

From: Sharon Boyce [<mailto:seboyce24@gmail.com>]

Sent: Friday, June 18, 2021 2:55 PM

To: hcannon@knoxvilletn.gov; chowley@knoxvilletn.gov; cwilliams@knoxvilletn.gov; Christie.Renfro@tn.gov

Cc: wkline@hdclaw.com; aroberto@knoxvilletn.gov; seboyce24@gmail.com; ajwoodal@gmail.com

Subject: Requests of Dean Preston Smith, 9608 Westland Drive, for One Year Plan Amendment, Sector Plan Amendment and Rezoning from A/Hillside Protection to C-H-1/Hillside Protection, Nos. 7-B-21-PA and 7-E-21- RZ on the July 8, 2021 MPC agenda.

June 18, 2021

City of Knoxville Engineering Department, W. Harold Cannon, Engineering Director
hcannon@knoxvilletn.gov

Christopher S. Howley, Engineering Planning Chief
chowley@knoxvilletn.gov

M. Curtis Williams, Stormwater Engineering Manager
cwilliams@knoxvilletn.gov

Christie Renfro, Environmental Scientist, Tennessee Department of Environment and Conservation, Division of Water Resources, Knoxville Environmental Field Office
Christie.Renfro@tn.gov

Re: Requests of Dean Preston Smith, 9608 Westland Drive, for One Year Plan Amendment, Sector Plan Amendment and Rezoning from A/Hillside Protection to C-H-1/Hillside Protection, Nos. 7-B-21-PA and 7-E-21- RZ on the July 8, 2021 MPC agenda.

Dear Mr. Cannon, Howley, Williams and Ms. Renfro:

We have lived at 9520 Westland Drive since 1977. We are the only property owners with land adjacent to the 1.05 acres subject to the above requests for plan amendment, sector plan and rezoning. It is located to the west of our property, on the south side of the creek and east of I-140.

Attached is a copy of the above requests to be heard at the July 8, 2021 Knox Planning meeting together with the Knox Planning map of the property to be rezoned. Also attached is a copy of a topographical map from KGIS showing the terrain of this property including the portion requested for rezoning. While the requested property adjacent to and immediately south of the creek is flat, we believe that all or part may be wetlands that should be legally protected from development. Not only is it adjacent to the creek but the water from the south and east hillsides drain directly to this area. We ask you to visit and assess the 1.05 acres and require an environmental assessment prior to any Knox Planning consideration.

On our property to the east of this property, there is a large spring that flows to the creek. On the north side of the creek, at the rear of 9600 Westland Drive, TDEC has formally identified wetlands that have been protected from development. Also at 9608 Westland Drive, TDEC by letter dated January 3, 2018 identified two blue line streams which cross this property.

Sincerely,

Jack Woodall
Sharon Boyce
9520 Westland Drive
Knoxville, TN 37922

cc: Wayne Kline, Esq.
Hodges, Doughty and Carson
wkline@hdclaw.com

City of Knoxville Councilman Andrew Roberto
aroberto@knoxvilletn.gov

Attachments:

Dean Preston Smith, application for sector plan amendment, one-year plan amendment and rezoning, 9608 Westland Drive
Dean Preston Smith, No. 7-B-21-PA, 7-E-21-RZ Knox Planning Map of Property at 9608 Westland Drive
KGIS map of topographical features of Property at 9608 Westland Drive
TDEC Environmental Determination Letter HD# 9116, 9608 Westland Drive