

MEMORANDUM

TO: Metropolitan Planning Commission

FROM: Emily Dills

DATE: July 3, 2013

SUBJECT: Final Plat Recommendations

CC: Surveyors, Owners

The attached spreadsheet includes recommendations for all Final Plat requests on the July 11, 2013 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 July 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
13	PAUL B JETER PROPERTY (7-SA-13-F)	Norvell & Poe	South side of S. Northshore Drive at intersection of Rock Hill Road	Norvell & Poe	31918	2	1. To reduce the required utility and drainage easement under the existing structure and wall on Lot 1 from 10' to 0'. 2. To reduce the required utility and drainage easement under the existing structure on the common Lot line of Lots 1 & 2 from 5' to 0' as shown on plat.	Approve Variances 1-2 APPROVE Final Plat
14	D & J ESTATES (7-SB-13-F)	Touchton Surveying & Mapping	South side of Holston Drive, north side of Sandis Lane	Touchton	6.74	4		APPROVE Final Plat
15	A. A. METLER (7-SC-13-F)	Ametco Inc.	South side of Dutch Valley Road, east of Plummer Road	LeMay & Associates	3.57	1	1. To add an additional lot to an existing JPE that does not meet the requirements per the Minimum Subdivision Regulations for a JPE serving commercial property.	POSTPONE until the August 8, 2013 MPC meeting
16	BEAU MONDE RESUBDIVISION OF LOTS 79-85 (7-SD-13-F)	Mike Stevens Homes	Northeast side of Mystic Street, north of S. Northshore Drive	Hinds Surveying	21282.5	5		APPROVE Final Plat
17	THE ANNEX AT JEFFERSON PARK WEST (7-SE-13-F)	Jim Sullivan	S. Northshore Drive west of Concord Road	Sullivan	15.49	59		APPROVE Final Plat
18	MRS J S REYNOLDS PROPERTY RESUBDIVISION OF LOTS 11-12 7 P/O 13 (7-SF-13-F)	Michael Brady, Inc.	Southwest corner of Kingston Pike & Fox Road		1.46	2	1. To reduce the required intersection radius at Kingston Pike and Fox Road from 75' to 25'. 2. To reduce the required utility and drainage easement under existing sign from 10' to 3.1' as shown on plat. 3. To leave the remaining portion of Lot 13 without the benefit of a survey.	Approve Variances 1-3 APPROVE Final Plat

FINAL PLATS

ITEM #	SUBDIVISION	APPLICANT	LOCATION	SURVEYOR	ACRES	LOTS	VAR./COMMENTS	RECOMMENDATION
19	MRS. L L HOLLOWAY (7-SG-13-F)	Michael Brady Inc.	Northwest side of Kingston Pike at north intersection of Boxwood Square		4.54	1	1. To reduce the required right of way of Kingston Pike from 44' to 27.9' from the centerline to the property line as shown on plat.	POSTPONE until the August 8, 2013 MPC meeting
20	EAST TENNESSEE PEDIATRIC DENTISTRY (7-SH-13-F)	Lynch Surveys LLC	North side of Callahan Road, northeast of Keck Road	Lynch	0.685	1	1. To reduce the required right of way of Callahan Drive from 56' to 50.2' from the centerline to the property line.	Approve Variance APPROVE Final Plat