

**SPECIAL USE**

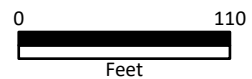
**11-A-24-SU**

**Petitioner:** Damon A Falconnier



Two-family dwellings in RN-1 (Single-Family Residential Neighborhood), HP (Hillside Protection Overlay)

**Map No:** 69  
**Jurisdiction:** City





# 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

**Damon A Falconnier**

Applicant Name

**Architect**

Affiliation

**9/20/2024**

Date Filed

**11/14/2024**

Meeting Date (if applicable)

**11-A-24-SU**

File Number(s)

## CORRESPONDENCE

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

**Damon Falconnier Falconnier Design Co.**

Name / Company

**4622 Chambliss Ave Knoxville TN 37919**

Address

**865-584-7868 / faldesco@gmail.com**

Phone / Email

## CURRENT PROPERTY INFO

**Sheila Proffitt**

Owner Name (if different)

**PO Box 12922 Knoxville TN 37912**

Owner Address

**865-599-4350**

Owner Phone / Email

**0 MINERAL SPRINGS AVE**

Property Address

**69 E B 03102**

Parcel ID

Part of Parcel (Y/N)?

**1.37 acres**

Tract Size

**Knoxville Utilities Board**

Sewer Provider

**Knoxville Utilities Board**

Water Provider

**No**

Septic (Y/N)

## COMMUNITY ENGAGEMENT

*Sign and return the **Public Notice and Community Engagement** form with this application.*

*Planning strives to provide community members with information about upcoming cases in a variety of ways. In addition to posting public notice signs, our agency encourages applicants to provide information and offer opportunities for dialogue related to their upcoming case(s). **We require applicants to acknowledge their role in this process.***

## DEVELOPMENT REQUEST

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

Related City Permit Number(s)

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

Other (specify) **Two-family dwellings on property to be subdivided**

## SUBDIVISION REQUEST

Proposed Subdivision Name

Related Rezoning File Number

Unit / Phase Number

Total Number of Lots Created

Additional Information \_\_\_\_\_

- Attachments / Additional Requirements

## ZONING REQUEST

- Zoning  
Change

Proposed Zoning

Pending Plat File Number

- Plan

Amendment Proposed Plan Designation(s)

Proposed Density (units/acre)   Previous Rezoning Requests

Additional Information \_\_\_\_\_

## 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

**\$500.00**

Fee 2

Fee 3

Total

## 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.

**Damon A Falconnier**

**9/20/2024**

Applicant Signature

Please Print

Date

Phone / Email

**Sheila Proffitt**

**9/20/2024**

Property Owner Signature

Please Print

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

Damon A Falconnier

Architect

Applicant Name

Affiliation

9/12/2024

11/14/2024

Date Filed

Meeting Date (if applicable)

File Number(s)

11-A-24-SU

## 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

Damon A Falconnier

Falconnier Design Co

Name

Company

4622 Chambliss Ave

Knoxville

TN

37919

Address

City

State

ZIP

865-584-7868

faldesco@gmail.com

Phone

Email

## CURRENT PROPERTY INFO

Sheila Proffitt

PO Box 12922 Knoxville, TN 37912

865-599-4350

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

0 Mineral Springs Ave

069EB03102

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

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) \_\_\_\_\_

**Proposed (2) New lots with with (1) duplex on each lot**

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

Related City Permit Number(s)

## SUBDIVISION REQUEST

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

Unit / Phase Number    Combine Parcels    Divide Parcel

**Two**

Total Number of Lots Created

Related Rezoning File Number

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

Attachments / Additional Requirements

## ZONING REQUEST

Zoning Change

Proposed Zoning \_\_\_\_\_

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 <b>\$500.00</b>
<b>0402</b>		
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**

Damon Falconnier Digitally signed by Damon Falconnier  
Date: 2024.09.12 10:25:41 -04'00'

Damon A Falconnier

9/12/2024

Applicant Signature

Please Print

Date

865-584-7868

faldesco@gmail.com

Phone Number

Email

Sheila Proffitt Crum Digitally signed by Sheila Proffitt Crum  
Date: 2024.09.12 10:18:15 -04'00'

Sheila Proffitt Crum

09/20/2024, SG

Property Owner Signature

Please Print

Date Paid

# Public Notice and Community Engagement

## Sign Posting and Removal

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.

**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.

## Community Engagement

Planning strives to provide community members with information about upcoming cases in a variety of ways. In addition to posting public notice signs, our agency encourages applicants to provide information and offer opportunities for dialogue related to their upcoming case(s).

### Acknowledgement

*By signing below, you acknowledge that public notice signs must be posted and visible on the property consistent with the guidelines above and between the dates listed below.*

**11/01/2024**

Date to be Posted

**11/15/2024**

Date to be Removed

**Have you engaged the surrounding property owners to discuss your request?**

- Yes  No
- No, but I plan to prior to the Planning Commission meeting

**Damon Falconnier**

Applicant Signature

Digitally signed by Damon Falconnier  
Date: 2024.09.20 15:17:16 -04'00'

**Damon A Falconnier**

Applicant Name

**9/20/2024**

Date

**11-A-24-SU**  
FILE NUMBER