



**4-B-25-SP
NORTHWEST COUNTY SECTOR PLAN MAP**

Petitioner: L. Gass

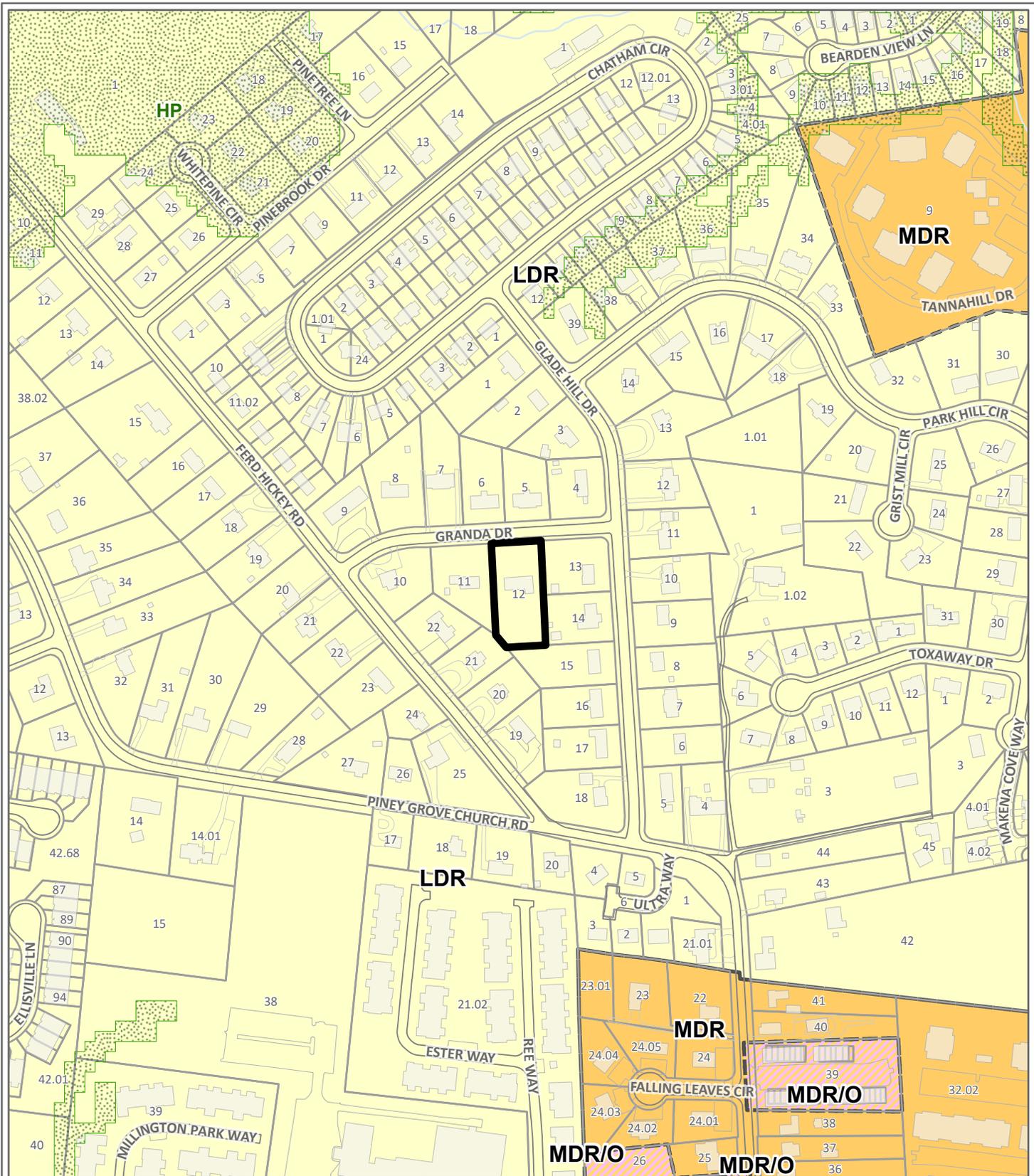


From: LDR (Low Density Residential)
To: MDR (Medium Density Residential)

Map No: 106
Jurisdiction: City

Original Print Date: 3/14/2025
Knoxville - Knox County Planning Commission * City / County Building * Knoxville, TN 37902





ONE YEAR PLAN MAP

4-C-25-PA

Petitioner: L. Gass



From: LDR (Low Density Residential)

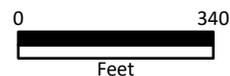
To: MDR (Medium Density Residential)

Map No: 106

Jurisdiction: City

Original Print Date: 2/27/2025

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





REZONING

4-P-25-RZ

Petitioner: L. Gass



From: RN-1 (Single-Family Residential Neighborhood)

To: RN-4 (General Residential Neighborhood)

Map No: 106
Jurisdiction: City

Original Print Date: 2/27/2025
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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

L. GASS
~~L. GASS~~

Applicant Name _____ Affiliation _____

2-23-25 Date Filed _____ April 10, 2025 Meeting Date (If applicable) _____

File Number(s)
4-P-25-RZ
4-C-25-PA
4-B-25-SP

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

L. GASS
Name _____ Company _____

7504 GRANDA DR Address _____ KNOXVILLE City _____ TN State _____ 37909 ZIP _____

~~XXXXXXXXXX~~ Phone _____ NA Email _____

CURRENT PROPERTY INFO

SAME Property Owner Name (if different) _____ 865-898-4720 Property Owner Address _____ Property Owner Phone _____

Property Address _____ 1060JB012 Parcel ID _____

KUB Sewer Provider _____ KUB Water Provider _____ N Septic (Y/N) _____

COMMUNITY ENGAGEMENT Sign and return the Public Notice & 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

NA

- 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

NA

Related Rezoning File Number

Proposed Subdivision Name _____

- Combine Parcels
- Divide Parcel

Total Number of Lots Created _____

Other (specify) _____

Attachments / Additional Requirements _____

ZONING REQUEST

Zoning Change

Proposed Zoning RNF

Pending Plat File Number

Plan Amendment Change

Proposed Plan Designation(s) MDR

Proposed Density (units/acre) _____

Previous Rezoning Requests NA

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
	\$1,700.00
Fee 2	
Fee 3	

DECLARATION

By signing below, 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. If there are additional owners or options holders, each additional individual must sign the Property Owners/Option Holders Form.

Linda Glass
Applicant Signature

LINDA GLASS
Print Name / Affiliation

2-23-25
Date

Phone Number _____

Email _____

Linda Glass
Property Owner Signature

LINDA GLASS
Please Print

02/24/2025, SG
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.

3-25-25
Date to be Posted

4-11-25
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

Linda Gass
Applicant Signature

LINDA GASS
Applicant Name

2-23-25
Date

FILE NUMBER