



KNOX COUNTY BOARD OF ZONING AND APPEALS

1st District Curtis Brown Sr, Co-Chairman
2nd District Jonathan Repass
3rd District Doug Lloyd
4th District Ashley Williams
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, **MAY 28, 2025, AT 1:30P.M.** IN THE MAIN ASSEMBLY ROOM OF THE CITY-COUNTY BUILDING, 400 MAIN STREET. THE BOARD WILL MEET FOR AGENDA REVIEW AT NOON IN THE 6TH FLOOR CONFERENCE ROOM 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 **Efrain Reyes Cruz** for variance of the Knox County Board of Zoning Appeals for waiver of front yard setback from 40 feet to 15 feet. The property is located at **7604 Rustic Lane. CLT Map 020, Parcel 19702.** Property is zoned **AG.**
(Commission District 8)
- 4b. Request of **Andrew Santacroce-Witmer** for variance of the Knox County Board of Zoning Appeals for waiver of side yard setback from 8 feet to 2.5 feet. The property is located at **9934 San Madre Drive. CLT Map 154, Group GC, Parcel 008.** Property is zoned **RAE.**
(Commission District 4)
- 4c. Request of **Benjamin C. Mullins for Olympus Holding Company Powell, CLL** for variance of the Knox County Board of Zoning Appeals to extend the CA zone boundary line 100 feet. The properties are located at **6344, 0 6352, 6356, 6350 and 6400 Clinton Hwy. CLT Map 68, Group IB, Parcels 006, 007, 008, 009, 010.** Property is zoned **RB/CA.**
(Commission District 7)

- 4d.** Request of **Alexander Watson** for variance of the Knox County Board of Zoning Appeals for waiver of periphery boundary from 35 feet to 10 feet. The property is located at **6414 Magnum Lane. CLT Map 048, Group KF, Parcel 004.** Property is zoned **PR.**
(Commission District 7)
- 4e.** Request of **Mike Lankin for Clear Springs Baptist Church** for variance of the Knox County Board of Zoning Appeals to extend the CA zone boundary 100 feet into the property. The property is located at **7336 Tazewell Pike. CLT Map 021, Parcel 063.** Property is zoned **CA/AG.**
(Commission District 8)
- 4f.** Request of **Jason Dodson** for variance of the Knox County Board of Zoning Appeals for waiver of side yard setback from 8 feet to 6.5 feet. The property is located at **718 Gettysvue Drive. CLT Map 144, Group BA, Parcel 017.** Property is zoned **PR.**
(Commission District 5)
- 4g.** Request of **Chris Overton** for variance of the Knox County Board of Zoning Appeals for waiver of side yard setback from 10 feet to 5 feet. The property is located at **3109 Keller Bend Road. CLT Map 165, Parcel 008.** Property is zoned **AG.**
(Commission District 4)
- 4h.** Request of **Susan Skawinski** for variance of the Knox County Board of Zoning Appeals to appeal Knoxville-Knox Planning Case No. 3-B-25-DP. The property is located at **3505 Pond Run Way. CLT Map 050, Group IB, Parcel 03102.** Property is zoned **PR. OPTED OUT OF BZA APPEAL**
(Commission District 8)
- 4i.** Request of **Weigel's Inc., William B. Weigel** for variance of the Knox County Board of Zoning Appeals for waiver of periphery boundary from 50 feet to 38 feet adjacent to Ebenezer Road. The property is located at **8880 Westland Drive. CLT Map 132, Parcel 09904.** Property is zoned **PC.** (Commission District 4)

DEFERRED REQUEST:

- 5a.** Request of **Josh Haun representing David Huskey** for variance of the Knox County Board of Zoning Appeals for waiver of lot intensity from 10,000 square feet to 7,500 square feet. The property is located at **6100 Lacy Road. CLT Map 068, Group JA, Parcel 011.** The property is zoned **AG.**
(Commission District 7)