

**REZONING**

**8-G-24-RZ**

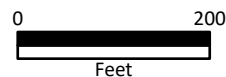
Petitioner: Georges H. Brandan



**From:** PR (Planned Residential)

**To:** RB (General Residential)

**Map No:** 118  
**Jurisdiction:** County



**Original Print Date:** 7/10/2024

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

- Rezoning
- Plan Amendment
- Sector Plan
- City OYP / County Comp Plan

**Georges H. Brandan**

Applicant Name

Affiliation

**6/13/2024**

Date Filed

**8/8/2024**

Meeting Date (if applicable)

**8-G-24-RZ**

File Number(s)

## CORRESPONDENCE

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

**Georges H. Brandan**

Name / Company

**1615 Rising View Ln Knoxville TN**

Address

**865-548-1329 / gbrandan@bei-usa.com**

Phone / Email

## CURRENT PROPERTY INFO

**Georges H. Brandan, Cynthia L. Brandan**

Owner Name (if different)

**1615 Rising View Ln Knoxville TN 37922**

Owner Address

**865-548-1329**

Owner Phone / Email

**801 BOB KIRBY RD**

Property Address

**118 150**

Parcel ID

**2.09 acres**

Tract Size

Part of Parcel (Y/N)?

**West Knox Utility District**

Sewer Provider

**West Knox Utility District**

Water Provider

Septic (Y/N)

## STAFF USE ONLY

**East side of Bob Kirby Rd, north side of Dutchtown Rd**

General Location

City

**Commission District 3**

**PR (Planned Residential) up to 5 du/ac**

**Rural Residential**

County District

Zoning District

Existing Land Use

**CMU (Corridor Mixed-use)**

Land Use (City)/Place Type (County)

**Planned Growth Area**

Growth Policy Plan Designation

## DEVELOPMENT REQUEST

<input type="checkbox"/> Development Plan <input type="checkbox"/> Planned Development <input type="checkbox"/> Use on Review / Special Use	Related City Permit Number(s)
<input type="checkbox"/> Hillside Protection COA <input type="checkbox"/> Residential <input type="checkbox"/> Non-residential	
Home Occupation (specify) _____	
Other (specify) _____	

## SUBDIVISION REQUEST

Proposed Subdivision Name	Related Rezoning File Number
Unit / Phase Number	
Additional Information	Total Number of Lots Created
<input type="checkbox"/> Attachments / Additional Requirements	

## ZONING REQUEST

<input checked="" type="checkbox"/> Zoning Change <b>RB (General Residential)</b>	Pending Plat File Number
Proposed Zoning	
<input type="checkbox"/> Plan Amendment    Proposed Plan Designation(s)	
Proposed Density (units/acre)    Previous Rezoning Requests	
Additional Information	

## STAFF USE ONLY

<b>PLAT TYPE</b> <input type="checkbox"/> Staff Review <input type="checkbox"/> Planning Commission	Fee 1	Total
<b>ATTACHMENTS</b> <input type="checkbox"/> Property Owners / Option Holders <input type="checkbox"/> Variance Request <input type="checkbox"/> Amendment Request (Comprehensive Plan)	<b>\$650.00</b>	
<b>ADDITIONAL REQUIREMENTS</b> <input type="checkbox"/> Use on Review / Special Use (Concept Plan) <input type="checkbox"/> Traffic Impact Study <input type="checkbox"/> COA Checklist (Hillside Protection)	Fee 2	
	Fee 3	

## AUTHORIZATION

I declare under penalty of perjury the foregoing is true and correct: 1) He/she/it is the owner of the property, AND 2) the application and all associated materials are being submitted with his/her/its consent.

Applicant Signature	<b>Georges H. Brandan</b> Please Print	<b>6/13/2024</b> Date
Phone / Email		
Property Owner Signature	<b>Geroges H. Brandan, Cynthia L. Brandan</b> Please Print	<b>6/13/2024</b> Date



# Development Request

### DEVELOPMENT

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

### SUBDIVISION

- Concept Plan
- Final Plat

### ZONING

- Plan Amendment
  - SP
  - PA
- Rezoning

Georges H. Brandan		Affiliation
Applicant Name		
6/12/2024	August 8, 2024	File Number(s)
Date Filed	Meeting Date (if applicable)	8-G-24-RZ

**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

Georges H. Brandan			
Name		Company	
1615 Rising View Lane		Knoxville	TN 37922
Address		City	State ZIP
865-548-1329		gbrandan@bei-usa.com	
Phone		Email	

**CURRENT PROPERTY INFO**

Georges H. Brandan & Cynthia L. Brandan		1615 Rising View Lane, Knoxville, TN 37922	865-548-1329
Property Owner Name (if different)		Property Owner Address	Property Owner Phone
801 Bob Kirby Rd, Knoxville, TN 37932		118 150	
Property Address		Parcel ID	
West Knox Utility District		West Knox Utility District	N
Sewer Provider		Water Provider	Septic (Y/N)

**STAFF USE ONLY**

General Location		Tract Size	
<input type="checkbox"/> City	<input type="checkbox"/> County	District	Zoning District
		Existing Land Use	
Planning Sector	Land Use / Place Type	Growth Policy Plan Designation	
	CITY COUNTY		

**DEVELOPMENT REQUEST**

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

Related City Permit Number(s)

Home Occupation (specify) \_\_\_\_\_

Other (specify) \_\_\_\_\_

**SUBDIVISION REQUEST**

Proposed Subdivision Name \_\_\_\_\_

Unit / Phase Number  
  Combine Parcels  
  Divide Parcel  
 Total Number of Lots Created

Other (specify) \_\_\_\_\_

Attachments / Additional Requirements

Related Rezoning File Number

**ZONING REQUEST**

Zoning Change  
 Proposed Zoning **RB**

Plan Amendment Change  
 Proposed Plan Designation(s)

Pending Plat File Number

Proposed Density (units/acre)

Previous Rezoning Requests

Other (specify) \_\_\_\_\_

**STAFF USE ONLY**

**PLAT TYPE**

- Staff Review  
  Planning Commission

**ATTACHMENTS**

- Property Owners / Option Holders  
  Variance Request  
 Amendment Request (*Comprehensive Plan*)


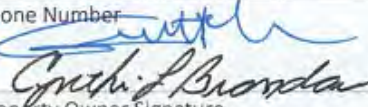
**ADDITIONAL REQUIREMENTS**

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

Fee 1	Total
Fee 2	
Fee 3	

**AUTHORIZATION**

I declare under penalty of perjury the foregoing is true and correct:  
 1) He/she/it is the owner of the property AND 2) The application and all associated materials are being submitted with his/her/its consent

	Georges H. Brandan	6/12/2024
Applicant Signature	Please Print	Date
865-548-1329	gbrandan@bei-usa.com	
Phone Number	Email	
	Georges H. Brandan	06/13/2024, SG
Property Owner Signature	Cynthia L. Brandan	Date Paid
	Please Print	

The Administrative Rules and Procedures of the Knoxville-Knox County Planning Commission require a sign to be posted on the property for each application subject to consideration by the Planning Commission, including the following applications: rezoning, plan amendment, concept plan, use on review/special use, planned development, right-of-way closure, and name change.



The required public notice sign(s) will be provided by Planning to the applicant when an application is submitted. If an application is submitted electronically, Planning staff will post the required sign. If a replacement sign(s) is needed, the applicant is responsible for picking up the new sign(s) from Planning and will be charged \$10 for each replacement.

## LOCATION AND VISIBILITY

The sign must be posted on the nearest adjacent/frontage street and in a location clearly visible to vehicles traveling in either direction. If the property has more than one street frontage, the sign should be placed along the street that carries more traffic. Planning staff may recommend a preferred location for the sign to be posted at the time of application.

## TIMING

The sign(s) must be posted **not less than 12 days prior to the scheduled Planning Commission public hearing** and must remain in place until the day after the meeting. In the case of a postponement, the sign can either remain in place or be removed and reposted not less than 12 days prior to the next Planning Commission meeting. The applicant is responsible for removing the sign after the application has been acted upon by the Planning Commission.

*The individual below is responsible for posting and removing the sign(s) provided consistent with the above guidelines and between the dates of:*

\_\_\_\_\_ 07/26/2024 \_\_\_\_\_ and \_\_\_\_\_ 08/09/2024 \_\_\_\_\_  
 (applicant or staff to post sign) (applicant to remove sign)

Applicant Name: Georges H. Brandan

Date: 06/13/2024

File Number: 8-G-24-RZ

- Sign posted by Staff
- Sign posted by Applicant