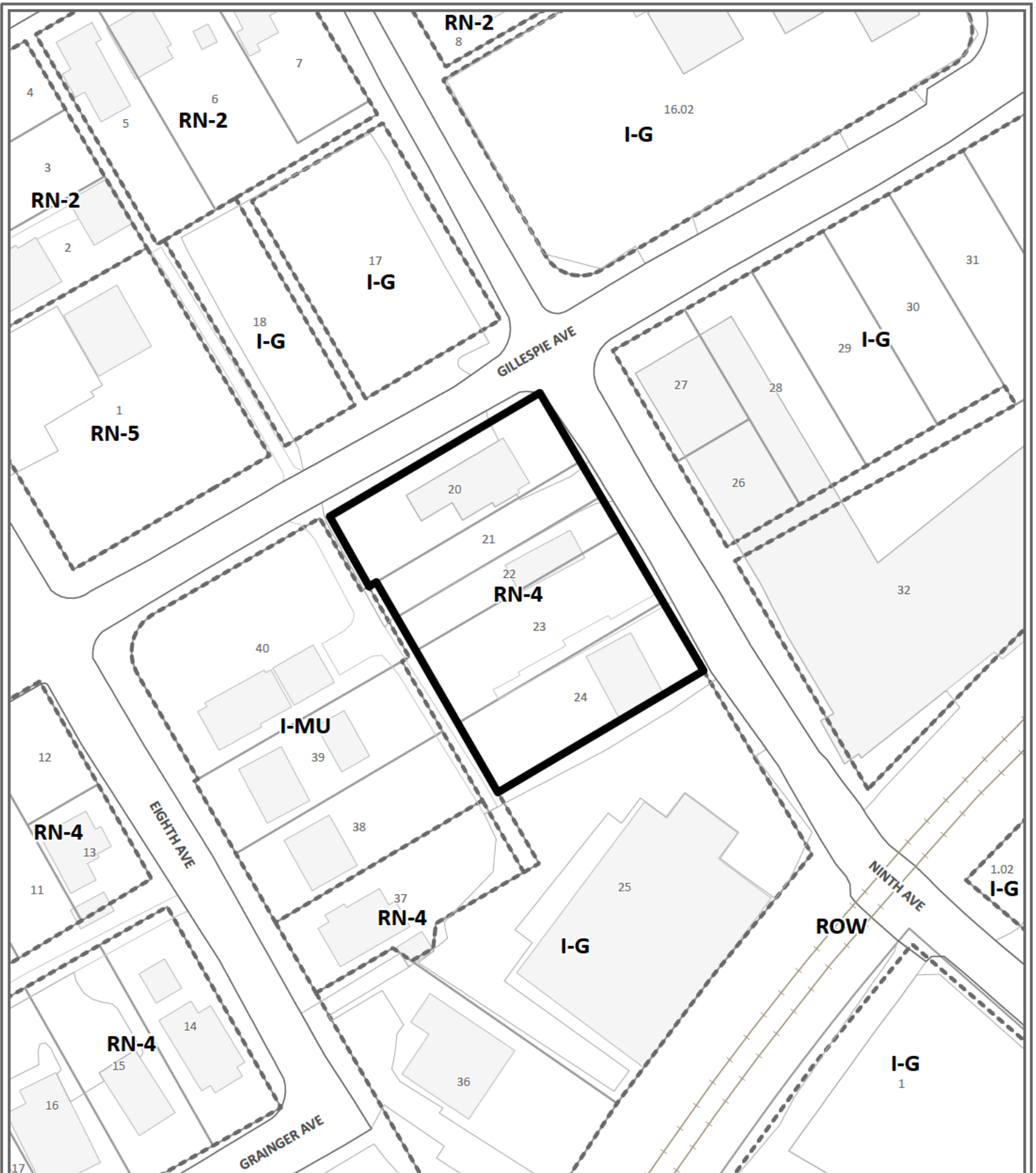




## REZONING

12-P-25-RZ



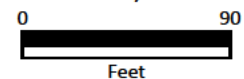
**From:** RN-4 (General Residential Neighborhood)

**To:** I-G (General Industrial)

**Petitioner:** Quality Machine and Welding  
CO., INC

**Map No:** 82

**Jurisdiction:** City



**Original Print Date:** 11/3/2025

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

**Subdivision** ☐ Concept Plan\* ☐ Final Plat**Zoning** ☒ Rezoning ☐ Plan Amendment\* ☐ Governmental Rezoning**Development** ☐ Development Plan\* ☐ Planned Development\* ☐ Use on Review / Special Use\* ☐ Hillside Protection COA\*\*These application types require a [pre-application consultation](#) with Planning staff.

Quality Machine and Welding Co., Inc.

Applicant Name

Affiliation

10/27/25

12/11/2025

File Number(s)

Date Filed

Meeting Date (if applicable)

12-P-25-RZ

## Correspondence

All correspondence will be directed to the approved contact listed below. The contact information you provide here and elsewhere on this form will be included in the application materials and is part of the public record of your case.

☒ Applicant ☐ Property Owner ☐ Option Holder ☐ Project Surveyor ☐ Engineer ☐ Architect/Landscape Architect

Jeffrey Roth

Quality Machine and Welding Co., Inc.

Name

Company

2008 Hoitt Ave/ PO Box 27345

Knoxville

TN

37917

Address

City

State

ZIP

865-389-2162

Phone

Email

## Current Property Info

Quality Machine and Welding Co., Inc.

2008 Hoitt Avenue

865-389-2162

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

1625, 1621, 1619, 1615, 1609 Ninth Avenue

082HG020, 08HG021, 082HG022, 023, 024

Property Address

Parcel ID

KUB

KUB

Sewer Provider

Water Provider

Septic (Y/N)

## Development Request

☐ Residential ☒ Non-Residential

RELATED CITY PERMIT NUMBER

Proposed Use Expand our current business operation that is located across the streetSpecify if a traffic impact study is required: ☐ Yes (required to be submitted with application) ☒ No

## Subdivision Request

|                                                                                                                                                     |                                                                                 |                                 |
|-----------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------|---------------------------------|
|                                                                                                                                                     |                                                                                 | RELATED REZONING FILE NUMBER    |
| Proposed Subdivision Name                                                                                                                           |                                                                                 |                                 |
| Unit / Phase Number                                                                                                                                 | <input type="checkbox"/> Combine Parcels <input type="checkbox"/> Divide Parcel | Proposed Number of Lots (total) |
| <input type="checkbox"/> Other (specify) _____                                                                                                      |                                                                                 |                                 |
| Specify if requesting: <input type="checkbox"/> Variance <input type="checkbox"/> Alternative design standard                                       |                                                                                 |                                 |
| Specify if a traffic impact study is required: <input type="checkbox"/> Yes (required to be submitted with application) <input type="checkbox"/> No |                                                                                 |                                 |

## Zoning Request

|                                                                                                                         |                                                                      |                            |
|-------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------|----------------------------|
| IG, General Industrial                                                                                                  |                                                                      | PENDING PLAT FILE NUMBER   |
| <input checked="" type="checkbox"/> Zoning Change                                                                       | Proposed Zoning      Proposed Density (units/acre, for PR zone only) |                            |
| <input type="checkbox"/> Sector Plan <input type="checkbox"/> One Year Plan <input type="checkbox"/> Comprehensive Plan |                                                                      |                            |
| <input type="checkbox"/> Plan Amendment Change                                                                          | Proposed Plan Designation(s)                                         |                            |
| <input type="checkbox"/> If, in Knox county, submit plan amendment request with application                             |                                                                      | Previous Rezoning Requests |
| <input type="checkbox"/> Other (specify) _____                                                                          |                                                                      |                            |

## 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**

|                                                                                                                                                                                                                                              |                                                                                     |                |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|----------------|
| <br>Digitally signed by Jeff Roth<br>DN: cn=Jeff Roth, o=Quality Machine and Welding, ou, email=jwroth@qmwkx.com, c=US<br>Date: 2025.10.27 14:36:19 -0400 | Jeffrey W. Roth, VP                                                                 | 10/27/25       |
| Applicant Signature                                                                                                                                                                                                                          | Print Name / Affiliation                                                            | Date           |
| 865-389-2162                                                                                                                                                                                                                                 |  |                |
| Phone Number                                                                                                                                                                                                                                 | Email                                                                               |                |
| <br>Digitally signed by Jeff Roth<br>DN: cn=Jeff Roth, o=Quality Machine and Welding, ou, email=jwroth@qmwkx.com, c=US<br>Date: 2025.10.27 14:36:40 -0400 | Jeffrey W. Roth, VP Quality Machine and W                                           | 10/27/2025, SG |
| Property Owner Signature                                                                                                                                                                                                                     | Please Print                                                                        | Date Paid      |

## Staff Use Only

☐ Administrative Review

### ADDITIONAL REQUIREMENTS

☐ Property Owners / Option Holders

| FEE 1 | FEE 2      | FEE 3 | TOTAL      |
|-------|------------|-------|------------|
| 0803  | \$1,000.00 |       | \$1,000.00 |

# Public Notice and 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). The contact information you provide in your application may be used for that purpose. We require applicants to acknowledge their role in this process.

## 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.

### 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.**

11/28/2025

12/12/2025

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



Digitally signed by Jeffrey W. Roth  
DN: cn=Jeff Roth, o=Quality Machine and  
Welding, ou, email=jwroth@qmwk.com, c=US  
Date: 2025.10.27 15:23:17 -0400

Jeffrey W. Roth, VP

10/27/25

Applicant Signature

Applicant Name

Date