USE ON REVIEW REPORT

▸ **FILE #:**	**3-E-21-UR**	**AGENDA ITEM #:**	**29**
		AGENDA DATE:	**3/11/2021**
▸ **APPLICANT:**	**DEREK GRIZ / IMMANUEL CHURCH KNOXVILLE**		
OWNER(S):	Hardin Valley Land Partners		

TAX ID NUMBER:	103 12011	**View map on KGIS**
JURISDICTION:	County Commission District 6	
STREET ADDRESS:	0 Valley Vista Rd.	
▸ **LOCATION:**	**East side of Valley Vista Rd., northeast of Carmichael Rd., west of Pellissippi Pkwy**	
▸ **APPX. SIZE OF TRACT:**	**10.55 acres**	
SECTOR PLAN:	Northwest County	
GROWTH POLICY PLAN:	Planned Growth Area	
ACCESSIBILITY:	Valley Vista Rd. is a local road with a 43.8-ft pavement width inside a 50-ft right-of-way	
UTILITIES:	Water Source:	West Knox Utility District
	Sewer Source:	West Knox Utility District
WATERSHED:	Beaver Creek	

▸ **ZONING:**	**PC (Planned Commercial) (k) / TO (Technology Overlay)**	
▸ **EXISTING LAND USE:**	**Vacant**	
▸ **PROPOSED USE:**	**Church**	
HISTORY OF ZONING:	None noted for this property	
SURROUNDING LAND USE AND ZONING:	North:	Public-quasi public land and agricultural/forestry/vacant - PC (Planned Commercial) / TO (Technology Overlay)
	South:	Industrial - BP (Business and Technology Park)
	East:	Pellissippi Parkway
	West:	Office, multifamily, and Agricultural/forestry/vacant - OB (Office, Medical and Related Services) / TO (Technology Overlay) and PC (Planned Commercial) / TO (Technology Overlay)
NEIGHBORHOOD CONTEXT:	The site is located south of Hardin Valley Road in an area that has a mix of business, institutional and residential uses within the Technology Overlay Corridor.	

STAFF RECOMMENDATION:

▸ **APPROVE the development plan for a church complex containing 2 buildings, to be built in 2 phases, totaling approximately 36,722 square feet, subject to the following 9 conditions.**

1. Obtaining approval from the Tennessee Technology Corridor Development Authority (TTCDA) for the proposed development.

2. Connection to sanitary sewer and meeting any other relevant requirements of the utility provider.
3. Installation of all landscaping as shown on development plan within six months of the issuance of an occupancy permit, or posting a bond with the Knox County Department of Engineering and Public Works to guarantee such installation.
4. Installation of all sidewalks as identified on the concept plan. Sidewalks shall meet all applicable requirements of the Americans with Disabilities Act (ADA) and the Knox County Department of Engineering and Public Works. Sidewalks connecting those along the right-of-way with those at the church entry may be required by the Knox County Engineering Department during the permitting review stage and would be coordinated at that time. Knox County Engineering reserves the right to waive the sidewalks due to the steep topography if found to be unreasonable to install.
5. Meeting all other applicable requirements of the Knox County Department of Engineering and Public Works.
6. Meeting all applicable requirements of the Knox County Zoning Ordinance.
7. Meeting all applicable requirements of the Knox County Fire Marshall's office.
8. Meeting all applicable requirements and obtaining all required permits from the Tennessee Department of Health.
9. Any proposed signage will be required to meet all applicable requirements of the TTCDA.

With the conditions noted, this plan meets the requirements for approval of a church in the PC district which requires approval as a use on review.

COMMENTS:

The applicant is requesting approval of a small church complex located on the east side of Valley Vista Road south of its intersection with Hardin Valley Road. Access to the site will be shared with the neighboring parcel to the south via the existing driveway off of Valley Vista Road.

The development will be built in 2 phases, with the church constructed in phase 1 and a second building constructed in phase 2. The proposed buildings will be located on the east side of the site abutting Pellissippi Parkway. Both buildings will be one story with a total of 36,422 square feet between the 2 buildings.

The site has challenging topography leading from the right-of-way down into a flat portion of the site where the buildings will be located. Because of this, installing sidewalks inside the site to connect those at the entry to those along the right-of-way will be challenging and the sidewalks likely would not meet ADA requirements. The County's Engineering Department has agreed to work through this issue with the applicant during the permitting phase.

The site is in the Hillside and Ridgetop Protection Area, though the steep slope area is concentrated around the perimeter of the site. The slope analysis recommended a maximum land disturbance area of 5.13 acres. 5.48 acres of the site was graded and a detention pond added in 2007, but the property was not developed further. Though the site exceeds the maximum land disturbance area, the grading is already done. The only further grading that will occur is for the driveway leading down the site from the right-of-way, though much of this work has already been completed, as well.

The applicant is requesting two waivers from TTCDA Guidelines. With approval of these waivers, the plans are in compliance with the TTCDA Design Guidelines.
1. Waiver to exceed the maximum number of parking spaces allowed by the TTCDA Guidelines to comply with the parking standards in Knox County Zoning Ordinance.
2. Waiver to exceed the maximum ground area coverage (GAC) in the Hillside and Ridgetop Protection Area by 10,347 square feet to give the applicant more flexibility in phase 2 design. The general GAC requirement (in non-hillside areas) is 25%, which results in an allowable area of 59,677 square feet. Upon phase 2 completion, the proposed buildings would comprise 36,722 square feet, which yields a GAC of 8% when applied to the previously disturbed area. The site has a previously disturbed area of 5.48 acres that resulted in a flat terrain where development will occur. No development will occur in slopes above 15% except for the driveway, which cross over a sloped area to access the site.

EFFECT OF THE PROPOSAL ON THE SUBJECT PROPERTY, SURROUNDING PROPERTIES AND THE COMMUNITY AS A WHOLE

1. Public utilities are available to serve the site.
2. The proposed apartment complex will have a minimal impact on the existing street system.
3. The proposed development is compatible with the scale and intensity of the surrounding development and

zoning pattern.

CONFORMITY OF THE PROPOSAL TO CRITERIA ESTABLISHED BY THE KNOX COUNTY ZONING ORDINANCE

1. With the recommended conditions, the proposed facility meets all requirements of the OB zoning district and the criteria for approval of a use on review.
2. The proposed facility is consistent with the general standards for uses permitted on review:
   a. The proposal is consistent with the adopted plans and policies of the General Plan and Sector Plan.
   b. The use is in harmony with the general purpose and intent of the Zoning Ordinance.
   c. The use is compatible with the character of the neighborhood where it is proposed.
   d. The use will not significantly injure the value of adjacent property.
   e. The use will not draw additional traffic through residential areas since the site is located on a minor collector street. Additionally, the peak hours of the church occur on Sunday, while surrounding land uses peak during week days.
   f. No surrounding land uses will pose a hazard or create an unsuitable environment for the proposed use.

CONFORMITY OF THE PROPOSAL TO ADOPTED PLANS

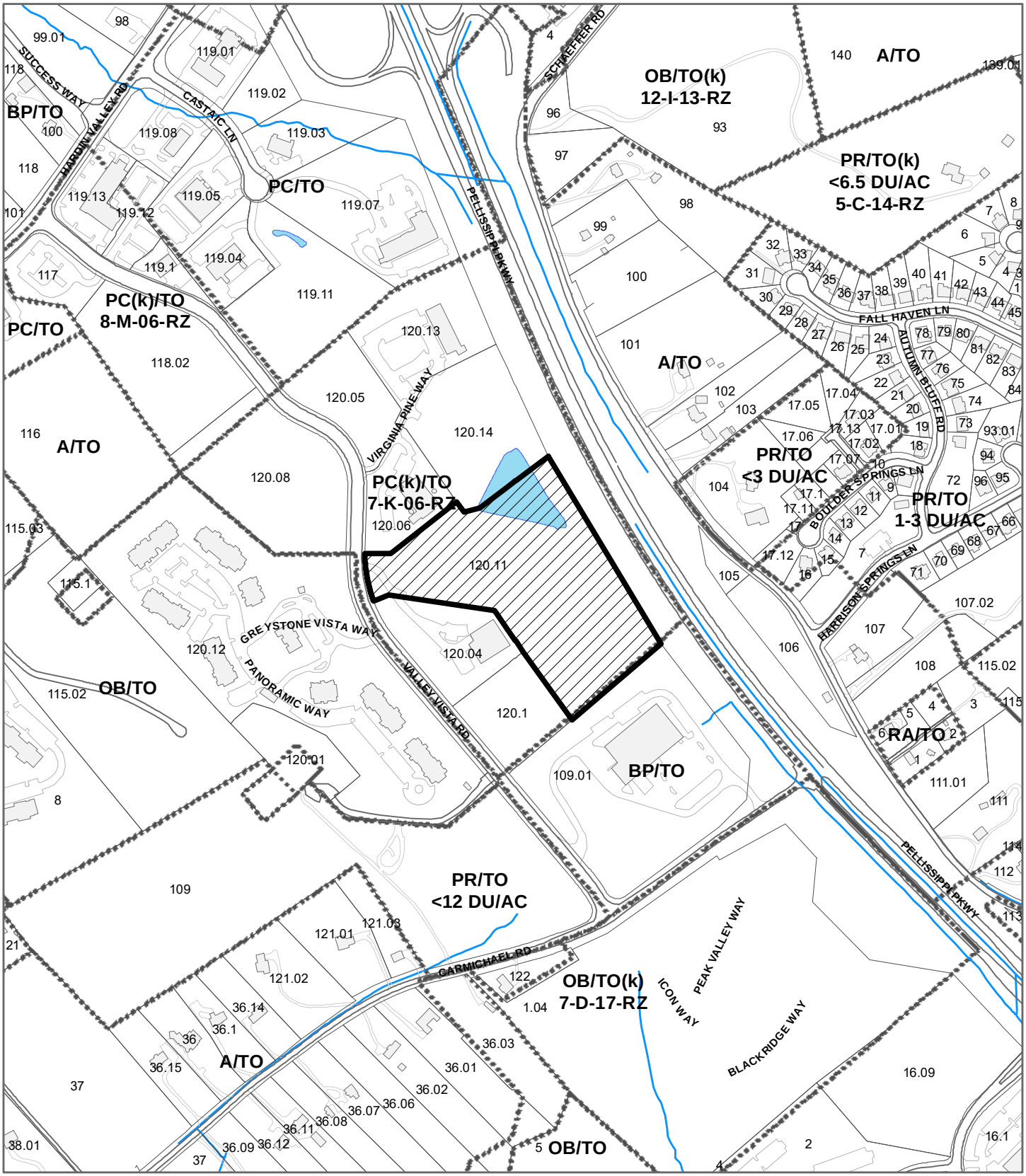
1. The Northwest County Sector Plan identifies the property as MU-SD, NWCO-5 (Mixed Use-Special District, Carmichael Road/Hardin Valley). This mixed use area is recommended to be either the Office or the Technology Park land use designation. The Office land use designation allows PC (Planned Commercial) zoning. The proposed development is in compliance with the Sector Plan.
2. The site is identified as being within the Planned Growth Area on the Knoxville-Knox County-Farragut Growth Policy Plan.

ESTIMATED TRAFFIC IMPACT: 628 (average daily vehicle trips)

Average Daily Vehicle Trips are computed using national average trip rates reported in the latest edition of "Trip Generation," published by the Institute of Transportation Engineers. Average Daily Vehicle Trips represent the total number of trips that a particular land use can be expected to generate during a 24-hour day (Monday through Friday), with a "trip" counted each time a vehicle enters or exits a proposed development.

ESTIMATED STUDENT YIELD: Not applicable.

The Planning Commission's approval or denial of this request is final, unless the action is appealed to the Knox County Board of Zoning Appeals. The date of the Knox County Board of Zoning Appeals hearing will depend on when the appeal application is filed. Appellants have 30 days to appeal a Planning Commission decision in the County.



3-E-21-UR
USE ON REVIEW

Church in PC (Planned Commercial) (k) / TO (Technology Overlay)

Original Print Date: 2/5/2021 Revised:

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

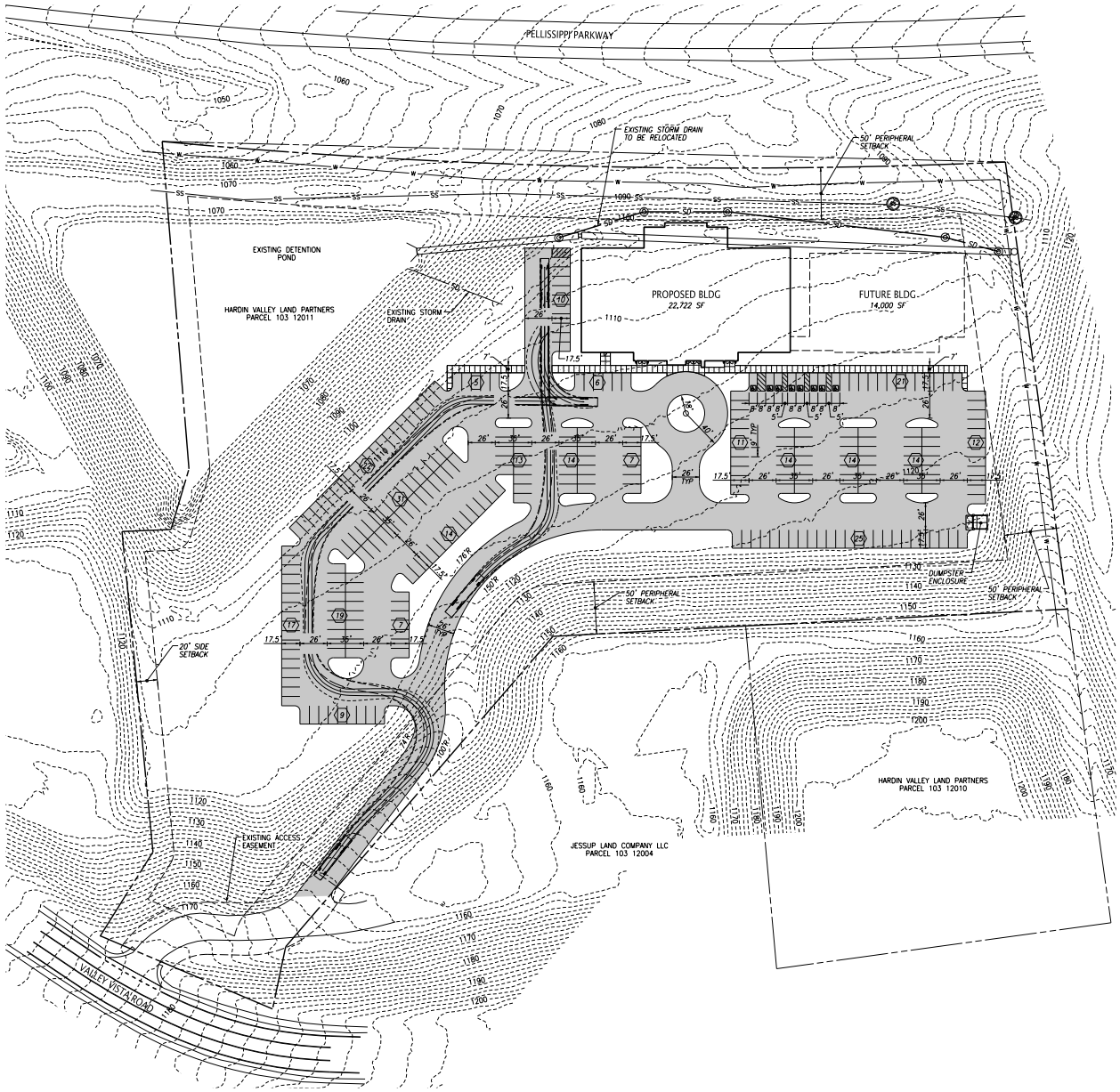
Petitioner: Griz / Immanuel Church Knoxville, Derek

Map No: 103

Jurisdiction: County

0 500 Feet

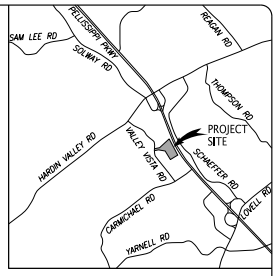
N



INSTRUMENT NORTH

0 50 100

SCALE: 1" = 50'



LOCATION MAP
(NOT TO SCALE)

GENERAL NOTES:

1. THE BOUNDARY DATA WAS TAKEN FROM THE RECORDED PLAT. TOPOGRAPHIC DATA WAS TAKEN FROM KGIS.
2. UNLESS NOTED OTHERWISE, DIMENSIONS ARE TAKEN FROM THE PROPERTY LINE, FACE OF CURB, EDGE OF PAVEMENT, OR OUTSIDE FACE OF BUILDING.
3. PROPERTY CONCERNED REFLECTS PARCEL 103 12011 AS SHOWN IN KNOX COUNTY CLT MAP 103. ZONING FOR THE PROPERTY IS PC/TO, PLANNED COMMERCIAL DISTRICT IN THE TECHNOLOGY OVERLAY.
   TOTAL AREA = 10.55± AC.

   OWNER: HARDIN VALLEY LAND PARTNERS
   10784 HARDIN VALLEY ROAD
   KNOXVILLE, TN 37932
4. THE PLANNED COMMERCIAL PERIPHERAL BUILDING SETBACK IS 50-FT. THE TTCDA SIDE BUILDING SETBACK IS 20-FT.
5. REFER TO ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS.
6. PLANNING COMMISSION CASE NUMBER 3-E-21-UR.
7. TURNING MOVEMENTS SHOWN ARE FOR A FIRE TRUCK.

PARKING SUMMARY

REQUIRED PARKING FOR CHURCHES
1 SPACE PER 4 SEATS; OR 1 SPACE PER 30 SF OF USABLE FLOOR AREA OF AUDITORIUM, WHICHEVER IS GREATER

625 SEATS @ 1 SPACE PER 4 SEATS	157
7,446 SF @ 1 SPACE PER 30 SF OF USABLE FLOOR AREA	249
TOTAL	249 SPACES

TOTAL PARKING PROVIDED

STANDARD SPACES (9'x17.5')	277
HANDICAP (2 VAN ACCESSIBLE)	8
TOTAL	285 SPACES

3-E-21-UR

2/22/2021

LEGEND:

	PROPOSED ASPHALT PAVEMENT
	PROPOSED CONCRETE PAVEMENT
	PROPERTY/ROW LINE
	BUILDING SETBACK
1150	EXISTING CONTOUR
SD	PROPOSED STORM DRAIN
	PROPOSED CATCH BASIN
	PROPOSED STORM MANHOLE
10	NUMBER OF PARKING SPACES
TYP	TYPICAL

FULGHUM MACINDOE & ASSOCIATES, INC.
10330 HARDIN VALLEY ROAD
SUITE 201
KNOXVILLE, TN 37932
OFFICE: 865.690.6419
FAX: 865.690.6448
www.fulghummacindoe.com

PRELIMINARY NOT FOR CONSTRUCTION

IMMANUEL CHURCH KNOXVILLE
0 VALLEY VISTA ROAD
KNOXVILLE, TENNESSEE 37932

IMMANUEL CHURCH KNOXVILLE
10922 SPRING BLUFF WAY
KNOXVILLE, TN 37932
CONTACT: DEREK CRIZ
TELEPHONE NO.: 865.306.9271
EMAIL: DEREK@IMMANUELKNOX.ORG

USE ON REVIEW SITE PLAN

PROJ. MGR.	DESIGNED BY	DRAWN BY
WCF	JCM	HNJ

No.	Revision/Issue	Date
2	REVISED PER MPC COMMENTS	02/22/21
1	ISSUED USE ON REVIEW PLAN	01/25/21

Project	Sheet
243.213	C1
Date 01/25/21	
Scale 1"=50'	

File Name: J:\243\243.213\DWGS\Use on Review\243213USE01.dgn
Plot Date: 2/22/2021

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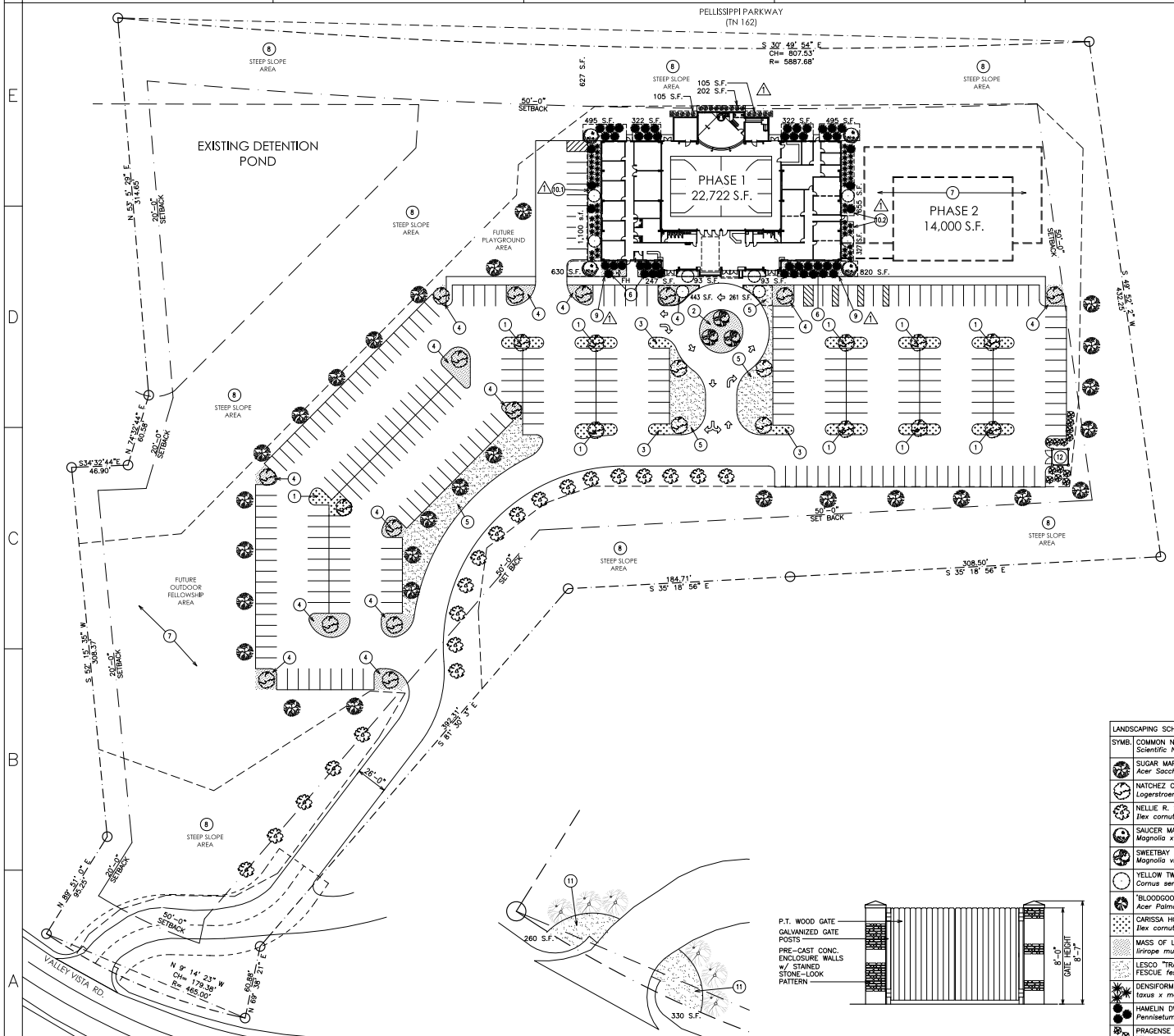

A1 LANDSCAPING PLAN
1" = 40'-0"

FEET 0 40' 80'
40' 20' 0

A2 ENTRY LANDSCAPING ⚠1
1" = 20'-0"

A4 DUMPSTER ENCLOSURE ⚠1
1/4" = 1'-0"

LANDSCAPE PLAN NOTES:

1. TYPICAL ISLAND LANDSCAPING: 11 CARISSA HOLLY, TREES AS INDICATED.
2. "CIRCLE" WITH LIRIROPE, ±100, 4"
3. PARTIAL ISLAND, 8 CARISSA HOLLY
4. LANDSCAPED PENINSULAS: LIRIROPE, 4" MATCH DENSITY OF "CIRCLE" SEE NOTE 2 ABOVE.
5. GRASS AREAS.
6. BEDS AT BUILDING: LIRIROPE, 4", MATCH DENSITY OF CIRCLE, SEE NOTES 2 ABOVE.
7. SEED AND STRAW "PHASE 2" AREA, "OUTDOOR FELLOWSHIP AREA" AND "FUTURE PLAYGROUND AREA" TO ACHIEVE UNIFORM DENSE LAWN.
8. STEEP SLOPE AREAS ARE EXISTING TO REMAIN. CLEAN OUT ANY UNDESIRABLE WEED PLANTS AND STABILIZE AS REQUIRED.
9. FRONT ELEVATIONS HAVE 4,398 S.F. x 0.5 = 2,199 S.F. OF LANDSCAPING BEDS. PROVIDED: FRONT: 2,587 > 2,199
10. SIDE ELEVATIONS HAVE 1,477 S.F. x 0.5 = 1,934
    10.1. NORTH SIDE: 1100 > 739
    10.2. SOUTH SIDE: 982 > 739
11. ENTRY AREAS WITH LIRIROPE, 4", MATCH DENSITE OF "CIRCLE" SEE NOTE 2 ABOVE
12. PRE-CAST CONCRETE STONE-LOOK DUMPSTER ENCLOSURE w/ WOOD GATE, SEE A4 THIS SHEET.
13. PARKING AREA PLANTINGS:
    13.1. PARKING AREA TOTAL: 123,719 S.F.
    13.2. 5% OF PARKING AREA: 6,186 S.F.
    13.3. TOTAL LANDSCAPING PLANTING BED AREAS:
        13.3.1. BUILDING AREAS: 4,696
        13.3.2. ENTRANCE AREAS: 590
        13.3.3. PARKING AREAS: 15,602

3-E-21-UR

LANDSCAPING GENERAL NOTES:

1. PROPERTY LINES ARE BASED ON SURVEY PROVIDED BY OWNER. SEE CIVIL DRAWINGS FOR MEETS AND BOUNDS.
2. TOTAL SITE AREA IS 10.55 ACRES.
3. SITE IS GOVERENED BY THREE OVERLAPPING SETS OF GUIDELINES. THE MOST STRINGENT IN EACH CASE SHALL GOVERN:
    3.1. KNOX COUNTY ZONING ORDINANCE
    3.2. TENNESSEE TECHNOLOGY CORRIDOR DEVELOPEMENT AUTHORITY.
    3.3. VISTA DEL MONTE DEVELOPMENT GUIDELINES
4. DEVELOPED AREA SHALL HAVE LANDSCAPING TO CONFORM TO ALL APPLICABLE CODES AND STANDARDS.
5. TREE AND PLANT SCHEDULES ARE INCLUDED IN THE LANDSCAPING DESIGN.
6. THERE ARE NO ENVIRONMENTALLY SENSITIVE AREAS WITHIN THE LIMITS OF DEVELOPMENT IN THIS SITE.
7. THERE IS TO BE NO CLEARING WITHIN THE REQUIRED LANDSCAPE BUFFER AREA. EXISTING TREES ARE NUMEROUS AND ARE ADEQUATE TO MEET LANDSCAPING BUFFER.
8. DETENTION POND MAINTENANCE PLAN:
    8.1. AS DIRECTED BY DEVELOPMENT COVENANTS AND RESTRICTIONS, OTHERWISE:
        8.1.1. BI-WEEKLY MOWING AND/OR TRIMMING WITH A STRING-LINE TRIMMER.
        8.1.2. PRUNING AND SHAPING OF DECORATIVE PLANTS ON A MONTHLY BASIS OR AS PER ACCEPTED HORTICULTURAL PRACTICES.
9. WHERE REQUIRED: SLOPE STABLIZATION FOR SLOPES GREATER THAN 2 1/2:1, INCLUDING SEED MIX APPLICATION, GROUND SURFACE PREPARATION AND ANY REPEAT APPLICATIONS (IF NEEDED) MUST BE INSTALLED BY A PROFESSIONAL WHO IS FAMILIAR WITH THE PROPER MANNER IN WHICH THIS MUST BE COMPLETED IN ORDER TO PROVIDE THE BEST CHANGE OF SUCCESS.
10. FOR SLOPES STEEPER THAN 2 1/2:1 SLOPE STABLIZATION WILL BE REQUIRED TO BE INSTALLED IMMEDIATELY ONCE FINISHED GRADES ARE ACHIEVED.
11. PROVIDE DARK MULCH AROUND PLANTS AS REQUIRED.

LANDSCAPING SCHEDULE & LEGEND ⚠1

SYMB.	COMMON NAME *Scientific Name*	QUANTITY (APPROX)	HEIGHT AT MATURITY	EVERGREEN/ DECIDUOUS	REMARKS:
	SUGAR MAPLE *Acer Saccharum*	27	40'-50' LARGE	DECIDUOUS	
	NATCHEZ CREPE MYRTLE *Logerstroemia indica 'Natchez'*	28	15'-20' MEDIUM	DECIDUOUS	
	NELLIE R. STEVENS HOLLY *Ilex cornuta 'Nellie R Stevens'*	20	20'-25' LARGE	EVERGREEN	
	SAUCER MAGNOLIA *Magnolia x soulangeana*	4	12'-15' SMALL	DECIDUOUS	
	SWEETBAY MAGNOLIA *Magnolia virginiana*	3	12'-15' MEDIUM	DECIDUOUS	
	YELLOW TWIG DOGWOOD *Cornus sericea 'Flaviramea'*	8	8'-10' SMALL	DECIDUOUS	
	'BLOODGOOD' JAPANESE MAPLE *Acer Palmatum 'Bloodgood'*	6	8'-10' SMALL	DECIDUOUS	
	CARISSA HOLLY *Ilex cornuta 'carissa'*	±115	N/A	EVERGREEN	EXACT QUANTITY DETERMINED IN FIELD. SEE LANDSCAPE NOTE 1
	MASS OF LIRIROPE; 4" *liriope muscari 'Big Blue'*	AS REQ'D	N/A	EVERGREEN	EXACT QUANTITY DETERMINED IN FIELD. SEE LANDSCAPE PLAN NOTE 2.
	LESCO "TRANSITION BEND" TALL FESCUE *festuca arundinacea*	5 lbs/ 1000 S.F.	N/A	N/A	SEE LANDSCAPE PLAN NOTE 7.
	DENSIFORMIS YEW *taxus x media 'Densiformis'*	66	N/A	EVERGREEN	
	HAMELIN DWARF FOUNTAIN GRASS *Pennisetum alopecuroides 'Hamelin'*	62	N/A	DECIDUOUS	
	PRAGENSE VIRBURNUM *Viburnum x pragense*	13	N/A	EVERGREEN	
	SKIP LAUREL *prunis laurocerasus*	19	N/A	EVERGREEN	

FALCONNIER
DESIGN COMPANY
4622 Chambliss Avenue
Knoxville, TN 37919
Phone 865.584.7868
Fax 865.584.3139
faldesco@gmail.com

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JOHN DRAFTS LANDSCAPES
865-679-4899

TTCDA CASE # 3-C-21-TOB
TENNESSEE TECHNOLOGY CORRIDOR DEVELOPMENT AUTHORITY &
VISTA DEL MONTE DESIGN DEVELPMENT GUIDELINES

KNOX PLANNING
3-E-21-UR_Immanuel Church

WORSHIP CENTER

IMMANUEL CHURCH
VALLEY VISTA ROAD
KNOXVILLE, TN 37932

LANDSCAPING PLAN

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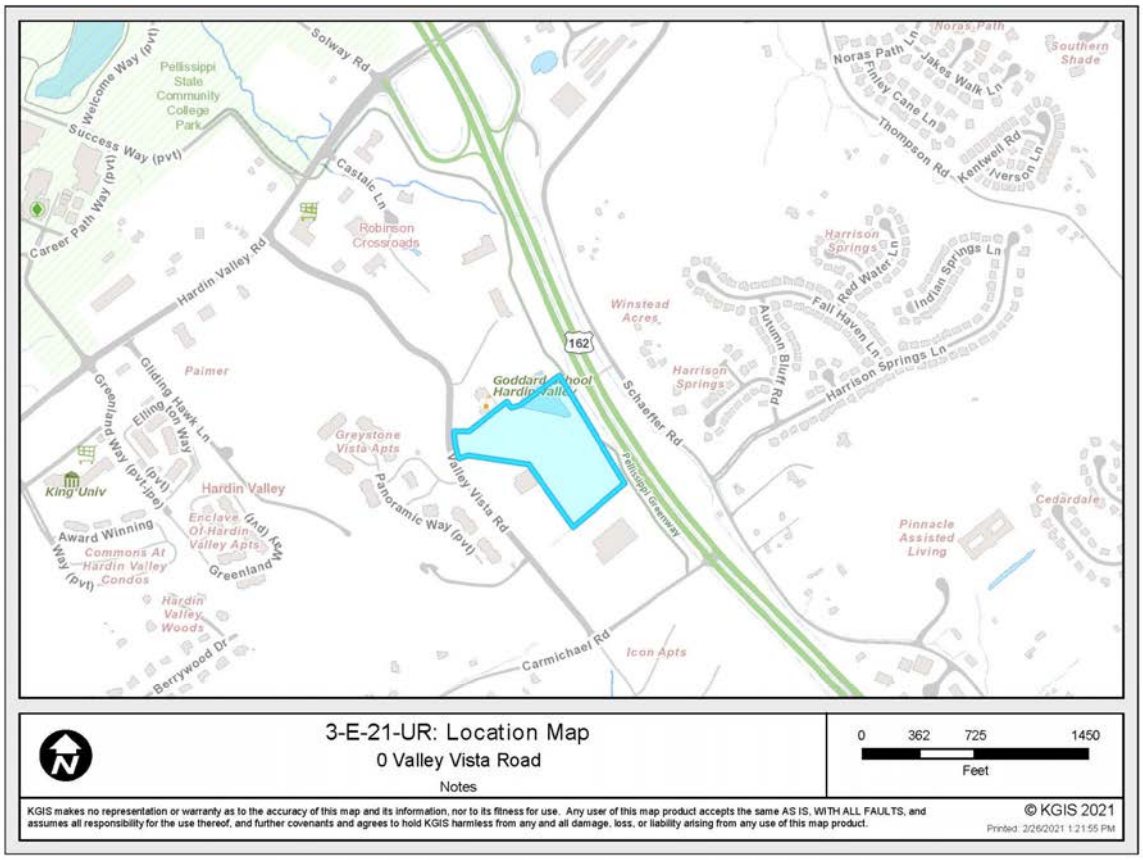
DRAWN BY:	GHF
CHECKED BY:	JD
ISSUED:	02/01/21
REVISION(S):	
⚠1 02/22/21	
FILE:	2021-001

C-110

3-E-21-UR

EXHIBIT A. Contextual Images



3-E-21-UR: Location Map

0 Valley Vista Road

Notes

0 362 725 1450

Feet

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3-E-21-UR: Aerial Map

0 Valley Vista Road

Notes

0 145 290 580

Feet

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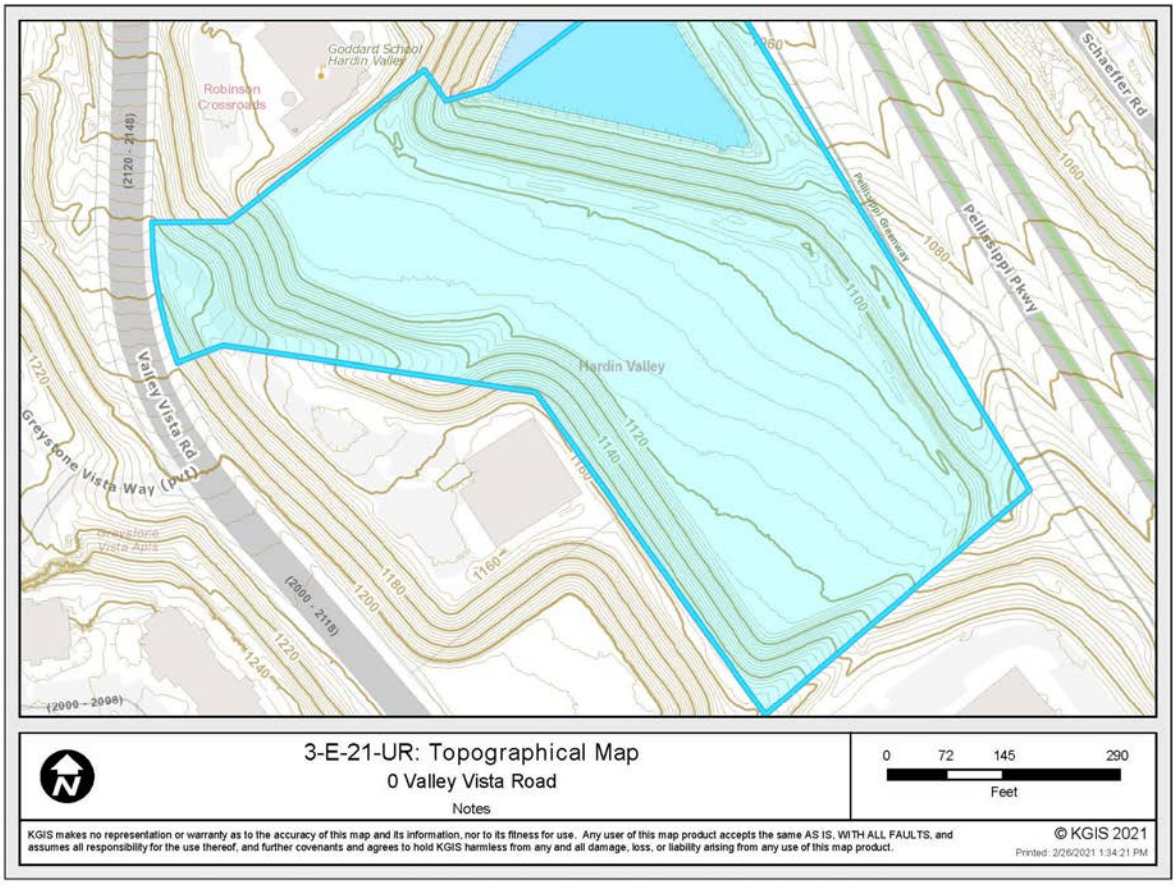
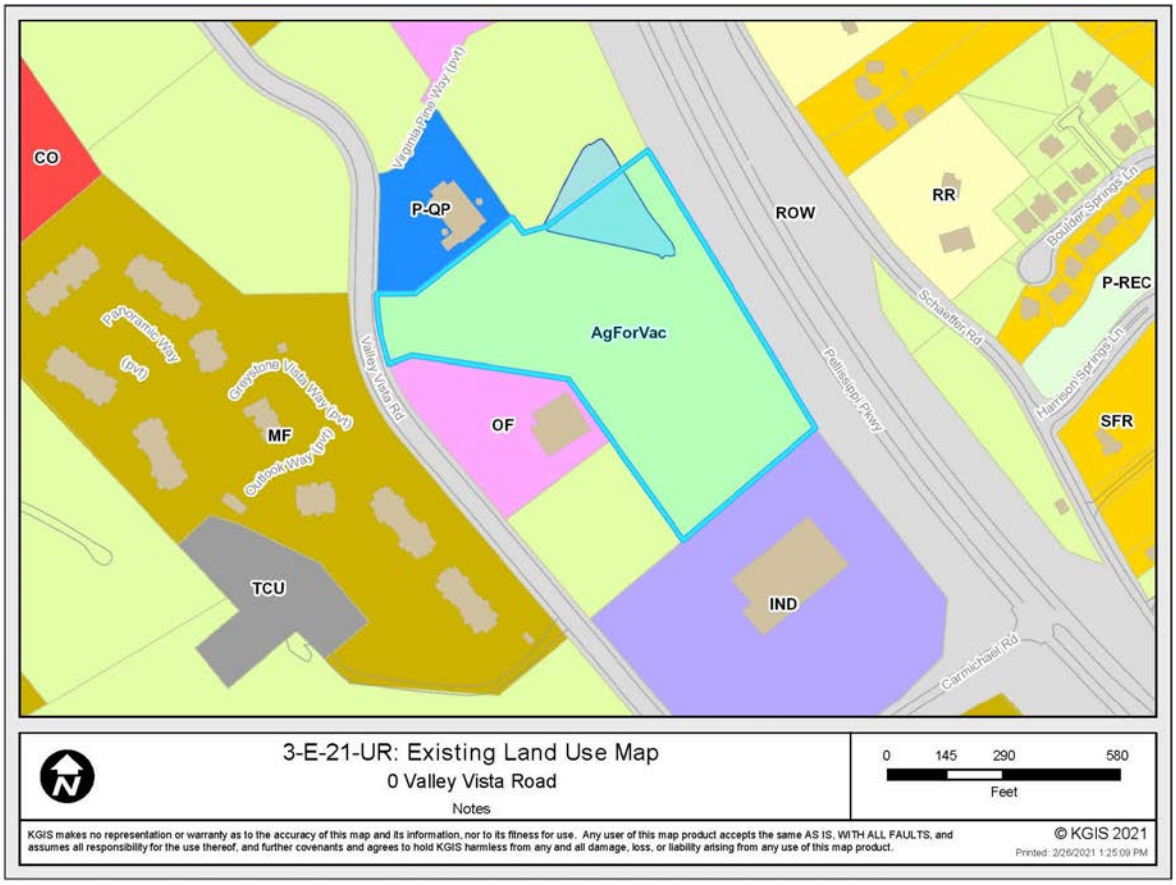
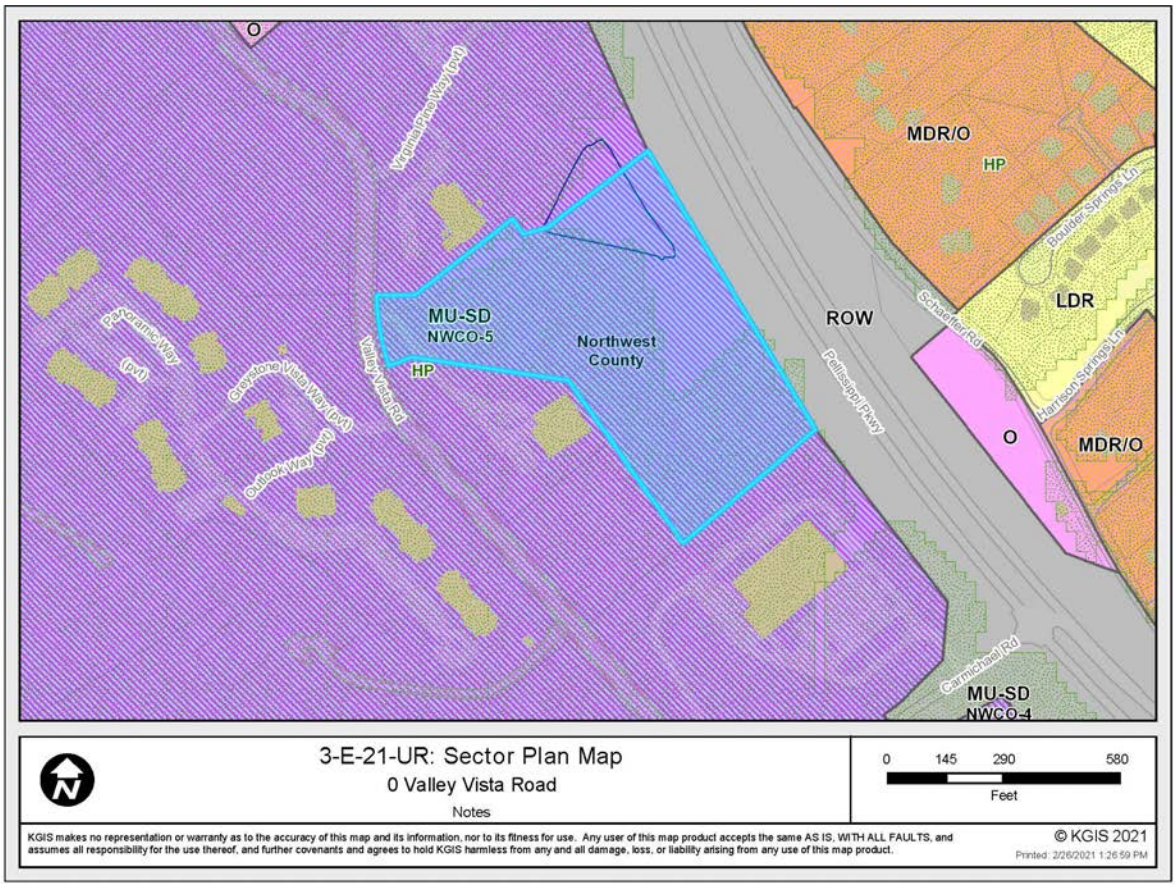


Eagle view of property entrance showing steep topography from the right-of-way into the site.

3-E-21-UR
EXHIBIT A. Contextual Images





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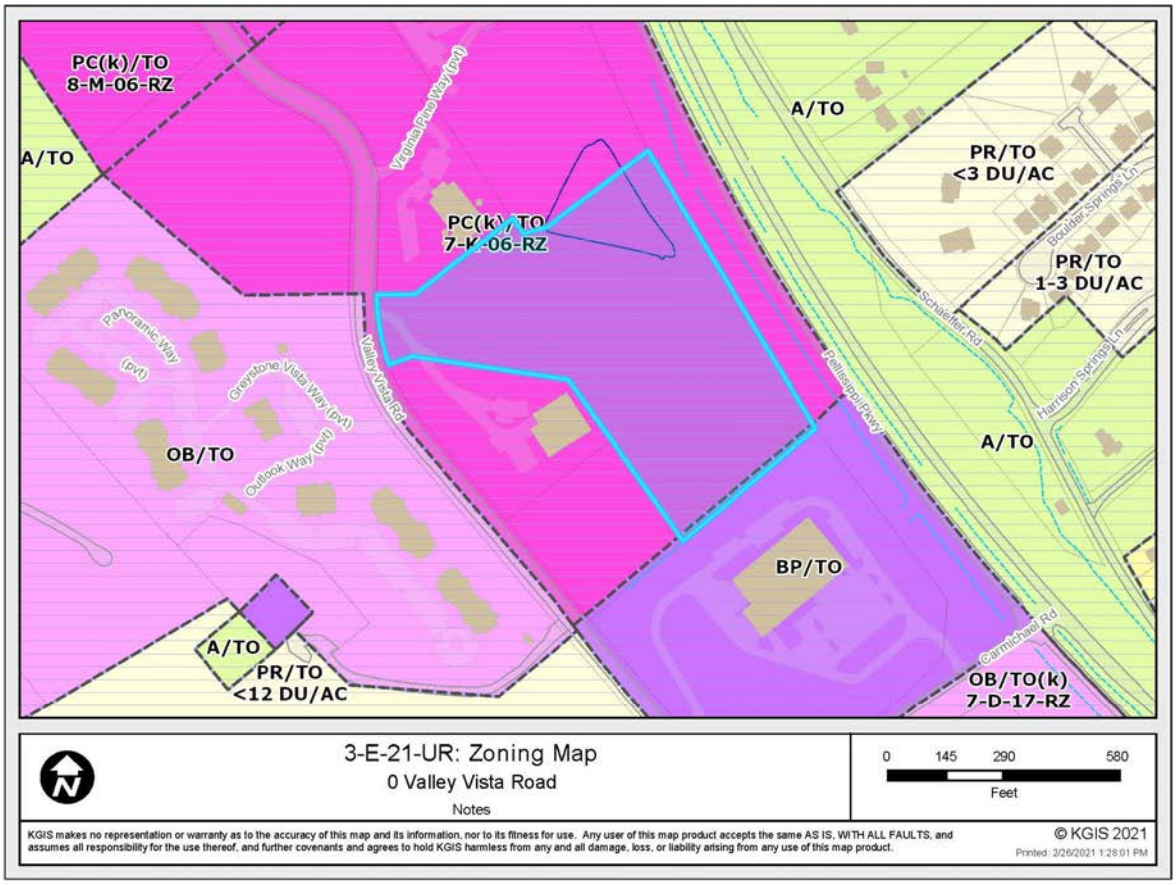


3-E-21-UR

	Acres
Non-Hillside Portions	2.85

Hillside and Ridgetop Protection Area

Value	Percent Slope	Count	Acres	LAND DISTURBANCE FACTOR	ACRES OF DISTURBANCE
1	0%-15%	7883	4.52	100.00%	4.52
2	15%-25%	983	0.56	50.00%	0.28
3	25%-40%	807	0.46	20.00%	0.09
4	>40%	4034	2.32	10%	0.23
			7.87		5.13

Ridgetop Area	**0**
Site Total	**10.72**

Development Request

DEVELOPMENT
- ☐ Development Plan
- ☐ Planned Development
- ■ Use on Review / Special Use
- ☐ Hillside Protection COA

SUBDIVISION
- ☐ Concept Plan
- ☐ Final Plat

ZONING
- ☐ Plan Amendment ☐ SP ☐ OYP
- ☐ Rezoning

Planning
KNOXVILLE | KNOX COUNTY

Immanuel Church Knoxville (Derek Griz)		
Applicant Name		Affiliation
01/25/21	03/11/21	File Number(s): 3-E-21-UR
Date Filed	Meeting Date (if applicable)	

CORRESPONDENCE

All correspondence related to this application should be directed to the approved contact listed below.

■ Applicant ☐ Owner ☐ Option Holder ☐ Project Surveyor ☐ Engineer ☐ Architect/Landscape Architect

Derek Griz	Immanuel Church Knoxville		
Name	Company		
10922 Spring Bluff Way	Knoxville	TN	37932
Address	City	State	ZIP
865.306.9271	derek@immanuelknox.org		
Phone	Email		

CURRENT PROPERTY INFO

Hardin Valley Land Partners	10784 Hardin Valley Road	
Owner Name (if different)	Owner Address	Owner Phone
0 Valley Vista Road	103 120.11	
Property Address	Parcel ID	
WKUD	WKUD	N
Sewer Provider	Water Provider	Septic (Y/N)

STAFF USE ONLY

E/S Valley Vista Rd., northeast of Carmichael Rd., west of Pellissippi Pkwy		10.55 acres
General Location		Tract Size
☐ City ☑ County 6th	PC(K)TO	Vacant
District	Zoning District	Existing Land Use
Northwest County	MU-SD NWCO-5	Planned Growth
Planning Sector	Sector Plan Land Use Classification	Growth Policy Plan Designation

DEVELOPMENT REQUEST

☐ Development Plan ■ Use on Review / Special Use ☐ Hillside Protection COA

☐ Residential ■ Non-Residential

Home Occupation (specify) _____

Other (specify) Church

Related City Permit Number(s)

SUBDIVISION REQUEST

Proposed Subdivision Name

Related Rezoning File Number

Unit / Phase Number ☐ Combine Parcels ☐ Divide Parcel Total Number of Lots Created

☐ Other (specify) _____

☐ Attachments / Additional Requirements

ZONING REQUEST

☐ Zoning Change _____ Proposed Zoning

☐ Plan Amendment Change _____ Proposed Plan Designation(s)

Proposed Density (units/acre) Previous Rezoning Requests

☐ Other (specify) _____

Pending Plat File Number

STAFF USE ONLY

PLAT TYPE

☐ Staff Review ☐ Planning Commission

ATTACHMENTS

☐ Property Owners / Option Holders ☐ Variance Request

ADDITIONAL REQUIREMENTS

☐ Design Plan Certification *(Final Plat)*

☐ Use on Review / Special Use *(Concept Plan)*

☐ Traffic Impact Study

☐ COA Checklist *(Hillside Protection)*

Fee 1		Total
0401	1500.00	
Fee 2		
Fee 3		
		$1500.00

AUTHORIZATION

By signing below, I certify I am the property owner, applicant or the owners authorized representative.

Applicant Signature | Immanuel Church Knoxville (Derek Griz) Please Print | 1/25/21 Date

865.306.9271 Phone Number | derek@immanuelknox.org Email

Sherry Michienzi Staff Signature | SHERRY MICHIENZI Please Print | 1/25/2021 Date

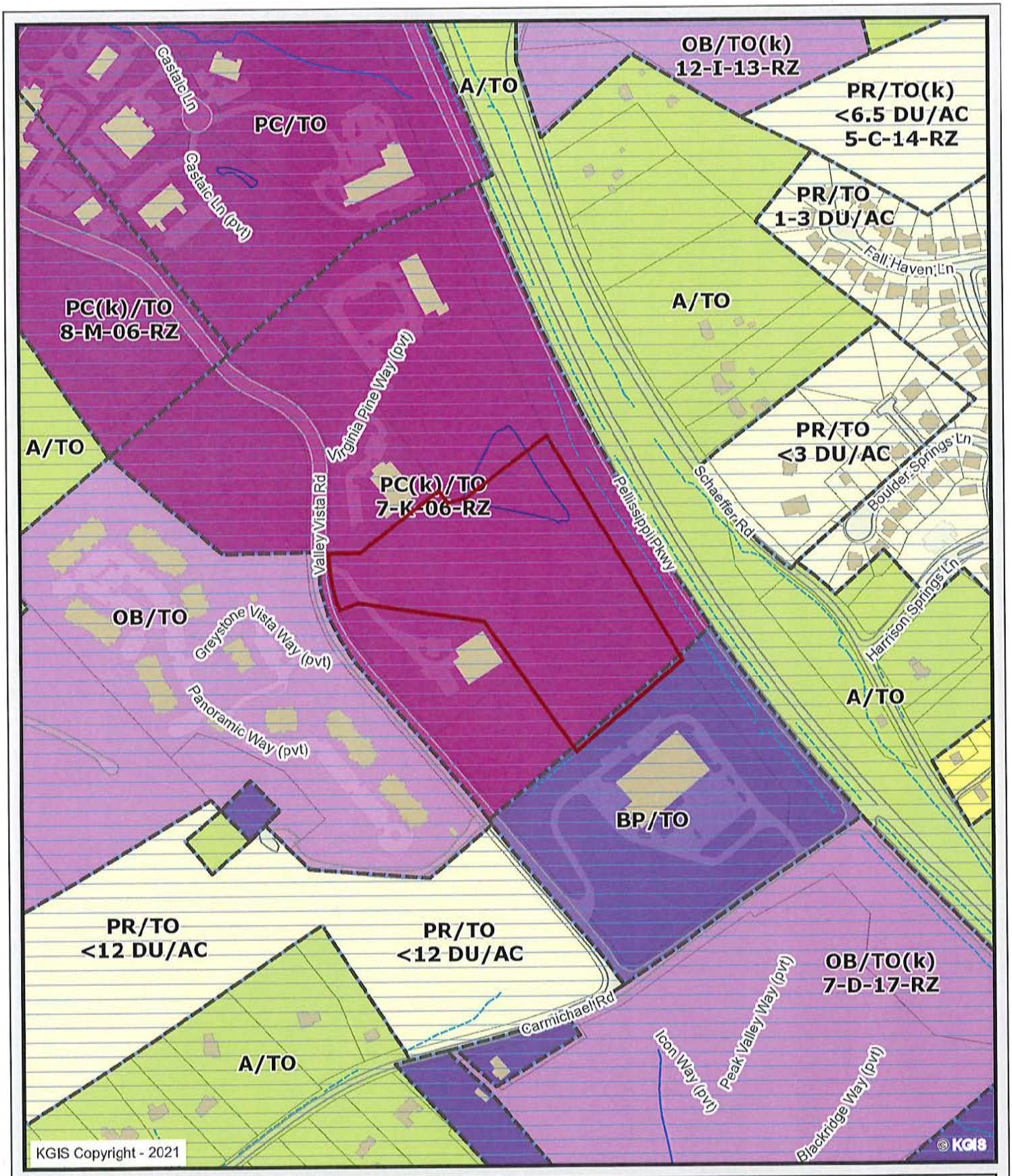
Planning
KNOXVILLE | KNOX COUNTY

NAMES OF ALL PROPERTY OWNERS INVOLVED OR HOLDERS OF OPTION ON SAME MUST BE LISTED BELOW:

Please print or type in black ink:

NAME	ADDRESS	CITY	STATE	ZIP	OWNER	OPTION
Immanuel Church Knoxville	10922 Spring Bluff Way, Knoxville, TN 37932					x
Hardin Valley Land Partners	10784 Hardin Valley Road, Knoxville, TN 37932				x	

If more space is needed, attach additional sheets.



Letter Portrait

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