



March 27, 2018

Hello MPC Commissioners,

Representing the Southside Waterfront Neighborhood Association, I would like to express our support of the proposed new Aubrey's Restaurant on the campus of the Historic Kern's Bakery.

We are pleased that the height and location of the proposed freestanding building at the southwest corner of the campus will not obscure the view of the Kern's building. To the contrary, we are delighted the planned building design and accents will complement the Kern's Building.

We are also pleased that the proposed building will be approximately 75 feet away from the very busy Chapman Highway and will include landscaping and a sidewalk that will be friendlier for bicyclists and pedestrians.

Randy Burleson's love of Knoxville and commitment to our community is evident by the number of restaurants he has successfully built, the number of jobs he has provided for Knoxville residents, and his demonstrated commitment to helping local schools and nonprofit organizations raise money through regular semi-monthly Saturday pancake breakfasts.

We are further encouraged by the size and scale of the investment planned for this project by Mr. Burleson, including the estimated 80 - 100 additional jobs this restaurant will provide for residents in South Knoxville.

We strongly urge the MPC, BZA, and any other city officials to support a ruling of alternative compliance to make it possible for this project to move forward.

Sincerely,

Kevin Jeske-Polyak

Kevin Jeske-Polyak
President, Southside Waterfront Neighborhood Association



Betty Jo Mahan <bettyjo.mahan@knoxmpc.org>

[MPC Comment] Proposed Aubrey's Restaurant South Knoxville

1 message

Allan Cox <acox@balp.com>

Wed, Mar 28, 2018 at 9:09 AM

Reply-To: acox@balp.com

To: "commission@knoxmpc.org" <commission@knoxmpc.org>

Good Morning MPC Commissioners,

I am writing you to express my support for the Aubrey's restaurant proposed to be located at the old Kerns Bakery site in South Knoxville. As you are aware we are experiencing growth south of the river and the addition of this quality, great value restaurant will serve to sustain this growth.

On a personal note, I have known Randy Burleson since he was a young boy as he grew up three houses down the street from me. He is a very ethical man and strongly believes in giving back to his community. Each of his restaurants works within their respective communities supporting local fundraising activities.

We would welcome Randy and his restaurant to South Knoxville.

Best Regards,

Allan Cox

[523 View Park Drive](#)

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This message was directed to commission@knoxmpc.org



Betty Jo Mahan <bettyjo.mahan@knoxmpc.org>

[MPC Comment] South Knoxville Aubrey's

1 message

Jeremy Walker <jeremy@yeehawbrewing.com>

Wed, Mar 28, 2018 at 9:47 AM

Reply-To: jeremy@yeehawbrewing.com

To: commission@knoxmpc.org

Dear MPC Commissioners,

I am writing you today to express my support of an Aubrey's to be built in South Knoxville. For to long our area has been a terrible food desert with little to no option for healthy eating. Any short drive over Henley Street bridge can show you that our dining options are limited to fast food. Even our local grocery stores do not carry a wide variety of fresh produce. With all of the work going into the local water front, Sevier Ave, as well as the Urban Wilderness, Aubrey's would be a welcome sight to visitors as well as local residents. I have know Randy for over ten years and he is a wonderful person as well as a very responsible business owner and a South Knoxville native. Let's just get this done.

--

Jeremy Walker

Director of Marketing and Brand Development



Certified Cicerone

Cell [865.719.5782](tel:865.719.5782)

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This message was directed to commission@knoxmpc.org



March 28, 2018

Mr. Randy Burleson
Burleson Brands
6025 Brookvale Lane #206
Knoxville, TN 37919

Dear Randy,

Thank you so much for the taking the time to brief me on your vision of locating an Aubrey's Restaurant on the Kern's Bakery site. We are thrilled about your generous offer to allow the restaurant and adjacent parking area to serve as a trailhead for the G & O Trail which we are creating adjacent to the property. This trailhead could serve both residents and visitors alike and would be of tremendous benefit in providing a convenient, visible and fun starting point for the trail. It is a wonderful offer that will be greatly appreciated by the entire community.

Additionally, we applaud your concept of "greening up" Chapman Highway with beautiful landscaping along the street and throughout the footprint of the restaurant location. This site sits in the heart of Knoxville's Urban Wilderness and adding green space along this major thoroughfare helps it become more integrated in the concept of an urban natural area. As we begin to connect Ijams, Baker Creek Preserve and the South Loop Trails with Fort Dickerson Park and the other destinations within the Battlefield Loop, this green corridor could provide the perfect point of connection.

I look forward to the opportunity to work with you as your project progresses. Thank you again for your offer and your vision. Please let me know if there is any way in which we can help with those efforts.

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Sincerely,

A handwritten signature in black ink that reads "Carol Evans". The signature is written in a cursive style with a large initial 'C' and a decorative flourish at the end.

Carol Evans
Executive Director

Cc: Bill Lyons
Gerald Green
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Knox County Commission



CARSON DAILEY
COMMISSIONER, NINTH DISTRICT

Gerald Green Exec, Dir, MPC
Suite 403 400 Main St.
Knoxville Tn 37902

April 2, 2018

Mr. Green,

I am writing this letter in support of the Kerns Bakery Redevelopment site.

Having a quality restaurant as Aubrey's in South Knoxville with a private investment of 2 million dollars while providing job opportunities to area residents will be a great asset for our community. The developer has worked with MPC and the city to develop a plan that works for this iconic site and the community. Meetings with community HOA'S and area leaders to inform us of the quality investment have been taking place. The charity work that Aubrey's gives back to the community with no cost fundraisers that supports boys and girls' organizations along with area schools will be good for the community.

I have spoken to many constituents across the district and everybody is in favor and looking forward to seeing Aubrey's in South Knoxville.

I am asking as a citizen and 9th District County Commissioner to support and move this project forward for our community.

Respectively yours,

A handwritten signature in cursive script that reads "Carson Dailey".

Commissioner Carson Dailey
7508 Government Farm Road
Knoxville Tn 37920