



**A RESOLUTION APPROVING WITH CONDITION SUBDIVISION APPLICATION 2015-002
FINAL PLAT-LUCHI'S PLACE SUBDIVISION LOTS 1 THRU 5**

WHEREAS, Southeast TN Land Surveying has submitted an application to the Chattanooga-Hamilton County Regional Planning Commission for a Final Plat for Luchi's Place Subdivision, Lots 1 thru 5, and,

WHEREAS, the Final Plat proposes to subdivide Hamilton County Tax Map 150-188; and,

WHEREAS, on January 12, 2015 the Chattanooga-Hamilton County Regional Planning Commission, pursuant to the provisions of the Hamilton County Subdivision Regulations conducted a public hearing on said Final Plat,

WHEREAS, all materials submitted and related to the Final Plat have been reviewed by utilities, Hamilton County Departmental staff, and other departments and agencies involved in the subdivision review are found to be in compliance with the Hamilton County Subdivision Regulations; and,

WHEREAS, the Planning Commission heard and considered all statements related to the proposed Final Plat;

WHEREAS, no one was present in opposition to the application for the Final Plat.

NOW THEREFORE, BE IT RESOLVED that the Planning Commission, on January 12, 2015 does hereby approve the Final Plat of Luchi's Place Subdivision Lots 1 thru 5 with the following condition: "Connecting the property to the existing public sanitary sewer line provided by Hamilton County WWTA. However, if this sewer line connection is not feasible, as supported by HCWWTA, then approval of the site for the use of septic tanks must be granted".

Please correct any required additional corrections, modifications, and notes as outlined in the RPA Staff Report and Recommendation to the Chattanooga-Hamilton County Regional Planning Commission.

A copy of the approved Final Plat of Luchi's Place Subdivision Lots 1 thru 5 is hereby attached as part of this Resolution.

Approved this 12th Day of January 2015

Respectfully Submitted

Bryan Shults, Principal Planner

HAMILTON COUNTY RECORDS
 HAMILTON COUNTY
 HAMILTON COUNTY PROCLAMATION
 HAMILTON COUNTY DEPARTMENT OF REVENUE
 HAMILTON COUNTY CLERK OF COURTS
 HAMILTON COUNTY REGISTER OF DEEDS

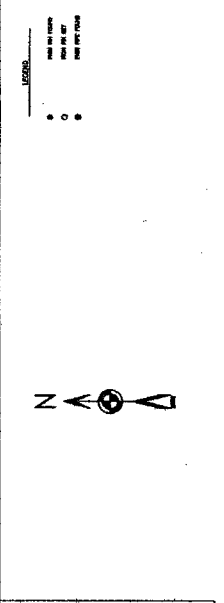
HERBERT ADJOY THIS AS MY PLAN OF SUBDIVISION & LOTS 1-5 OF LOTS 1-5 OF THE PROPERTY SHOWN IN THE SAMPLE.

TOM MEGHAN
 2800 COLLETTA-HUNTER RD
 PH. 423-464-1338

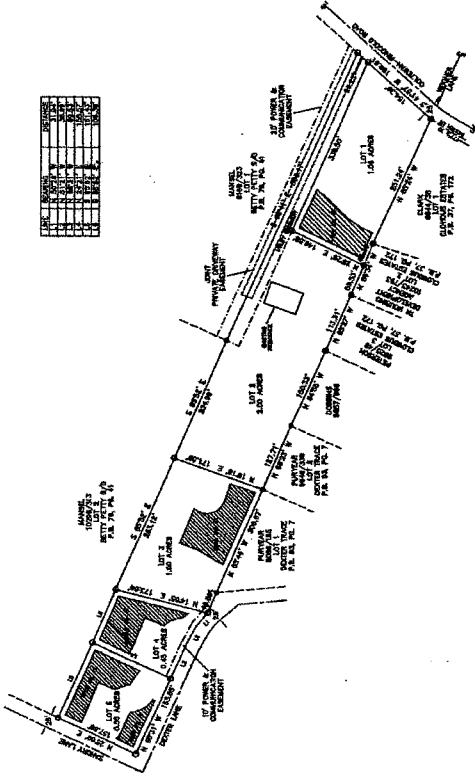
FINAL PLAT
 LOTS 1-5
 LUCH'S PLACE
 SECOND CIVIL DISTRICT
 HAMILTON COUNTY, TENNESSEE



SOUTHEAST TENNESSEE LAND SURVEYING
 CHARLES P. LAWSON
 P.L.S. #2211
 10000 W. WOODS BLVD
 MEMPHIS, TN 38117
 PH. 901-521-2554
 DATE: 11/21/2014
 TAX ID: 150-188
 JOB #2211-
 DRAWN: CPL



1	2	3	4	5	6	7	8	9	10
11	12	13	14	15	16	17	18	19	20
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RECEIVED
 DEC 22 2014
 Chattanooga Hamilton County
 Regional Planning Agency
 Parcel System Services

NOTES:
 1) OWNER REPRESENTED BY AGENT
 2) ALL DISTANCES ARE IN FEET
 3) ALL BEARINGS ARE TRUE BEARINGS
 4) ALL CURVES ARE CIRCULAR
 5) ALL DISTANCES ARE TO THE CENTER OF THE CURVE
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I CERTIFY THAT I HAVE SURVEYED THE PROPERTY SHOWN AND THIS MAP IS PREPARED TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE CATEGORY II SURVEY AND THE RATE OF PRECISION OF THE UNADJUSTED SURVEY IS 1/7,500 AS SHOWN ON THE SURVEY. THE SURVEY IS BASED UPON THE FACTS OF THE SURVEY AND SHOULD NOT BE RELED UPON AS WARRANTY OR GUARANTEE OF TITLE AND/OR UNLIMITED PROPERTY LINES.

CHARLES P. LAWSON T.N. P.L.S. #2211