	File #	3-B-19-VA	
CITY OF KNOXVILLE BOARD		APPEALS APPLICA	TION
APPLICANT INFORMATION	APPLICANT IS:	THIS PROPOSAL PERT	
Name Kenny Boatman	Owner 🔽	New Structure	$\overline{\mathbf{V}}$
Street Address 1000 Oaklet Drive	Contractor \coprod	Modification of Existing Structure	e 📙
City, State, Zip knoxville Tn	Tenant \square	Off Street Parking	님
Phone Number 865-748-2424	_ Other	Signage	님
Email kennyboatman75@gmail.com		Other	
	A REQUEST FOR		
✓ Zoning Variance (Building Permit Denied) ☐ Appeal of Administrative Official's Decision		on of Non-Conforming Use/or Stru erpretation	icture
	TY INFORMATIO		
Street Address 6600 Jim Sterchi			
City, State, Zip Knoxville, TN 37918			
Parcel # (see KGIS.org) 057 14904			
Zoning District (see KGIS.org) C-6	11		
	ICE REQUIREMEN	TS	
City of Knoxville Zoning Ordinance Article 7, Section 2 The City of Knoxville Board of Zoning Appeals shall have the power and and under the restrictions set out in this section. The purpose of the variance is to modify the strict application of the sp shallow or steep lots, or other exceptional physical conditions, whereb which would deprive an owner of the reasonable use of his land. The v preventing an owner from using his property as the zoning ordinance in	pecific requirements of y such strict application ariance shall be used o	this ordinance in the case of exceptionally would result in practical difficulty or unn	r irregular, narrow, necessary hardship
DESCRI	PTION OF APPEA		加速的學科
Describe your project and why you need variances.			
Construction of building that was damaged by remaining from damaged building.	fire. Building wi	Il be constructed on existing	ı slab
e e			

Describe hardship conditions that apply to this variance.

existing building that was burned was a existing non conforming condition. we are not changing foot print of building.we are unable to move building closer to Jim Sterchi Rd. due to creek buffers.

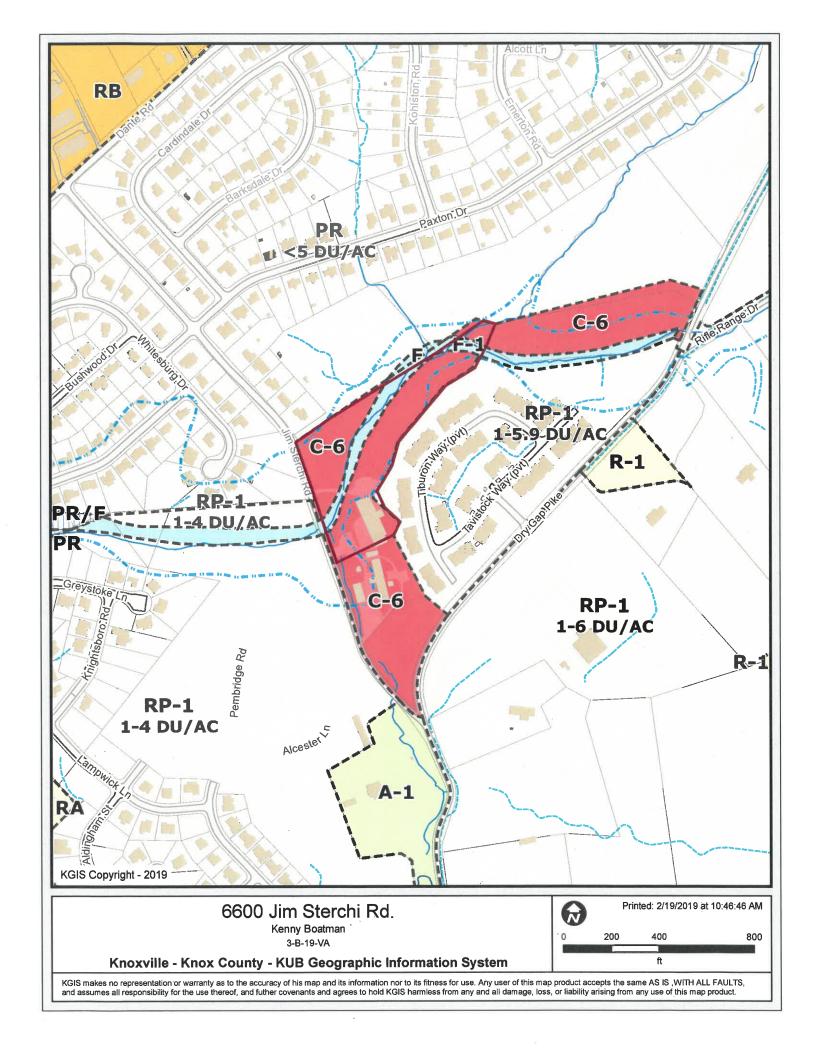
APPLICANT AUTHORIZATION

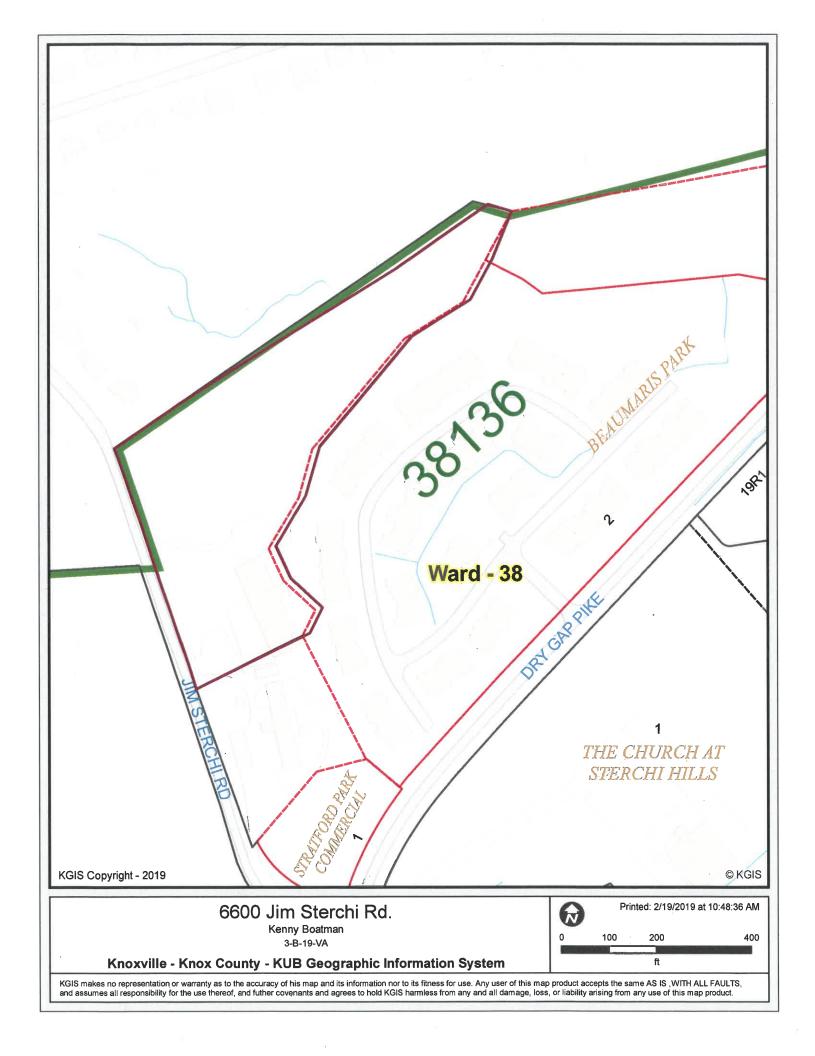
I hereby certify that I am the authorized applicant, representing ALL property owners involved in this request and that all owners have been notified of this request in writing.

APPLICANT'S SIGNATURE DATE 2/18/19

		File # 3-B-19-VA			
CITY OI	F KNOXVILLE	BOARD OF ZONING APPEALS APPLICATION			
······OFFICE USE ONLY······					
a plat required?	Yes No 🗸	Small Lot of record?			
	VARIANCE F	REQUEST(S) WITH ORDINANCE CITATION(S):			
Per Article 2. Reduce the Per Article 3. Reduce the	4, Section 2.2.9.D.2. east rear yard build 4, Section 2.2.9.D.2.	ing setback from 60 feet to 2.08 feet c. scaping strip from 15 feet to 2.08 feet at area directly behind			
		REVISED			

PROJECT INFORMATION				
Date Filed 2/18/19	Fee Amount \$250.00 pd 2 1819 of Cash \$ 750			
Council District 5th	BZA Meeting Date 3/2 1/19			
PLANS REVIEWER Lori Hearl - Scott Elder	DATE 2/18/19			



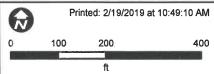




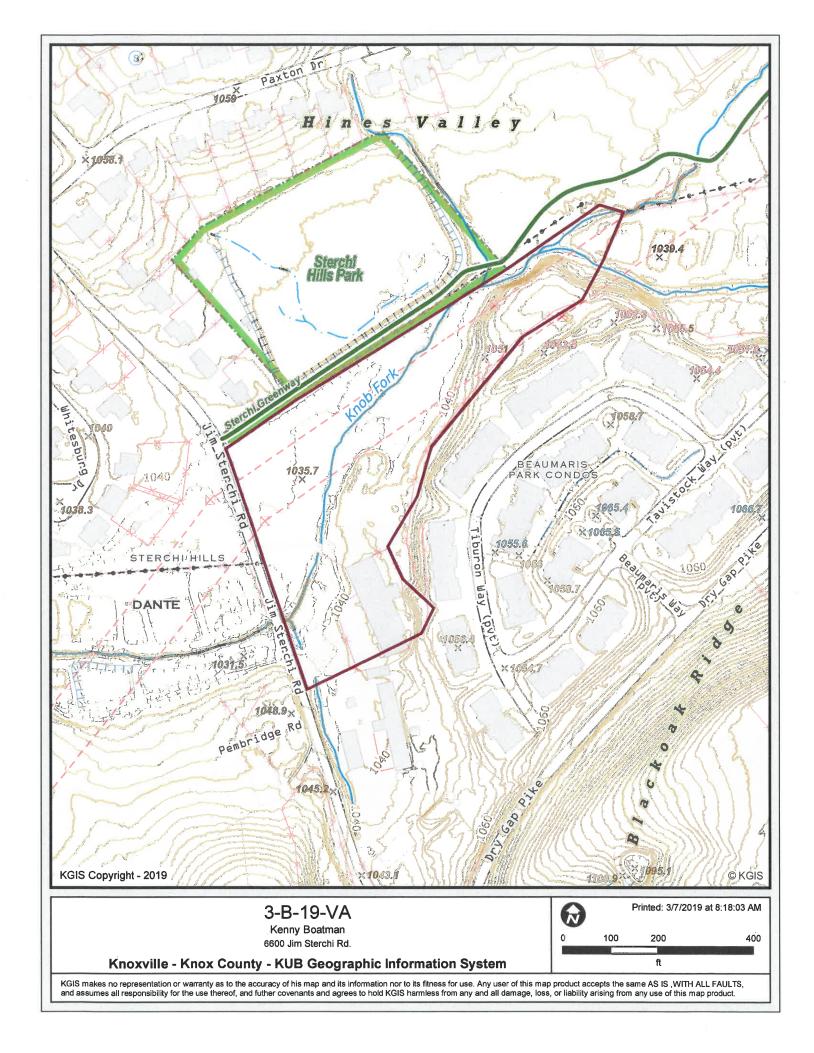
6600 Jim Sterchi Rd.

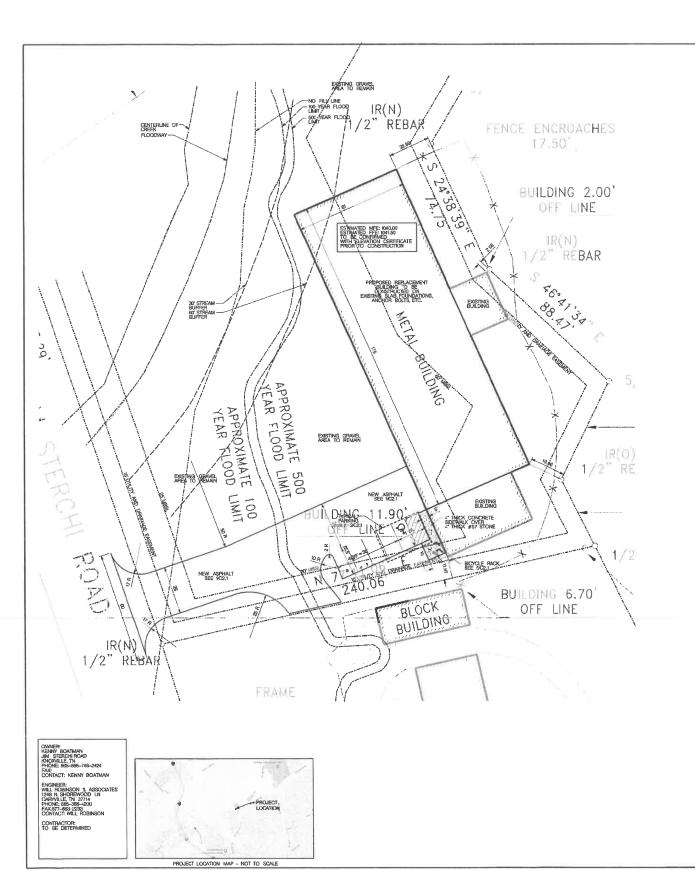
Kenny Boatman 3-B-19-VA

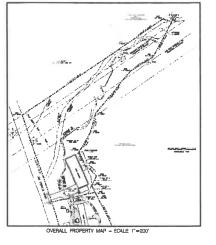
Knoxville - Knox County - KUB Geographic Information System



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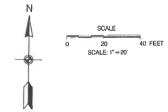






SITE LAYOUT NOTES

- 1 USE: STORAGE ZONING: C-8 MAR 06714004
- 2. TOTAL BUILDING AREA: REPLACEMENT OF BURNED BUILDING (10,500 SF)
- 3. TOTAL SITE: 5.76 ACRE, TOTAL DISTURBED AREA: 0.20 AC, TOTAL IMPERVIOUS INCREASE: 0.16 AC,
- 4. DEED REFERENCE; 20180112-0041734
- 5. WARD; 38, BLOCK; 38126
- 6. THIS PROPERTY IS LOCATED IN AN AREA DESIGNATED AS A SPECIAL FLOOD HAZARD AREA SEE MAP 0198F.
- 7. SITE BOUNDARY INFORMATION IS FROM A BOUNDARY SURVEY
 SY GAFF ROTH SURFEING DATED 1801/7. THE CONTROLOGIANIA.
 SY GAFF ROTH SURFEING BATED 1801/7. THE CONTROLOGIANIA.
 THE ENGINEER ACCEPT NO RESPONSIBILITY FOR THE ACCURATE ACCEPT AND ASSENSIBLE FOR THE ACCURATE OF THE ACCURATE ACCEPT OF THE ACCURATE ACCURATE OF THE ACCURATE ACCURATE
- 8. UTILITY INFORMATION IS BASED ON INFORMATION OBTAINED FROM THE UTILITY PROVIDERS. THE CONTRACTOR IS REPSONSIBLE FOR DETERMINING THE ACCURACY OF THIS INFORMATION.
- PARKING SUMMARY:
 PARKING SPACES PROPOSED
 REQUIRED: WIN 5 SPACES + GOLINIT, MAX 7 SPACES + .0334.NIT
 STOFAGE LINIT; 5 SPACES MIN 7 SPACES WAX
- 16. SETBACKS: FRONT: 25' SIDE: 20'
- THE CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS AND LICENSES FOR EXECUTION OF THE WORK. ALL MATERIALS AND EXECUTION OF THE WORK SHALL BE IN ACCORDANCE WITH FEDERA., STATE, AND LOCAL LAWS, RULES AND BEGUL STORMS.
- 12. CONTRACTOR SHALL COMPLY WITH ALL PERTINENT PROVISIONS OF THE MANUAL OF ACCIDENT PREVENTION IN CONSTRUCTION ISSUED BY THE AGG OF AMERICA, MC. AND THE SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION SISSUED BY THE US DEPARTMENT OF LABOR, ALL CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION ERGISION AND SEDIMENT CONTROL HARDISCOR.
- 13. VERIFY SITE CONDITIONS, DIMENSIONS, ELEVATIONS, AND LOCATION OF EXIST FEATURES BEFORE STAFTING WORK THE GIVINERS REPRESENTATIVE SHALL BE NOTIFIED OF ANY INTERFERENCES OR DISCRESANCIES.
- 14. TRAFFIC CONTROL IN CONSTRUCTION AREAS TO BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE MANUAL CN UNIFORM TRAFFIC CONTROL DEVICES.
- COPRECT ALL DAMAGE TO EXISTING PAVENENT, SICEWALKS, DRAINAGE STRUCTU UTILITIES, OR OTHER EXISTING IMPROVEMENTS AT NO EXPENSE TO THE ONLINETERS.
- 16. PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING PAVEMENT ANDOR CONCRETE AND NEW FAVEMENT ANDOR CONCRETE. FIELD ADJUSTMENT OF FINAL GRADES MAY BE REQUIRED. INSTALL ALL STORM SYSTEMS PRIOR TO INSTALLATION OF PAVEMENT ANDOR CONCRETE.
- 17. DIMENSIONS ARE TO FACE OF CURB, EDGE OF PAVEMENT, OR TO THE FACE OF BUILDING UNLESS NOTED OTHERWISE.
- 18. MAINTAIN ONE SET OF AS-BUILT DRAWINGS ON THE JOB SITE FOF DISTRIBUTION TO THE ENGINEER UPON COMPLETION, INCLUDE ALL UTILITY LOCATIONS AND ALL NEW SIDEMUK RAWRS (ELEVATIONS FOR ALL SANITARY AND STORM SEXER STRUCTURES SHALL BE INCLUDED, DRAWINGS SHALL INCLIDE VERTICAL AND HOROCATHA, INFORMATION ON ALL NING UTILITIES AS WELL AS EXISTING UTILITIES DISCOVERED DURING CONSTRUCTION,
- 19, NO NEW SITE LIGHTING IS PROPOSED FOR THIS PROJECT.
- 20, THIS PROJECT WILL COMPLY WITH ALL ASPECTS OF THE KNOXVILLE TREE PROTECTION ORDINANCE,



LEGEND:		
EXISTING	PROPOSED	
535	535	GROUND CONTOUR ELEVATION
g 535.25	₹ 535.25'	SPOT ELEVATION
		STRUCTURE
G	NA	PROPERTY LINE
	NA.	EASEMENT
		EDGE OF PAVEWENT
sc	SD	STORM DRAIN
SS -	—— ss ——	SANITARY SEWER
PW	PW	POTABLE WATER
NG	NG	NATURAL GAS
OE	OE	OVERHEAD ELECTRICAL
(W)	@	WATER METER
Ð	NA	FIRE HYDRANT
NA		SURFACE FLOW
NA	x.	SILT FENCING
		CURB
	•	CATCH BASIN
NA		CONCRETE PAVEMENT
NA	100	ASPHALT PAVEMENT
NA	940X98	RIP RAP

SITE GRADING NOTES

- CONTRACTOR SHALL INSTALL EROSION CONTROL MEASURES INCLUDING SILT FENCE, RIP RAP, AND EROSION CONTROL MAT AS SOON AS PRACTICAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MANTANING THESE STRUCTURES UNITL THE SITE HAS BEEN SLIPPIGENTLY STRABUZED.
- 2. THE CONTRACTOR SHALL EMPLOY SOILS CONSULTANTS FOR THE TESTING OF SOIL COMPACTION IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS SOIL SHALL BE COMPACTED TO 89% OF ITS MAXIMUM ONY DESISTS AS DETENMED BY THE STANDARD PROCTOR METHOD. SOIL MOISTLIRE CONTENT SHALL BE MAINTAINED WITHIN +/- 3% OF OPTIMUM.
- 3, THIS PROJECT MAY IMPOLYE IMPORT OR WASTE OF FILL MATERIAL. THE CONTRACTOR SHALL REVIEW THIS PLAN, THE SITE SURVEY, AND INSPECT THE SITE ITSELF. THE CONTRACTOR SHALL THEN FORMULTATE HIS OWN OPPRION AS 13 THE APPLICABILTY OF THIS PLAN TO THE GOAL OF AN ECONOMICALLY OPPIMAL SITE CONT
- 4. ALL SLOPES GREATER THAN 3:1 SHALL BE SPREAD WITH NORTH AMERICAN GREEN S-7 EROSION CONTROL FABRIC. INSTALL FABRIC PER MANUFACTURERS RECOMMENDATIONS.
- 5. NO SLOPES SHALL BE GREATER THAN 2 HORIZONTAL :1 VERTICAL:
- 6. APILY TEMPORARY SEEDING WHENEVER GRADING OPERATIONS ARE TEMPORARILY HALTED FO OVER 14 DAYS AND "HALL GRADING OR EMPOSED SURFACES IS TO BE COMPLETED WITHIN 6 YEAR, APPLY TEMPORARY SEEDING TO SOIL STOCKPILES.
- APPLY PERMANENT SEEDING WHENEVER GRADING OPERATIONS ARE COMPLETED AND ALL CONSTRUCTION OPERATIONS WILL NOT MIPACE THE DISTURBED AREA, APPLY PERMANENT SEEDING TO ALL NCH-CONSTRUCTION APPLAS WHICH SHOW SIGNS OF EXCESSIVE EPOSES.
- APPROVED PLAN DETAILS, IF DETAILS ARE NOT SHOWN, REFERENCE THE "ENNESSEE AND SEDIMENT CONTROL HANDSOOK, LATEST EDITION.

 9. SLOPES SHALL HAVE EROSION CONTROL MAT INSTALLED IMMEDIATELY AFTER SLOPE
- 10.ADEQUATE DRAINAGE, EROSION AND SEDIMENT CONTROL MEASURES, BEST MANAGEMENT PRACT DES, ANDOR OTHER STOPHANATER MANAGEMENT FACULTES SHALL BE PROVIDED AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION, DIAMOGES TO ADJACENT PROPERTY MODOR THE CONSTRUCTION SITE CAUSED BY THE CONTRICTORS OF ROPERTY OWNERS FAILURE TO PROVIDE AND MAINTAIN ADEQUATE DRAINAGE AND EROSIONSEDIMENT CONTROL FOR THE CONSTRUCTION AREA SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER
- 11. CONTRACTOR SHALL STORE CHEMICALS AND SOLUMBLE MATERIALS IN AN ENCLOSED, WATERPROOF LOCATION OR PROVIDED WITH SECONDARY CONTRAINED CAPABLE OF STORING THE CONTENTS OF THE TOTAL ANDURN TO GHEMICALS STORED, SHILL CLEANLY MATERIALS MUST BE LOCATED WITHIN THE IMMEDIATE PROXIMITY OF THE MATERIALS AS WELL.
- PRODUCTION OF THE NATERIALS AS WELL
- 13,NO VEHICLE MAINTENANCE OF CONSTRUCTION VEHICLES WILL OCCUP ONSITE.
- ALCONSTRUCTION MATERIALS WILL BE STAGED IN THE FUTURE PARKING AREA. FOR TRASH ON THE PROJECT, PROVIDE A TRASH RECEPTACLE WITH A LID. MAINTAIN THE MATERIAL STAGING AREA IN AN NEAT AND ORDERLY MANNER.
- 1s, Contractor shall install 4" thick layer of quality topsoil on all disturbed areas and establish a thick stand of grass acceptable to the City of knoxylle site inspector.

WILL ROBINSON & ASSOCIATES 1248 North Shorewood Lane Carville, IN 377/14 (SGG) 386-200 email: wrassociates@belsout.net



Site Plan for:

Boatman Automotive
6613 Jim Sterchi Road
Knoxville, TN

DRAWN: WNR
CHECKED: WNR
DATE: 01-23-2019

REVISIONS:

C1.1

FILE NAME: PROJECT NO: