

MEMORANDUM

TO: Metropolitan Planning Commission

FROM: Emily Dills

DATE: May 6, 2015

SUBJECT: Final Plat Recommendations

CC: Surveyors, Owners

The attached spreadsheet includes recommendations for all Final Plat requests on the May 14, 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 May 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	RESUBDIVISION OF THE SCOTT HOLTZMAN PROPERTY (5-SA-15-F)	Scott Holtzman	East side of Harris Road, west of Wood Road	Tucker	3.55	2		APPROVE Final Plat
11	FARMINGSTON (5-SB-15-F)	Tim Howell	South side of Bishops Bridge Road at intersection of Sedgewick Drive	Howell	7.132	3		APPROVE Final Plat
12	CASCADE VILLAS, PHASE 3B & 3C (5-SC-15-F)	Cascade Falls, LLC	Tumbled Stone Way at Gatekeeper Way	Batson, Himes, Norvell & Poe	1.38	8	1. To leave the remainder of parcel 002 without the benefit of a survey.	Approve Variance APPROVE Final Plat
13	RESUB. OF BOYS CLUB OF AMERICA, INC. (5-SD-15-F)	Roth Land Surveying	At the intersection of E. Baxter Avenue and Stewart Street	Roth	5.65	1	1. To reduce the required utility and drainage easement along E Baxter Avenue from 10' to 0'. 2. To reduce the required utility and drainage easement along Stewart Street from 10' to 0'.	Approve Variances 1-2 APPROVE Final Plat
14	RESUBDIVISION OF THE BRIGHT PROPERTY (5-SE-15-F)	Roth Land Surveying	Southwest side of McCloud Road, southeast of Fort Sumter Road	Roth	14.08	3		APPROVE Final Plat
15	INGLES MARKETS INC. RESUBDIVISION OF PART OF LOT 1 (5-SF-15-F)	Urban Engineering, Inc.	South side of E Emory Road, east of I-75	Urban Engineering	34.29	3		APPROVE Final Plat
16	WEST LONSDALE ADDITION (5-SG-15-F)	Hinds Surveying Co.	At the intersection of Western Avenue and Sanderson Road	Hinds Surveying	36082	1	1. To reduce the required utility and drainage easement along Sanderson Road from 10' to 9' under existing building as shown on plat.	Approve Variance APPROVE Final Plat
17	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		APPROVE Final Plat

FINAL PLATS

ITEM #	SUBDIVISION	APPLICANT	LOCATION	SURVEYOR	ACRES	LOTS	VAR./COMMENTS	RECOMMENDATION
18	UNIVERSITY ADDITION TO KNOXVILLE RESUB. OF LOT 50 & P/O 51 (5-SI-15-F)	Hinds Surveying Co.	West side of Armstrong Avenue, south of Kenyon Street	Hinds Surveying	11627.6	1	1. To reduce the required utility and drainage easement along the western property line from 10' to 0' along the alley. 2. To leave the remaining portion of Lot 50 without the benefit of a survey.	Approve Variances 1-2 APPROVE Final Plat
19	BRANDYWINE AT TURKEY CREEK RESUB. OF LOTS 27-30 (5-SJ-15-F)	Jim Sullivan	West side of Woodhollow Lane, southwest of N Campbell Station Road	Sullivan	0.575	4		APPROVE Final Plat
20	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 June 11, 2015 MPC meeting at the applicant's request.
21	WESTLAND PLACE (5-SL-15-F)	Lynch Surveys LLC	Northeast intersection of Morrell Road and Westland Drive	Lynch	8.954	20	1. To reduce the required utility and drainage easement within the area of the detention basin from 10' or 5' as required to 0'. 2. To reduce the required intersection radius at Westland Drive and Morrell Road from 25' to as shown on plat.	Approve Variances 1-2 APPROVE Final Plat