

**7-G-24-SP
NORTH CITY SECTOR PLAN MAP**

Petitioner: Andrew Thomas



From: LDR (Low Density Residential)

To: MDR (Medium Density Residential)

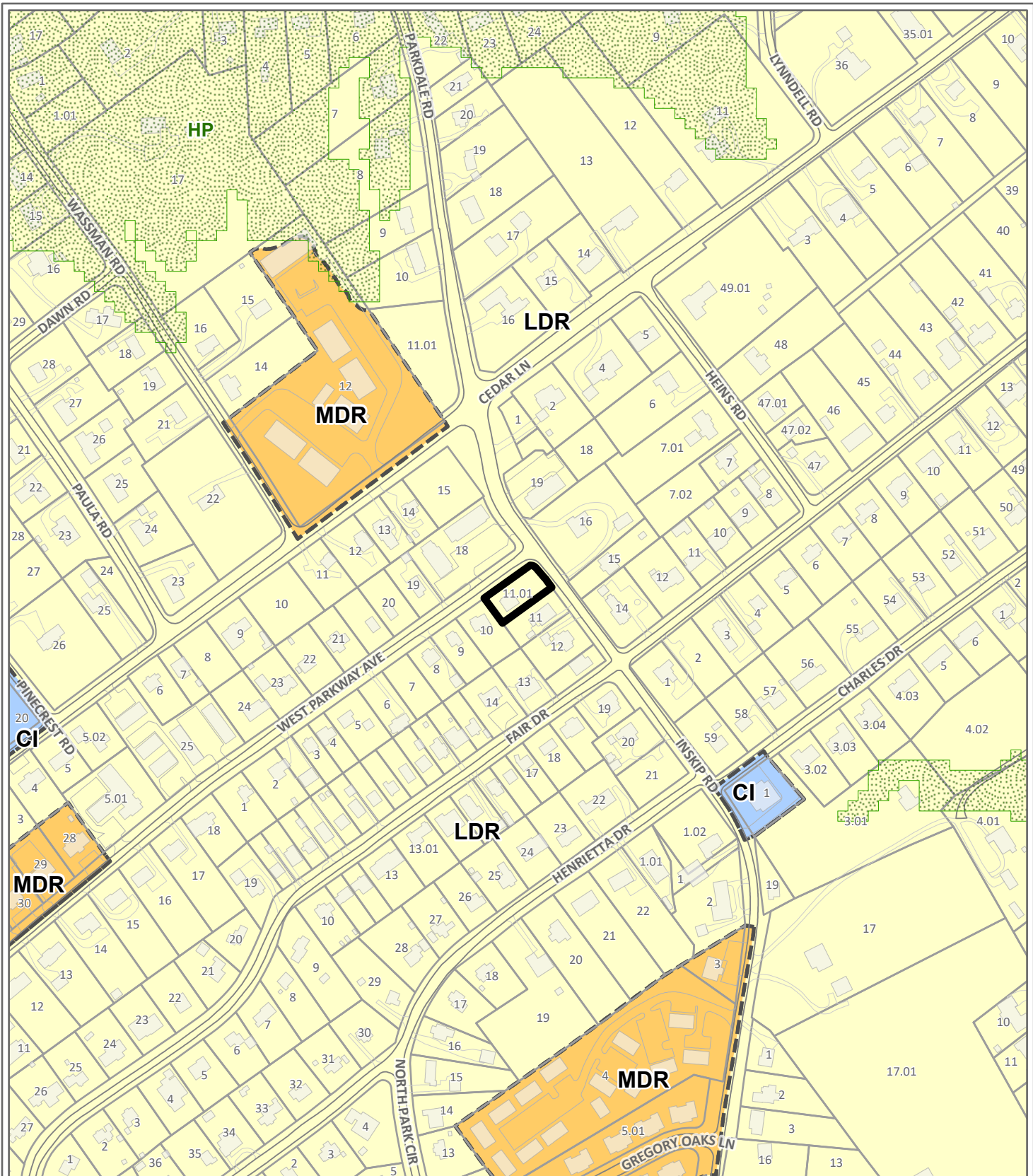
Map No: 69

Jurisdiction: City

Original Print Date: 6/21/2024

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





ONE YEAR PLAN MAP

7-G-24-PA

Petitioner: Andrew Thomas



From: LDR (Low Density Residential)

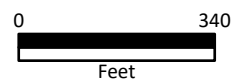
To: MDR (Medium Density Residential)

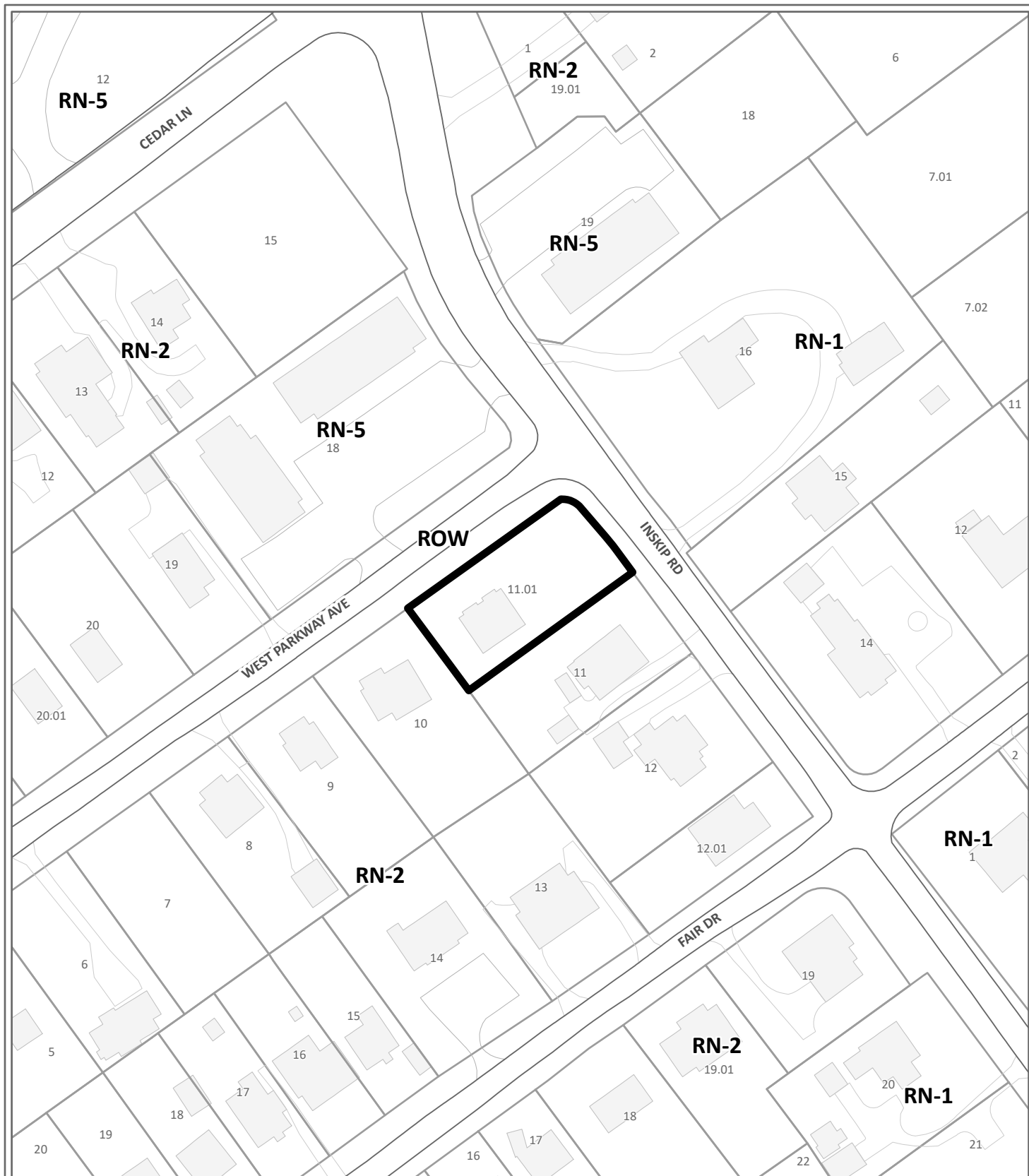
Map No: 69

Jurisdiction: City

Original Print Date: 6/3/2024

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





REZONING

7-P-24-RZ

Petitioner: Andrew Thomas

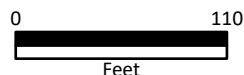


From: RN-2 (Single-Family Residential Neighborhood)

To: RN-4 (General Residential Neighborhood)

Map No: 69
Jurisdiction: City

Original Print Date: 6/3/2024
 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

Andrew Thomas

Applicant Name

Affiliation

5/28/2024

Date Filed

7/11/2024

Meeting Date (if applicable)

7-G-24-SP

File Number(s)

CORRESPONDENCE

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

Andrew Thomas WEST PARKWAY 1 LLC

Name / Company

131 Lynnwood Dr, PO Box 18293 Knoxville TN 37918

Address

704-412-1289 / virtualptig@gmail.com

Phone / Email

CURRENT PROPERTY INFO

Andrew Thomas WEST PARKWAY 1 LLC

Owner Name (if different)

131 Lynnwood Dr, PO Box 18293 Knoxville TN 3791

Owner Address

704-412-1289 / virtualptig@gm

Owner Phone / Email

1210 W PARKWAY AVE

Property Address

69 A D 01101

Parcel ID

11080 square feet

Tract Size

Part of Parcel (Y/N)?

Knoxville Utilities Board

Sewer Provider

Knoxville Utilities Board

Water Provider

Septic (Y/N)

STAFF USE ONLY

Southwest side of the intersection of Inskip Rd and W Parkway Ave

General Location

City

Council District 5

RN-2 (Single-Family Residential Neighborhood)

Multifamily Residential

County District

Zoning District

Existing Land Use

North City

LDR (Low Density Residential)

N/A (Within City Limits)

Planning Sector

Land Use (City)/Place Type (County)

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 _____	
<input type="checkbox"/> Attachments / Additional Requirements	

ZONING REQUEST

<input type="checkbox"/> Zoning Change	RN-4 (General Residential Neighborhood) Proposed Zoning	Pending Plat File Number
<input checked="" type="checkbox"/> Plan Amendment	MDR (Medium Density Residential) Proposed Plan Designation(s)	

Proposed Density (units/acre) Previous Rezoning Requests

Additional Information _____

STAFF USE ONLY

PLAT TYPE <input type="checkbox"/> Staff Review <input type="checkbox"/> Planning Commission	Fee 1	Total
ATTACHMENTS <input type="checkbox"/> Property Owners / Option Holders <input type="checkbox"/> Variance Request <input type="checkbox"/> Amendment Request (Comprehensive Plan)	\$1,700.00	
ADDITIONAL REQUIREMENTS <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: **Andrew Thomas** Date: **5/28/2024**
Please Print

Phone / Email

Property Owner Signature: **Andrew Thomas WEST PARKWAY 1 LLC** Date: **5/28/2024**
Please Print



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

Andrew Thomas

Applicant Name

Affiliation

5/28/2024

Date Filed

7/11/2024

Meeting Date (if applicable)

7-G-24-PA / 7-P-24-RZ

File Number(s)

CORRESPONDENCE

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

Andrew Thomas WEST PARKWAY 1 LLC

Name / Company

131 Lynnwood Dr, PO Box 18293 Knoxville TN 37918

Address

704-412-1289 / virtualptig@gmail.com

Phone / Email

CURRENT PROPERTY INFO

Andrew Thomas WEST PARKWAY 1 LLC

Owner Name (if different)

131 Lynnwood Dr, PO Box 18293 Knoxville TN 3791

Owner Address

704-412-1289 / virtualptig@gm

Owner Phone / Email

1210 W PARKWAY AVE

Property Address

69 A D 011.01

Parcel ID

11080 square feet

Tract Size

Part of Parcel (Y/N)?

Knoxville Utilities Board

Sewer Provider

Knoxville Utilities Board

Water Provider

Septic (Y/N)

STAFF USE ONLY

Southwest side of the intersection of Inskip Rd and W Parkway Ave

General Location

City

Council District 5

RN-2 (Single-Family Residential Neighborhood)

Multifamily Residential

County District

Zoning District

Existing Land Use

North City

LDR (Low Density Residential)

N/A (Within City Limits)

Planning Sector

Land Use (City)/Place Type (County)

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 _____	
<input type="checkbox"/> Attachments / Additional Requirements	

ZONING REQUEST

<input checked="" type="checkbox"/> Zoning Change	RN-4 (General Residential Neighborhood) Proposed Zoning	Pending Plat File Number
<input checked="" type="checkbox"/> Plan Amendment	MDR (Medium Density Residential) Proposed Plan Designation(s)	

Proposed Density (units/acre) Previous Rezoning Requests

Additional Information _____

STAFF USE ONLY

PLAT TYPE <input type="checkbox"/> Staff Review <input type="checkbox"/> Planning Commission	Fee 1	Total
ATTACHMENTS <input type="checkbox"/> Property Owners / Option Holders <input type="checkbox"/> Variance Request <input type="checkbox"/> Amendment Request (Comprehensive Plan)	\$1,700.00	
ADDITIONAL REQUIREMENTS <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: **Andrew Thomas** Please Print **5/28/2024** Date

Phone / Email

Property Owner Signature: **Andrew Thomas WEST PARKWAY 1 LLC** Please Print **5/28/2024** 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

Andrew Thomas

Applicant Name

Affiliation

5/27/2024

July 11, 2024

File Number(s)

Date Filed

Meeting Date (if applicable)

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

Andrew Thomas

West Parkway 1 LLC

Name

Company

131 Lynnwood Dr. #18293

Knoxville

TN

37918

Address

City

State

ZIP

704-412-1289

virtualptig@gmail.com

Phone

Email

CURRENT PROPERTY INFO

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

1210 W Parkway Ave, Knoxville, TN 37912

069AD01101

Property Address

Parcel ID

Knoxville Utilities Board

Knoxville Utilities Board

N

Sewer Provider

Water Provider

Septic (Y/N)

STAFF USE ONLY

General Location

Tract Size

City County

District

Zoning District

Existing Land Use

Planning Sector

Land Use / Place Type
CITY COUNTY

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

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 **RN-4** Proposed Zoning

Plan Amendment Change **MDR** 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

Amendment Request (*Comprehensive Plan*)

ADDITIONAL REQUIREMENTS

Use on Review / Special Use (*Concept Plan*)



Traffic Impact Study

COA Checklist (*Hillside Protection*)

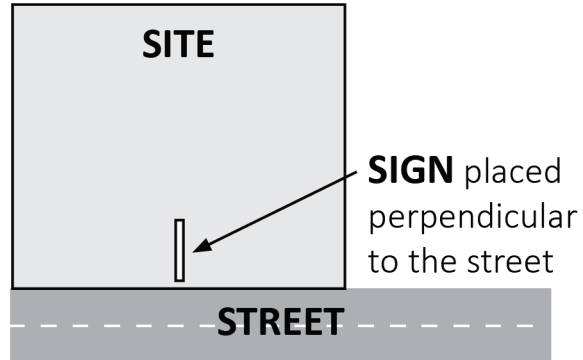
Fee 1		Total
Fee 2		
Fee 3		

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

 <small>dotloop verified 05/27/24 9:38 PM EDT UBCU-ZG7Z-YIYY-FYEC</small>	Andrew Thomas	5/27/2024
Applicant Signature	Please Print	Date
704-412-1289	virtualptig@gmail.com	
Phone Number	Email	
 <small>dotloop verified 05/27/24 9:38 PM EDT BSM1-LDSQ-ZKAP-Q0B7</small>	Andrew Thomas	Date Paid
Property Owner Signature	Please Print	Date Paid

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:

_____ June 28, 2024 _____ and _____ July 12, 2024 _____
 (applicant or staff to post sign) (applicant to remove sign)

Applicant Name: Andrew Thomas

Date: 5/28/2024

File Number: 7-P-24-RZ_7-G-24-PA_7-G-24-SP

- Sign posted by Staff
- Sign posted by Applicant