

File #

3-B-21-VA



BOARD OF ZONING APPEALS APPLICATION

APPLICANT INFORMATION

Name Signarama Knoxville - Olivia Flenniken
 Street Address 123 Perimeter Park Rd Suite D
 City, State, Zip Knoxville, TN, 37922
 Phone Number 865-766-5209
 Email oflenniken@signarama-knoxvillesw.com

APPLICANT IS:

Owner
 Contractor
 Tenant
 Other

THIS PROPOSAL PERTAINS TO:

New Structure
 Modification of Existing Structure
 Off Street Parking
 Signage
 Other

THIS IS A REQUEST FOR:

- Zoning Variance (Building Permit Denied) Extension of Non-Conforming Use/or Structure
 Appeal of Administrative Official's Decision Map Interpretation

PROPERTY INFORMATION

Street Address 5312 Homberg Dr
 City, State, Zip Knoxville, TN, 37919
 Parcel # (see KGIS.org) 121BC024
 Zoning District (see KGIS.org) C-G-3

VARIANCE REQUIREMENTS

City of Knoxville Zoning Ordinance Article 7, Section 2

The City of Knoxville Board of Zoning Appeals shall have the power and authority to grant variances from terms of this ordinance according to the procedure and under the restrictions set out in this section.

The purpose of the variance is to modify the strict application of the specific requirements of this ordinance in the case of exceptionally irregular, narrow, shallow or steep lots, or other exceptional physical conditions, whereby such strict application would result in practical difficulty or unnecessary hardship which would deprive an owner of the reasonable use of his land. The variance shall be used only where necessary to overcome some obstacle which is preventing an owner from using his property as the zoning ordinance intended.

DESCRIPTION OF APPEAL

Describe your project and why you need variances.

Knoxville Animal Clinic is wanting a post and panel sign installed on their lot to increase visibility of their business from the roadway. Their building is set back 175' from the main road (Homberg Dr). We are asking to be able to install the post and panel sign 15' from the pavement, which would put their sign 2' within their property line.

Describe hardship conditions that apply to this variance.

Because the property line is set back 13' from the pavement, installing the sign another 10' inside of their property line (as the sign ordinance requires) will hide their sign behind neighboring landscaping, and will not have the sign visible to vehicles driving by.

APPLICANT AUTHORIZATION

I hereby certify that I am the authorized applicant, representing ALL property owners involved in this request and that all owners have been notified of this request in writing.

APPLICANT'S SIGNATURE Olivia Flenniken

DATE 02/11/2021

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*******OFFICE USE ONLY*******

Is a plat required? Yes No

Small Lot of record?

VARIANCE REQUEST(S) WITH ORDINANCE CITATION(S):

Reduce the minimum required setback for a ground sign in a C-G-3 zoning district from 10' to 2' to the property line.

Per Article 13, Section 13.5.A.1.

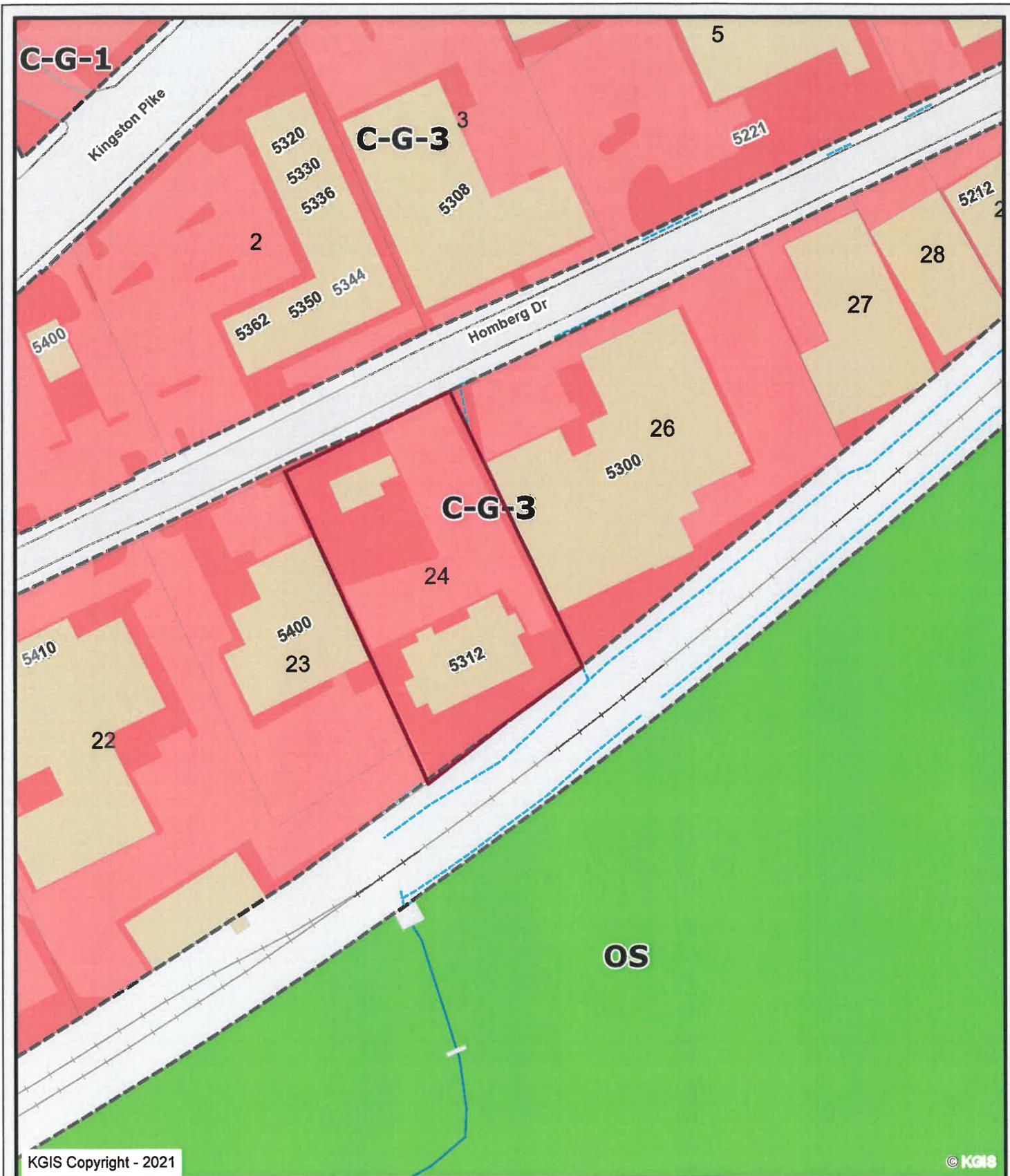
REVISED

PROJECT INFORMATION

Date Filed 2-12-21 | Fee Amount \$250

Council District 2 | BZA Meeting Date 3-19-21

PLANS REVIEWER Rebecca Johnson | DATE 2-15-21



5312 Homberg Dr.

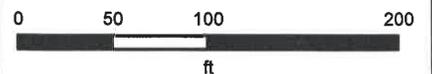
3-B-21-VA

Signarama Knoxville

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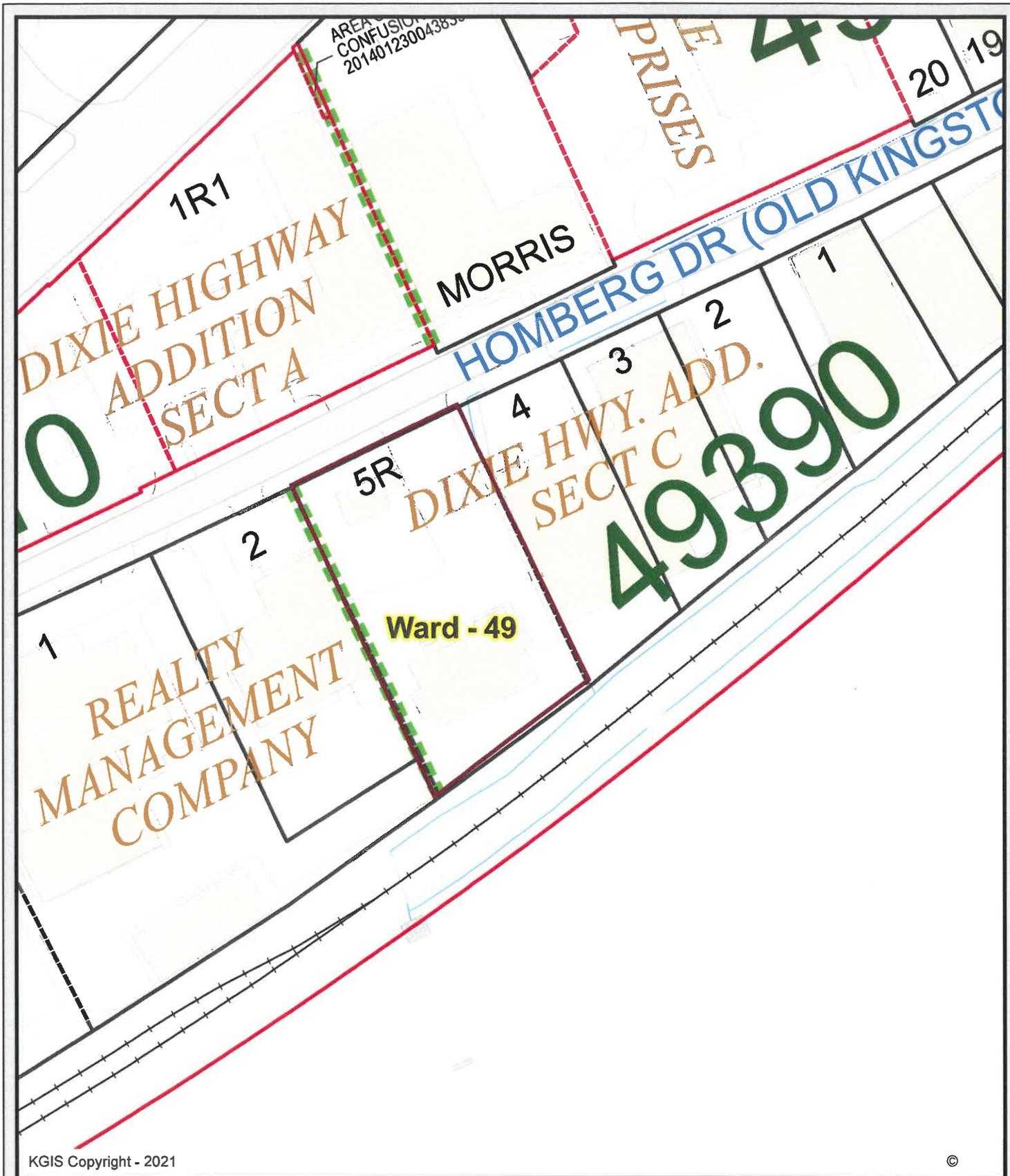
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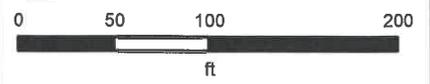
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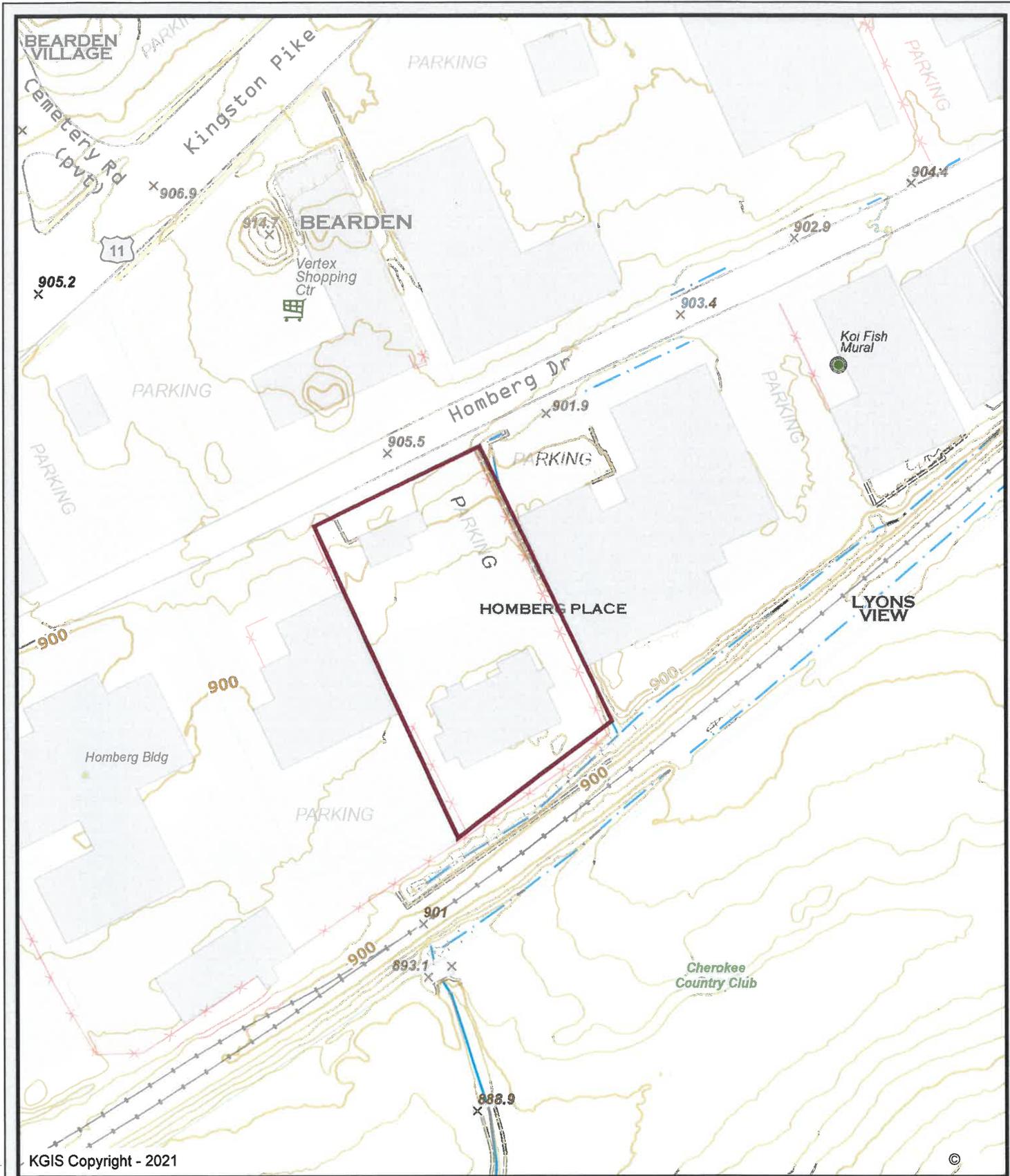
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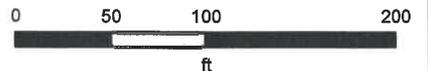
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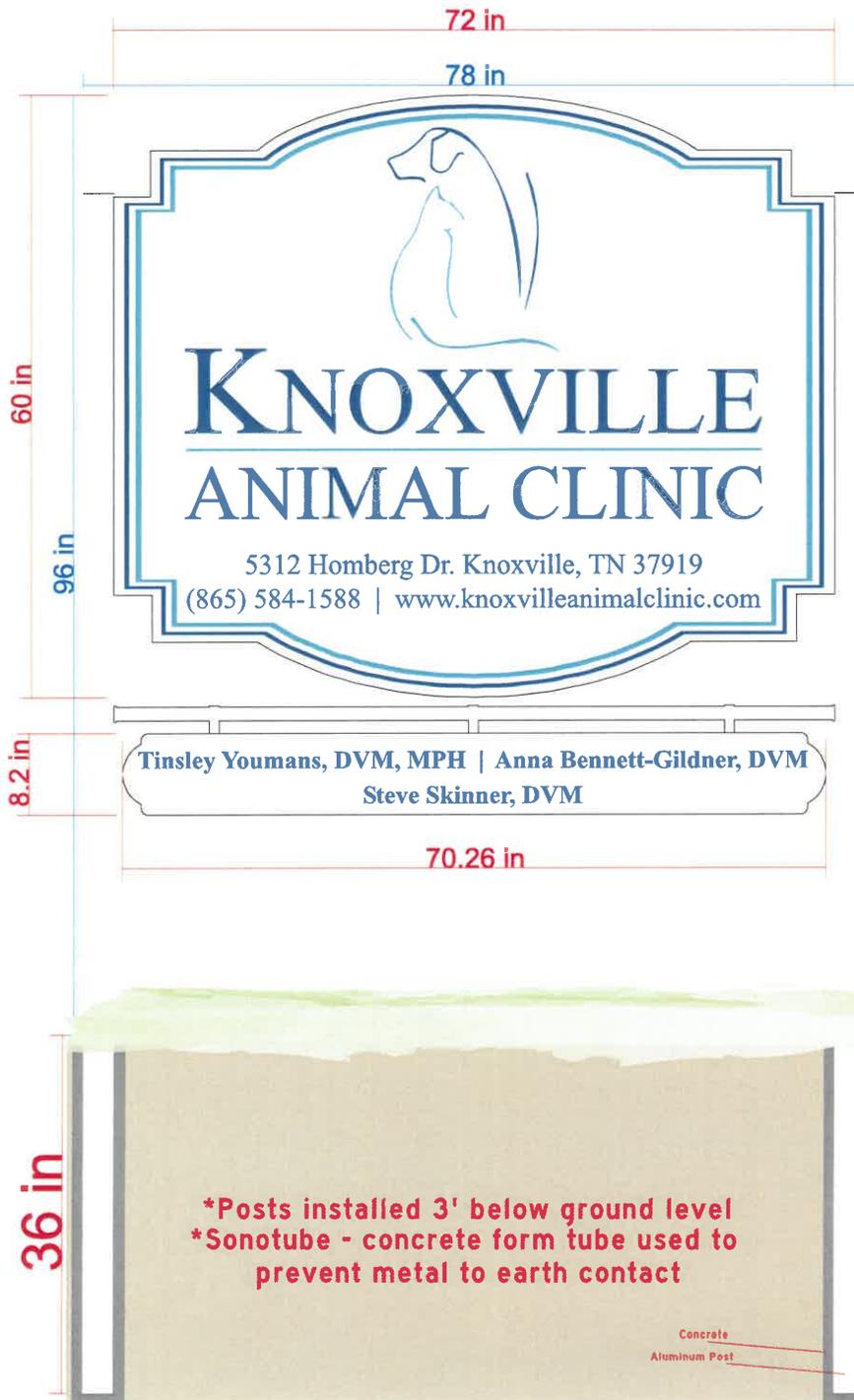
***Property line is set back 13' from road**

***Proposed sign will be set back 2' from property line**

***Proposed sign will be set back 15' from road**

***placement of sign**

***this building has been removed**



4" aluminum (painted white) posts

6mm thick aluminum panel w/ vinyl overlay - double sided

aluminum crossbar for hanging sign
6mm thick aluminum panel w/ vinyl overlay - double sided

