

MEMORANDUM

TO: Metropolitan Planning Commission

FROM: Emily Dills

DATE: June 4, 2015

SUBJECT: Final Plat Recommendations

CC: Surveyors, Owners

The attached spreadsheet includes recommendations for all Final Plat requests on the June 11, 2015 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
11	CHILHOWEE HILLS BAPTIST CHURCH RESUBDIVISION OF LOT 1 (5-SH-15-F)	Chilhowee Hills Baptist Church	Northwest side of Asheville Hwy., north east of Macedonia Lane	LeMay & Associates	46.3	5		POSTPONE until the July 9, 2015 MPC meeting at the applicant's request.
12	U. T. CHEROKEE FARMS (5-SK-15-F)	Cherokee Farm Development	Alcoa Highway at Cherokee Farms Way	Gresham Smith and Partners	196.4	8		POSTPONE until the July 9, 2015 MPC meeting at the applicant's request.
13	HIDDEN MEADOWS, PHASE II, UNIT 3 (6-SA-15-F)	Southland Engineering consultants, LLC	South side of Garrison Drive, east of Gray Hendrix Road	Southland Engineering	19.58	44		APPROVE Final Plat
14	ELKINS PROPERTY (6-SB-15-F)	Roth Land Surveying	Southwest side of Jim Wolfe Road, southeast of intersection of Clement Road	Roth	4.23	3		APPROVE Final Plat
15	BLACK FOREST (6-SC-15-F)	W. Boyd Lonas	North side of Black Road, northeast side of N Campbell Station	Batson, Himes, Norvell & Poe	35.11	35		APPROVE Final Plat
16	WILDWOOD GARDENS RESUBDIVISION OF LOTS 7-10 (6-SD-15-F)	Sterling Engineering, Inc.	Southwest side of Liverpool Lane, east of Remagen Lane	Sterling Engineering	1.936	5		APPROVE Final Plat
17	BRENDA CASSELL PROPERTY (6-SE-15-F)	Hinds Surveying Co.	North side of Thorn Grove Pike, northeast of Cooper Road	Hinds Surveying	2	1		APPROVE Final Plat
18	SANDERS/OHLGREN PROPERTY (6-SF-15-F)	CEC Wade Lovin	Intersection of W Jackson Avenue and Broadway	CEC	0.89	1	1. To reduce the required intersection radius at W Jackson Avenue and Broadway from 75' to 35' as shown on plat. 2. To reduce the standard utility and drainage easement from 10' or 5' as required to 0' along all property lines	Approve Variances 1-2 APPROVE Final Plat

FINAL PLATS

ITEM #	SUBDIVISION	APPLICANT	LOCATION	SURVEYOR	ACRES	LOTS	VAR./COMMENTS	RECOMMENDATION
19	EFFICIENT ENERGY OF TENNESSEE (6-SG-15-F)	Robert G Campbell & Associates	North side of Old Callahan Drive, northwest of Callahan Road	Campbell	7.86	1	<ol style="list-style-type: none"> 1. To reduce the standard utility and drainage easement from 10' to 0' along all lines within the detention basin easements as shown on plat. 2. To reduce the required right of way of Old Callahan Drive from 25' to 20' from the centerline to the property line. 3. To leave the remainder of Lot 5 without the benefit of a survey. 	Approve Variances 1-3 APPROVE Final Plat