

**CONCEPT PLAN / DEVELOPMENT PLAN**

**4-SC-25-C / 4-C-25-DP**

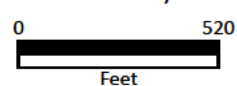
**Petitioner:** Knoxville Habitat for Humanity, Inc



Attached residential subdivision in PR (Planned Residential), <4.5 DU/AC

**Map No:** 62  
**Jurisdiction:** County

**Original Print Date:** 2/27/2025  
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
  - SP
  - OYP
- Rezoning

Knoxville Habitat for Humanity, INC

Developer

Applicant Name

Affiliation

2/24/2025

April 10, 2024

Date Filed

Meeting Date (if applicable)

File Number(s)

4-SC-25-C  
4-C-25-DP

## 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

Mr. Bill Terry

Knoxville Habitat for Humanity, INC

Name

Company

1501 Washington Ave

Knoxville

TN

37917

Address

City

State

ZIP

865.523.3539

Phone

Email

## CURRENT PROPERTY INFO

Knoxville Habitat for Humanity, INC

1501 Washington Ave Knoxville, TN 37917

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

0 Tribute Ln Knoxville, TN 37924

062.166, 062.166.01

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

## DEVELOPMENT REQUEST

<input checked="" type="checkbox"/> Development Plan <input type="checkbox"/> Use on Review / Special Use <input type="checkbox"/> Hillside Protection COA <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Non-Residential Home Occupation (specify) <u>Duplex</u>	Related City Permit Number(s)
Other (specify) <u>Attached residential subdivision</u>	

## SUBDIVISION REQUEST

The Plains Subdivision	Related Rezoning File Number
Proposed Subdivision Name	
Unit / Phase Number <input type="checkbox"/> Combine Parcels <input checked="" type="checkbox"/> Divide Parcel            Total Number of Lots Created <u>74</u>	
<input type="checkbox"/> Other (specify) _____ <input checked="" type="checkbox"/> Attachments / Additional Requirements	

## ZONING REQUEST

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

## STAFF USE ONLY

### PLAT TYPE

Staff Review   
  Planning Commission

### ATTACHMENTS

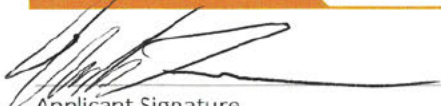

Property Owners / Option Holders   
  Variance Request

### 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	
	<b>\$1,600.00</b>

## AUTHORIZATION

 Applicant Signature	Knoxville Habitat for Humanity, INC Please Print	2/24/25 Date
865.523.3539 Phone Number	 Email	
Same as above Property Owner Signature	Please Print	02/25/2025, SG Date



## 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.*

03/28/2025

04/11/2025

~~2/1/2025~~

~~2/11/2025~~

Date to be Posted

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



Applicant Signature

**Mark Dunn**

Applicant Name

**2/24/2025**

Date

**4-SC-25-C\_4-C-25-DP**

**FILE NUMBER**