

REZONING

5-C-24-RZ

Petitioner: Chia Hsiang Wu



From: RN-4 (General Residential Neighborhood)

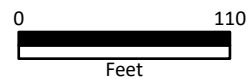
To: I-MU (Industrial Mixed-Use)

Map No: 122

Jurisdiction: City

Original Print Date: 4/2/2024

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

- Plan Amendment
 - Sector Plan
 - One Year Plan
- Rezoning

Chia Hsiang Wu

Applicant Name

Affiliation

3/14/2024

Date Filed

5/9/2024

Meeting Date (if applicable)

5-C-24-RZ

File Number(s)

CORRESPONDENCE

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

Chia Hsiang Wu

Name / Company

42535 Gage Ct Fremont CA 94538

Address

415-240-9702 / jsnwuu@gmail.com

Phone / Email

CURRENT PROPERTY INFO

Chia Hsiang Wu

Owner Name (if different)

42535 Gage Ct Fremont CA 94538

Owner Address

415-240-9702 / jsnwuu@gmail.

Owner Phone / Email

925 MARYVILLE PIKE / 929, 933 MARYVILLE PIKE

Property Address

122 D E 010, 011, 012

Parcel ID

Part of Parcel (Y/N)?

19579 square feet

Tract Size

Knoxville Utilities Board

Sewer Provider

Knoxville Utilities Board

Water Provider

Septic (Y/N)

STAFF USE ONLY

Northwest side of Maryville Pike, Northeast of Edington Road

General Location

City

Council District 1

RN-4 (General Residential Neighborhood)

**Single Family Residential,
Agriculture/Forestry/Vacant Land**

County District

Zoning District

Existing Land Use

South City

Planning Sector

HI (Heavy Industrial)

Sector Plan Land Use Classification

N/A (Within City Limits)

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 I-MU (Industrial Mixed-Use)	Pending Plat File Number
Proposed Zoning	
<input type="checkbox"/> Plan Amendment	Proposed Plan Designation(s)
Proposed Density (units/acre) Previous Zoning Requests	
Additional Information	

STAFF USE ONLY

PLAT TYPE

Staff Review Planning Commission

ATTACHMENTS

Property Owners / Option Holders Variance Request

ADDITIONAL REQUIREMENTS

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

Fee 1	Total
\$1,000.00	
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: **Chia Hsiang Wu** Please Print **3/14/2024** Date

Phone / Email

Property Owner Signature: **Chia Hsiang Wu** Please Print **3/14/2024** 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
 - OYP
- Rezoning

Chia Hsiang Wu

Applicant Name

Affiliation

02/05/2024

May 9, 2024

File Number(s)

Date Filed

Meeting Date (if applicable)

5-C-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

Chia Hsiang Wu

Name

Company

42535 Gage Ct

Fremont

CA

94538

Address

City

State

ZIP

4152409702

jsnwuu@gmail.com

Phone

Email

CURRENT PROPERTY INFO

Chia Hsiang Wu

42535 Gage Ct, Fremont, CA94538

4152409702

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

925, 929, 933 Maryville Pike, Knoxville, TN 37920

122DE010, 011, 012

Property Address

Parcel ID

KUB

KUB

N

Sewer Provider

Water Provider

Septic (Y/N)

STAFF USE ONLY

General Location

Tract Size

City County

District

Zoning District

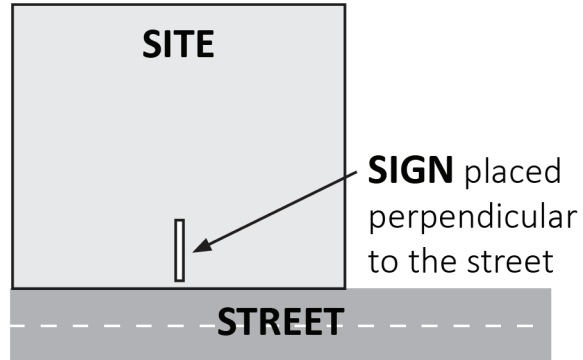
Existing Land Use

Planning Sector

Sector Plan Land Use Classification

Growth Policy Plan Designation

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:

_____ 04/26/2024 _____ and _____ 05/10/2024 _____
(applicant or staff to post sign) (applicant to remove sign)

Applicant Name: Chia Hsiang Wu

Date: 03/14/2024

File Number: 5-C-24-RZ

- Sign posted by Staff
- Sign posted by Applicant

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 **I-MU**
Proposed Zoning

Plan Amendment Change Proposed Plan Designation(s)

Pending Plat File Number

Proposed Density (units/acre) Previous Rezoning Requests

Other (specify) **Address 925 Maryville Pike, 929 Maryville Pike, and 933 Maryville Pike, Knoxville, TN 37920**

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
Fee 2	
Fee 3	

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I declare under penalty of perjury the foregoing is true and correct:

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Chia-Hsiang Wu

Applicant Signature

Chia Hsiang Wu

Please Print

02/05/2024

Date

4152409702

Phone Number

jsnwuu@gmail.com

Email

Chia-Hsiang Wu

Property Owner Signature

Chia Hsiang Wu

Please Print

03/14/2024, SG

Date Paid