



KNOX COUNTY

BOARD OF ZONING AND APPEALS

1st District Curtis Brown Sr, Co-Chairman
2nd District Jonathan Repass
3rd District Doug Lloyd
4th District Riley Lovingood
5th District Cecil Anderson

6th District John Elliott
7th District Sherri Garrett
8th District Rebecca Longmire
9th District Paul Huff, Chairman

AGENDA

THE KNOX COUNTY BOARD OF ZONING AND APPEALS SHALL MEET IN REGULAR SESSION ON **WEDNESDAY, March 27, 2024, AT 1:30 P.M. IN THE MAIN ASSEMBLY ROOM OF THE CITY-COUNTY BUILDING, 400 MAIN STREET. THE BOARD WILL MEET FOR AGENDA REVIEW AT NOON IN ROOM 640, 6TH FLOOR PRIOR TO THE REGULAR SESSION.**

1. ROLL CALL:
2. PLEDGE ALLEGIANCE TO THE FLAG:
3. APPROVAL OF MINUTES FROM PREVIOUS MEETING:
4. REQUESTS:
5. DEFERRED REQUEST:

REQUESTS:

- 4a. Request of **VogueTower Partners VII, LLC, Cellco Partnership d/b/a/ Verizon Wireless** for variance of the Knox County Board of Zoning Appeals for waiver to reduce the required landscaping buffer from 12 feet to 5 feet and for waiver to reduce the minimum perimeter fence setback from 25 feet to 8 feet. The property is located at **2635 Byington Solway Road. CLT Map 090, Parcel 12305**. Property is zoned **I**.
(Commission District 6)
- 4b. Request of **Craig Miller** for variance of the Knox County Board of Zoning Appeals for waiver of side yard setback from 5 feet to 2.5 feet. The property is located at **8458 San Marcos Drive. CLT Map 019, Group PF, Parcel 006**. Property is zoned **RA**.
(Commission District 8)
- 4c. Request of **Jacob Spencer** for variance of the Knox County Board of Zoning Appeals for waiver of side yard setback from 35 feet to 30 feet. The property is located at **272 S Peters Road. CLT Map 132, Parcel 040**. Property is zoned **AG**.
(Commission District 3)
- 4d. Request of **Cornel Tomescu** for variance of the Knox County Board of Zoning Appeals for waiver of front yard setback from 35 feet to 25 feet. The property is located at **10042 Pitch Pine Drive. CLT Map 017, Group DA Parcel 002**. Property is zoned **RA**.
(Commission District 7)

- 4e. Request of **Richard Hill** for variance of the Knox County Board of Zoning Appeals for waiver of front yard setback from 20 feet to 6 feet. The property is located at **2221 Viewcrest Lane. CLT 116, Group KA, Parcel 029**. Property is zoned **PR**.
(Commission District 6)
- 4f. Request of **Richard Roberts** for variance of the Knox County Board of Zoning Appeals for waiver to extend the CB zoning boundary 100 feet to the east. The property is located at **503 W Brushy Valley Drive. CLT 046, Parcel 011**. Property is zoned **CB/AG**.
(Commission District 7)
- 4g. Request of **James Erickson** for variance of the Knox County Board of Zoning Appeals for waiver of lot intensity from 2 acres to 1.74 acres. The property is located at **6015 Strawberry Plains Pike. CLT 084, Parcel 142**. Property is zoned **AG**.
(Commission District 8)
- 4h. Request of **David Hutchins** for variance of the Knox County Board of Zoning Appeals for waiver of front yard setback from 40 feet to 20 feet. The property is located at **1825 Schriver Road. CLT 134, Parcel 09406**. Property is zoned **AG**.
(Commission District 4)
- 4i. Request of **David Hutchins** for variance of the Knox County Board of Zoning Appeals for waiver of front yard setback from 25 feet to 15 feet. The property is located at **0 Ebenezer Road. CLT 132, Parcel 038**. Property is zoned **OA**.
(Commission District 3)
- 4j. Request of **William Zayets** for variance of the Knox County Board of Zoning Appeals for waiver of lot width from 75 feet to 73.50 feet. The property is located **0 S. Northshore Drive. CLT 131, Group LB, Parcel 011**. Property is zoned **RA**.
(Commission District 4)
- 4k. Request of **William Zayets** for variance of the Knox County Board of Zoning Appeals for waiver of lot width from 75 feet to 72.85 feet. The property is located **0 S. Northshore Drive. CLT 131, Group LB, Parcel 010**. Property is zoned **RA**.
(Commission District 4)