISION (11-SN-09-F)	Isabella F. Waters	south side of Beaumont Avenue, southwest side of McSpadden Street	Dawson	0.88	2	1. To reduce the u/d easement under existing structures or walls along all property lines on Lot 91R from 10' to distances shown on plat. 2. To reduce the u/d easement under existing structures or walls along all property lines on Lot 89R from 10' to distances shown on plat. 3. To reduce the required right of way width of Beaumont Avenue along subject property from 35' to 25' from the centerline to the property line.. 4. To reduce the required right of way width of McSpadden Street along subject property from 25' to 20' from the centerline to the property line.	POSTPONE until the January 14, 2010 MPC meeting, at the applicant's request
25	RALPH TEAGUE PROPERTY (11-SP-09-F)	Joe Touchton	North side of Greenwell Drive, east of Pedigo Road	Touchton	3.77	2	1. To reduce the requirements of the existing JPE to existing conditions. 2. To reduce the required right of way width at the existing JPE and Greenwell Drive from 30' to 25'.	Approve Variances 1 - 2 APPROVE Final Plat
26	DORTHEA MAXINE DAILEY PROPERTY (12-SA-09-F)	Dorthea Maxine Dailey	East side of Stony Point Rd, northwest of Thorn Grove Pike	Garrett & Associates	1	1		APPROVE Final Plat
27	CONSOLIDATED PIPE & SUPPLY COMPANY, INC. (12-SB-09-F)	Consolidated Pipe and Supply	South side of Ball Camp Pike, west of Amherst Rd	LeMay & Associates	6.92	2	1. To reduce the utility and drainage easement along the southwest property line under the encroaching building from 10' to 0'. 2. To reduce the required right of way of Ball Camp Pike from 56' to 25' from the centerline to the property line fronting Lot 2.	WITHDREW at the applicant's request

FINAL PLATS

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28	LKM PROPERTIES, LP RESUBDIVISION OF LOT 2R (12-SC-09-F)	LKM Properties, LP	North side of Hardin Valley Rd, east side of Charlevoix Rd, south side of Pentwater Dr.	Batson, Himes, Norvell & Poe	3.18	3		APPROVE Final Plat
29	KING PROPERTY RESUBDIVISION OF LOTS 1-3 (12-SD-09-F)	Mark Johnston	East side of Norris Freeway at Country Cove Way	Sanders	8.8	3		APPROVE Final Plat
30	O E BEAN RESUBDIVISION OF LOT 1R (12-SE-09-F)	Michael Brady, Inc.	Southwest corner of Middlebrook Pike and Vanosdale	Michael Brady, Inc.	0.82	1	1. Reduce intersection radius at Middlebrook and Vanosdale from 75' to 0'. 2. Reduce the required utility and drainage easement within the water quality facility easement from 10' to 0'. 3. Reduce the required utility and drainage easement under existing retaining wall from 10' to 0'.	Approve Variances 1-3 APPROVE Plat
31	COUNTISS PROPERTY (12-SF-09-F)	Wayne Countiss	South side of Frazier Rd, south of Kodak Rd.	White	24.94	3		APPROVE Final Plat
32	J R JONES RESUBDIVISION OF LOTS 1 & 2 AND PART OF CLIFFORD K WILSON PROPERTY (12-SG-09-F)	LKM Properties, LP	southeast side of Washington Pike at southwest side of Roberts Road	Batson, Himes, Norvell & Poe	1.373	1	1. To reduce the required intersection radius at Washington Pike and Roberts Road from 75' to 40'.	Approve Variance APPROVE Final Plat
33	VOLS EQUITIES, LLC (12-SH-09-F)	Vols Equities, LLC	North side of Kingston Pike, west of Alcoa Hwy.	Roth	2.84	1	1. Reduce standard utility and drainage easement under existing retaining walls along property line common line to Ossoli Circle, Inc. and Childhelp, Inc. from 10' to 0'. 2. Reduce the standard utility and drainage easement under existing retaining wall, brick column and parking garage along west property line from 10' to 0.79'.	Approve Variances 1-2 APPROVE Final Plat