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PUBLIC NOTICE

The City Board of Zoning Appeals will consider the following petitions for variances of requirements of the City of Knoxville Zoning Ordinance at their October 19, 2017 meeting at 4:00 pm in the Small Assembly Room, City County Building, 400 Main Street, Knoxville. Data pertinent to this amendment may be seen in the office of City of Knoxville Inspections Bureau, 5th Floor of the City County Building. If you need assistance or accommodation for a disability, please contact the City ADA coordinator at 215-2104. An agenda review meeting is held at 3:00 pm in Room 511 of the City County Bldg, prior to the regular meeting.

AMY CATHEY (913 Henley Street) Increase the maximum number of permitted detached ground signs from 2 to 3 (Article 8, Section 11.6.b.1.) as per plan submitted showing additional signage in a C-2/D-1 (Central Business/Downtown Design Overlay) District, 6th Council District (094MF025) 9-C-17-VA

SCHAAD BROWN (2209 N. Central Street) Reduce the minimum required number of parking spaces from 37 to 30 (Article 5, Section 7.A.3.a.Table.) as per plan submitted to permit the construction of a new 7,490 sq. ft Dollar General store in a C-3 (General Commercial) District, 5th Council District (081KA015-017) 9-F-17-VA

SCHAAD BROWN (7407 Middlebrook Pike) Reduce the minimum required number of parking spaces from 37 to 32 (Article 5, Section 7.A.3.a.Table.) as per plan submitted to permit the construction of a new 7,490 sq. ft Dollar General store in a C-1 (Neighborhood Commercial) District, 3rd Council District (106JD032) 9-G-17-VA

SCHAAD BROWN (3812 Boyds Bridge Pike) Reduce the minimum required number of parking spaces from 47 to 31 (Article 5, Section 7.A.3.a.Table.) as per plan submitted to permit the construction of a new

9,435 sq. ft Dollar General store in a C-1 (Neighborhood Commercial) District, 6th Council District (083IE010) 9-H-17-VA

JIM FOX (4508 W. Martin Mill Pike) Permit an alley to serve as the primary means of vehicle access (Article 5, Section 6.D.9), as per plan submitted to permit the construction of a detached dwelling in an R-1A (Low Density Residential) District, 1st Council District (123AF048) 10-A-17-VA

BATSON, HIMES, NORVELL AND POE (7305 Lorimar Place) Reduce the minimum required rear setback for an accessory building from 5 ft to 0.7 ft (Article 4 Section 2.1.1.E.3.b.) as per plan submitted to permit the replatting of the lot in an R-1 (Low Density Residential) District, 2nd Council District (133DL012) 10-B-17-VA

MK / JIM MCMICHAEL SIGNS (1415 Old Weisgarber Road) Increase the maximum area for a wall sign from 24 sq ft to 63 sq ft (Article 8, Section 11.5.1.) as per plan submitted to permit the installation of a new wall sign in an O-3 (Office Park) District, 3rd Council District (106DA00822) 10-D-17-VA

CHRISTOPOULOS AND KENNEDY (4960 Kingston Pike) 1) Reduce the minimum required drive aisle width from 26 ft to 22.7 ft (Article 5, Section 7.A.4.a.2.Table.) 2) Reduce the minimum required parking space width from 9 ft to 8.8 ft (Article 5, Section 7.A.4.a.2.Table.) as per plan submitted showing as-built survey with deficiencies identified in a C-3 (General Commercial) District, 2nd Council District (107NB00401) 10-E-17-VA

501 ARTHUR, LLC (501 Arthur Street) 1) Reduce the minimum required front yard setback on Arthur Street from 25 ft to 0 ft (Article 4, Section 2.2.4.D.1). 2) Reduce the minimum required front yard setback along McGhee Street from 25 ft to 0 ft (Article 4, Section 2.2.4.D.1.) 3)

reduce the minimum required north side yard setback from 20 ft to 0 ft (Article 4, Section 2.2.4.D.2.c.) 4) reduce the minimum west side yard setback from 20 ft to 14.3 ft (Article 4, Section 2.2.4.D.2.c.) 5) Increase the maximum permitted lot coverage from 35% to 59.27% (Article 4, Section 2.2.4.D.4.) as per plan submitted to permit the recording of a plat for the property in a C-1/H-1 (Neighborhood Commercial/Historic Overlay) Districts, 6th Council District (094FH01101) 10-F-17-VA

BRIAN P. KREBS (3842 Shipwatch Lane) Reduce the minimum required peripheral boundary setback from 25 ft to 19.2 ft (Article 4, Section 3.1.D.2) as per plan submitted proposing a detached dwelling unit in an RP-1 (Planned Residential) District, 1st Council District (147IB042) 10-G-17-VA

LARRY HICKEY AND ALICE KACHELRIES (6112 Creekhead Drive) 1) Reduce the minimum required north side yard setback from 8 ft to 6.7 ft (Article 4, Section 2.1.1.E.2.a.) 2) Reduce the minimum required front yard setback from 25 ft to 5.8 ft (Article 4, Section 2.1.1.E.1.a.) as per plan submitted showing a proposed subdivision to create two lots with a detached dwelling on each in an R-1 (Low Density Residential)-pending District, 3rd Council District (106BA02101) 10-H-17-VA

LARRY HICKEY AND ALICE KACHELRIES (6114 Creekhead Drive) Reduce the minimum required south side yard setback from 8 ft to 6.7 ft (Article 4, Section 2.1.1.E.2.a.) as per plan submitted showing a proposed subdivision to create two lots with a detached dwelling on each in an R-1 (Low Density Residential)-pending District, 3rd Council District (106BA02101) 10-I-17-VA

KEITH PERCIC - BARBER MCMURRAY ARCHITECTS (3804 Kenilworth Drive) Appeal of the Building Official's determina-

tion that the Oakhurst Street frontage represents a front yard and therefore prohibits the location of an accessory structure (Article 4, Section 2.1.1.E.1.a.) as per plan submitted proposing a new detached garage in an R-1 (Low Density Residential) District, 2nd Council District (107ME028) 10-J-17-VA

SUNIL PATEL (5317 Pratt Road) 1) Increase maximum height of detached ground sign from 10 ft to 40 ft (Article 8, Section 11.6.c.Table.) 2) Increase the maximum sign area of detached ground sign from 100 sq ft to 180 sq ft (Article 8, Section 11.6.d.Table.) as per plan submitted proposing a sign face replacement in a C-4 (Highway & Arterial Commercial) District, 5th Council District (068EE00302) 10-K-17-VA

KEITH PERCIC - BARBER MCMURRAY ARCHITECTS (3804 Kenilworth Drive) Reduce the minimum required side yard setback for buildings on corner lots from 25 ft to 8 ft (Article 5, Section 6.D.3 & Article 4, Section 2.1.1.E.1.a.) as per plan submitted proposing a new detached garage in an R-1 (Low Density Residential) District, 2nd Council District (107ME028) 10-L-17-VA

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