

FINAL SUBDIVISION PLAT

5-SB-24-F

Petitioner: Josh Sanderson/Belltown LLC



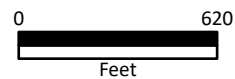
Final Plat For: Final Plat of Belltown, Phase1, Unit 4

Map No: 66

Jurisdiction: County

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

Josh Sanderson/Belltown LLC

Applicant Name

Affiliation

3/12/2024

Date Filed

5/9/2024

Meeting Date (if applicable)

5-SB-24-F

File Number(s)

CORRESPONDENCE

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

Josh Sanderson Belltown LLC

Name / Company

4909 Ball Road Knoxville TN 37931

Address

865-694-7756

Phone / Email

CURRENT PROPERTY INFO

Josh Sanderson Belltown LLC

Owner Name (if different)

4909 Ball Road Knoxville TN 37931

Owner Address

865-694-7756

Owner Phone / Email

4714 W. Emory Rd. / 0 Freedom Bell Ave

Property Address

66 121, 122 (part of)

Parcel ID

Part of Parcel (Y/N)?

10.21 acres

Tract Size

Hallsdale-Powell Utility District

Sewer Provider

Hallsdale-Powell Utility District

Water Provider

No

Septic (Y/N)

STAFF USE ONLY

Northwest & southeast sides of west Emory Rd, north of west Beaver Creek Dr.

General Location

City **Commission District 6 A (Agricultural), PD (Planned District)**

County District

Zoning District

Existing Land Use

Northwest County

Planning Sector

Sector Plan Land Use Classification

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

Final Plat of Belltown, Phase1, Unit 4	Related Rezoning File Number
Proposed Subdivision Name	
Unit / Phase Number <input checked="" type="checkbox"/> Split Parcels	39 Total Number of Lots Created
Additional Information _____	
<input type="checkbox"/> Attachments / Additional Requirements	

ZONING REQUEST

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

STAFF USE ONLY

PLAT TYPE <input type="checkbox"/> Staff Review <input checked="" type="checkbox"/> Planning Commission	Fee 1	Total
ATTACHMENTS <input type="checkbox"/> Property Owners / Option Holders <input type="checkbox"/> Variance Request	\$1,880.00	
ADDITIONAL REQUIREMENTS <input type="checkbox"/> COA Checklist (Hillside Protection) <input type="checkbox"/> Design Plan Certification (Final Plat) <input type="checkbox"/> Site Plan (Development Request) <input type="checkbox"/> Traffic Impact Study <input type="checkbox"/> Use on Review / Special Use (Concept Plan)	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	Josh Sanderson/Belltown LLC Please Print	3/12/2024 Date
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Phone / Email	Josh Sanderson Belltown LLC Please Print	3/12/2024 Date
Property Owner Signature		



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

Sanderson

Josh Sanderson, Belltown LLC

Applicant Name

Affiliation

03/12/2024

May 9, 2024

File Number(s)

Date Filed

Meeting Date (if applicable)

5-SB-24-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

Josh Sanderson

Belltown LLC

Name

Company

4909 Ball Road

Knoxville

TN

37931

Address

City

State

ZIP

865-694-7756

josh@rhsco.com

Phone

Email

CURRENT PROPERTY INFO

Belltown LLC

4909 Ball Road, Knoxville, TN 37931

865-694-7756

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

0 Freedom Bell Ave

~~4515 S~~ 4714 W. Emory Road, Powell, TN 37849

066 part of parcels 121 & 122

Property Address

Parcel ID

~~HDPU~~ HPUD

HPUD

N

Sewer Provider

Water Provider

Septic (Y/N)

STAFF USE ONLY

NW of W. Emory Rd, North of W Beaver Creek Dr.

10.21 acres

General Location

Tract Size

City County

6th

A, PD

AgForVac

District

Zoning District

Existing Land Use

Northwest County

LDR

Planned Growth Area

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

Belltown, Phase I

Proposed Subdivision Name

Unit-4

- Combine Parcels
 Divide Parcel

Unit / Phase Number

39

Total Number of Lots Created

Other (specify) _____

Attachments / Additional Requirements

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	\$1,320.00	
0208	\$560.00	\$1,880.00
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



Josh Sandesron, Belltown LLC

Please Print

3-11-2024

Date

865-694-7756

Phone Number

josh@rhsco.com

Email

03/12/2024, SG

Property Owner Signature

Please Print

Date Paid