

FINAL SUBDIVISION PLAT

4-SA-25-F

Petitioner: Ryan Lynch



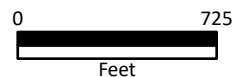
Final Plat For: Final Plat of Maya Hills

Map No: 117

Jurisdiction: County

Original Print Date: 2/28/2025

*Knoxville - Knox County Planning Commission * City / County Building * Knoxville, TN 37902*





Development Request

DEVELOPMENT

- Development Plan
- Planned Development
- Use on Review / Special Use
- Hillside Protection COA

SUBDIVISION

- Concept Plan
- Final Plat

ZONING

- Plan Amendment
- SP OYP
- Rezoning

Ryan Lynch

Applicant Name

02/18/2025

Date Filed

04/10/2025

Meeting Date (if applicable)

Land Surveyor

Affiliation

File Number(s)

4-SA-25-F

CORRESPONDENCE

All correspondence related to this application should be directed to the approved contact listed below.

- Applicant
- Property Owner
- Option Holder
- Project Surveyor
- Engineer
- Architect/Landscape Architect

Ryan Lynch

Name

4405 Coster Road

Address

865-584-2630

Phone

Lynch Surveys LLC

Company

Knoxville

City

TN

State

37912

ZIP

rlynch@lynchsurvey.com

Email

CURRENT PROPERTY INFO

Hardin Valley Investments LP

Property Owner Name (if different)

Hardin Valley Road

Property Address

WKUD

Sewer Provider

P.O. Box 325, Athens, TN 37371

Property Owner Address

117 034.02, 033 and 034 (p/o)

Parcel ID

WKUD

Water Provider

N

Septic (Y/N)

STAFF USE ONLY

General Location

Tract Size

City County

District

Zoning District

Existing Land Use

Planning Sector

Sector Plan Land Use Classification

Growth Policy Plan Designation

DEVELOPMENT REQUEST

- Development Plan Use on Review / Special Use Hillside Protection COA
 Residential Non-Residential

Home Occupation (specify) _____

Other (specify) _____

Related City Permit Number(s)

SUBDIVISION REQUEST

Maya Hills

Proposed Subdivision Name

Unit / Phase Number

- Combine Parcels Divide Parcel

Other (specify) _____

Attachments / Additional Requirements

55

Total Number of Lots Created

Related Rezoning File Number

ZONING REQUEST

Zoning Change

Proposed Zoning

Plan Amendment Change

Proposed Plan Designation(s)

Proposed Density (units/acre)

Previous Rezoning Requests

Other (specify) _____

Pending Plat File Number

STAFF USE ONLY

PLAT TYPE

- Staff Review Planning Commission

ATTACHMENTS

- Property Owners / Option Holders Variance Request

ADDITIONAL REQUIREMENTS

- Design Plan Certification (*Final Plat*)
 Use on Review / Special Use (*Concept Plan*)
 Traffic Impact Study
 COA Checklist (*Hillside Protection*)

Fee 1		Total
0203	\$1,640.00	
Fee 2		\$2,360.00
0208	\$720.00	
Fee 3		

AUTHORIZATION


Applicant Signature

Ryan Lynch

Please Print

02/18/2025

Date

865-584-2630

Phone Number

rylynch@lynchsurvey.com

Email

Pd. 02/19/2025, SG

Property Owner Signature

Please Print

Date