

DEVELOPMENT PLAN

2-D-25-DP

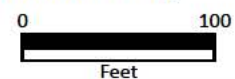
Petitioner: Mike Watson



Reduce setback from 25 ft to 23 Ft. in PR (Planned Residential) up to 5 du/ac

Map No: 137

Jurisdiction: County



Original Print Date: 1/3/2025

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
 - PA
- Rezoning

MIKE WATSON Applicant Name OWNER Affiliation

12-30-24 Date Filed FEB. 13, 2025 1:30 PM Meeting Date (if applicable) File Number(s)
2-D-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

MIKE WATSON Name MIKE WATSON Company

7610 DUPREE RD. Address KNOXVILLE City TN State 37920 ZIP

865 368-1933 Phone [REDACTED] Email

CURRENT PROPERTY INFO

MIKE WATSON Property Owner Name (if different) 7610 DUPREE RD Property Owner Address 865-368-1933 Property Owner Phone

7610 DUPREE RD Property Address 031 1371A025 Parcel ID

KNOX CHAPMAN UTILITY Sewer Provider KNOX CHAPMAN UTILITY Water Provider 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

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

Home Occupation (specify) _____

Other (specify) REDUCE SETBACK FROM 25'-0" TO 23'-0"

Related City Permit Number(s)

SUBDIVISION REQUEST

Proposed Subdivision Name _____

Combine Parcels
 Divide Parcel

 Unit / Phase Number
 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)

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
Fee 2	
Fee 3	

AUTHORIZATION

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.**



Applicant Signature

MIKE WATSON
Print Name / Affiliation

12-30-24
Date

869 368-1933
Phone Number

WATSON4325@GMAIL.COM
Email


Property Owner Signature

MIKE WATSON
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

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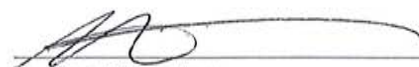
Acknowledgement

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.

^{1/31/2025}
~~1/15/2025~~ 2/14/2025
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

MIKE WATSON
Applicant Name

12-30-24
Date

2-D-25-DP

FILE NUMBER