



REZONING

2-E-25-RZ

Petitioner: Andrew Baker

From: A (Agricultural)



To: PR (Planned Residential) with up to 1.5 du/ac

Map No: 46
Jurisdiction: County

Original Print Date: 1/7/2025
Knoxville - Knox County Planning Commission * City / County Building * Knoxville, TN 37902





Planning

KNOXVILLE | KNOX COUNTY

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

Andrew Baker

Applicant Name

Affiliation

12/20/2024

2/13/2025

File Number(s)

Date Filed

Meeting Date (if applicable)

2-E-25-RZ

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

Andrew Baker

Name

Company

8505 Heiskell Rd.

Powell

TN

37849

Address

City

State

ZIP

865-692-7908

Phone

Email

CURRENT PROPERTY INFO

Barbara Baker

8505 Heiskell Rd. Powell TN

865-938-1688

Property Owner Name (if different)

Property Owner Address

Property Owner Phone

8509 Heiskell Rd. Powell TN, 37849

04606701

Property Address

Parcel ID

Hallsdale Powell

Hallsdale Powell

N

Sewer Provider

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

Related City Permit Number(s)

Home Occupation (specify) _____

Other (specify) _____

SUBDIVISION REQUEST

Related Rezoning File Number

Proposed Subdivision Name _____

Unit / Phase Number Combine Parcels Divide Parcel

Total Number of Lots Created

Other (specify) _____

Attachments / Additional Requirements

ZONING REQUEST

Zoning Change **Planned Residential 1.5 du/ac**

Pending Plat File Number

Proposed Zoning _____

Plan Amendment Change

Proposed Plan Designation(s) _____

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	\$6650.00	

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.

Andrew Baker

Andrew Baker

Applicant Signature

Print Name / Affiliation

12/20/2024
Date

865-692-7908

Phone Number

Email

Barbara Baker

Barbara Baker

Property Owner Signature

Please Print

12/26/2024, 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.

1/31/2024	1/31/2025	2/24/2024	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

Andrew Baker

Applicant Signature

Applicant Name

12/20/2024

Date

2-E-25-RZ

FILE NUMBER