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[Planning Commission Comment] 8-SE-20-C

1 message

Kim Frazier <hvpa2018@gmail.com>

Mon, Aug 10, 2020 at 1:19 PM

Reply-To: hvpa2018@gmail.com

To: commission@knoxplanning.org

Cc: Ryan Hickey <rhickey@ballhomes.com>, Scott Davis <swd444@gmail.com>

Dear Commissioners,

In regards to Case #8-SE-20-C, Kirkland Financial, and on behalf of the Hardin Valley Planning Advocates, I would like to offer my support of this request.

I have spoken with both Ball Homes and Mr. Scott Davis regarding this request and feel that it would have very little impact on the existing community.

I have confirmed with both parties that if the removal of the connection road is approved as requested, the lots will be rearranged and will result in 1 additional lot in each subdivision. The Hardin Valley West subdivision will have a total of 55 lots which will result in a density of 2.68 du/ac for the entire subdivision. The zoning on the property is PR up to 4 du/ac. The Laurel Ridge subdivision will have a total of 243 lots which results in a density of 2.83 du/ac. The zoning on the property is PR up to 4 du/ac for approximately 69.7 acres of the development and PR up to 3.06 du/ac for approximately 16.1 acres. In addition, Ball Homes does not plan to use the gained additional one lot for new construction, but rather plans to keep the space open.

Thank you for your time.

In Service,
Kim Frazier
HVPA

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