

MEMORANDUM

TO: Metropolitan Planning Commission

FROM: Emily Dills

DATE: June 6, 2013

SUBJECT: Final Plat Recommendations

CC: Surveyors, Owners

The attached spreadsheet includes recommendations for all Final Plat requests on the June 13, 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 June 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
10	EARL KAPLAN PROPERTY RESUBDIVISION OF LOT 2 (10-SG-12-F)	Joan Harrigan	South side of David Ln, south of Durwood Rd	Hinds Surveying	4.48	5		APPROVE Final Plat
11	ALISON M MENCER PROPERTY RESUB OF PARCELS 7 & 8 (6-SA-13-F)	Benchmark Associates, Inc.	Southeast side of intersection of S. Northshore Drive and Bradford Lane	Benchmark Associates, Inc.	2.5	3		APPROVE Final Plat
12	HEFNER PROPERTY (6-SB-13-F)	Paxton Land Surveying	South side of Kimberlin Heights Road at Dodson Road	Paxton Land Surveying	12.16	3		APPROVE Final Plat
13	LINCOLN PARK RESUB. OF LOTS 18- 23 (6-SC-13-F)	Abbott Land Surveying, LLC	West Huron Street, north of Chickamauga Avenue	Abbott, Jr.	1.025	1	1. To reduce the utility and drainage easement under existing building from 10' to 3.6' as shown on plat.	Approve Variance APPROVE Final Plat
15	CHARLES BENSON PROPERTY (6-SE-13-F)	Hinds Surveying, Co.	Northwest side of Henderson Lane, northeast of Emory Church Road	Hinds Surveying	19.48	3		APPROVE Final Plat
16	THE MITCHELL PROPERTY (6-SF-13-F)	Hinds Surveying, Co.	southwest side of Tooles Bend Road, north of I-40	Hinds Surveying	4.76	2	1. To reduce the utility and drainage easement under the existing structure from 10' to 0' as shown on plat. 2. To reduce the utility and drainage easement under the existing structure from 10' to 3.7' as shown on plat.	Approve Variances 1-2 APPROVE Final Plat
17	CHARLES AND ROSE LEWIS PROPERTY (6-SG-13-F)	Lynch Surveys LLC	South side of Charles Drive, east side of Inskip Road	Lynch	3.266	4		APPROVE Final Plat

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18	ROTHERWOOD (6-SH-13-F)	Batson, Himes, Norvell, & Poe	South side of Westland Drive, east of Tain Road	Batson, Himes, Norvell & Poe	31510	2	1. To reduce the required right of way width of Westland Drive from 44' to 25' from the centerline to the property line. 2. To reduce the required utility and drainage easement under the existing shed on Lot 1-R from 5' to 0'. 3. To reduce the required utility and drainage easement under the existing wall on Lot 1-R from 5' along interior lot line and 10' along Tain Road as shown on plat.	Approve Variances 2.-3. Deny Variance 1 DENY Final Plat
19	PELLISSIPPI VILLAGE (6-SI-13-F)	Batson, Himes, Norvell, & Poe	East side of George Light Road at intersection of Rather Road	Batson, Himes, Norvell & Poe	12.95	46		APPROVE Final Plat

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20	SANSOM SPORTS COMPLEX (6-SJ-13-F)	JMC Surveying and Mapping	South side of Dale Avenue, east of 17th Street	JMC Surveying and Mapping	12.34	1	1. To reduce the required right of way width of Dale Avenue from 35' to 22' from the centerline to the property line. 2. To reduce the required right of way width of Western Avenue from 50' to 47.5' from the centerline to the property line. 3. To reduce the required right of way width of Blackstock Avenue from 35' to distances shown on plat. 4. To reduce the required intersection radius at Western Avenue and Blackstock Avenue from 75' to 0'. 5. To reduce the required intersection radius at Dale Avenue and North Seventeenth Street from 75' to 30'. 6. To reduce the required intersection radius at North Seventeenth Street and the closed York Street from 75' to 20'.	Approve Variances 1-6 APPROVE Final Plat
21	THE SUMMIT AT ROCK HILL UNIT 2 (6-SK-13-F)	Scott Williams & Associates	South side of S. Northshore Drive, east side of LeConte Vista Way	Williams	5.886	23		APPROVE Final Plat
22	OVERBROOK ADDITION RESUB. OF LOTS 190R, 190R1 AND 190R2 (6-SL-13-F)	Roth Land Surveying	At the southeast intersection of Richmond Avenue and Dawn Street	Roth	0.96	3		POSTPONE Final Plat until the August 8, 2013 MPC meeting, at the request of the applicant
23	ROTHERWOOD ADDITION RESUB. OF LOTS 1-4 (6-SM-13-F)	Blair Brooke Phillip MacDonald	Northwest side of Nubbin Ridge Drive, northeast side of Shadyland Drive	LeMay & Associates	1.61	3		APPROVE Final Plat