



BOARD OF ZONING APPEALS APPLICATION

Please reach out to a City of Knoxville Zoning Examiner about your project before submitting a variance application.

APPLICANT INFORMATION	APPLICANT IS:	THIS PROPOSAL PERTAINS TO:
Name (Individual not company) <u>Kayland Sheekles/SignCo</u>	Owner <input type="checkbox"/>	New Structure <input type="checkbox"/>
Street Address <u>3101 Northwest Park Drive</u>	Contractor <input checked="" type="checkbox"/>	Modification of Existing Structure <input type="checkbox"/>
City, State, Zip <u>Knoxville TN 37921</u>	Tenant <input type="checkbox"/>	Off Street Parking <input type="checkbox"/>
Phone Number <u>865.947.2086</u>	Other <input type="checkbox"/>	Signage <input checked="" type="checkbox"/>
Applicant Email <u>info@signco-inc.com</u>		Other <input type="checkbox"/>

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 5450 Millertown Pike City, State, Zip Knoxville, TN 37924
 See KGIS.org for Parcel # 060HA004 City Council District # 4 and Zoning District C-R-2

VARIANCE REQUIREMENTS

City of Knoxville Zoning Ordinance Article 16, Section 16.3

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.

US Cellular has been in business at this location for at least 10 years and has always had 2 exterior signs, one facing Millertown Pike which is on a hill and the other side elevation sign is facing Aldi parking lot and visibility from Loves Creek Rd that has a lot of traffic.

Having both exterior signs have helped us tremendously to driving traffic in the store.

Describe hardship conditions that apply to this variance.

Removing the side elevation sign will reduce the visibility to our store and plaza from Loves Creek Rd.

Site plans and any other relevant information associated with the hardship must accompany this application.

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 Kayland Sheekles

DATE 2/7/23

File #



BOARD OF ZONING APPEALS APPLICATION

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

Is a plat required? Yes No

Small Lot of record?

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

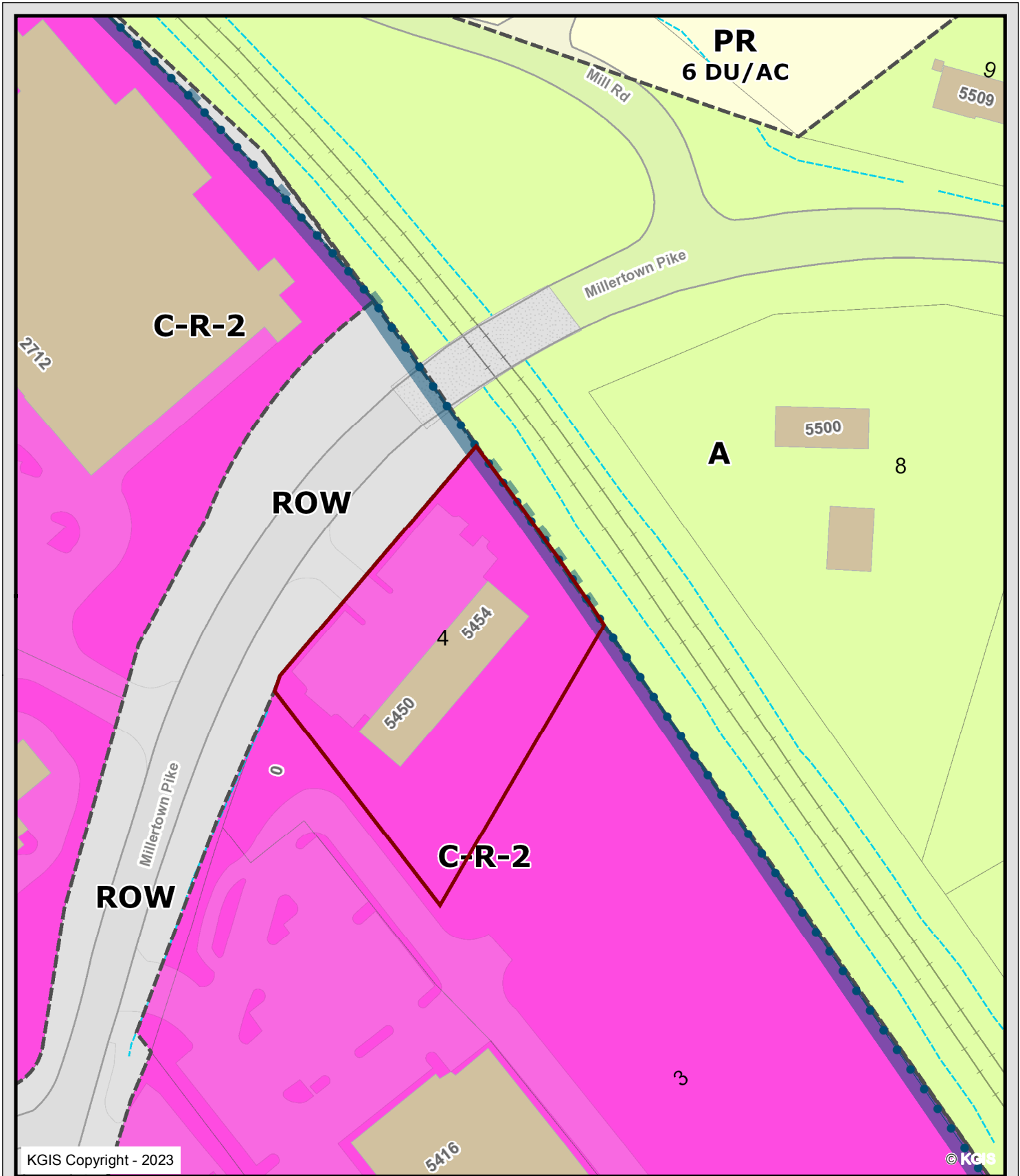
Large empty rectangular area for providing variance request details and ordinance citations.

PROJECT INFORMATION

Date Filed | Fee Amount

Council District | BZA Meeting Date

PLANS REVIEWER | **DATE**



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5450 MILLERTOWN PK

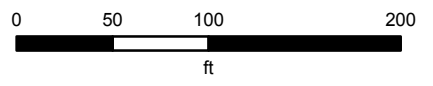
3-B-23-VA

KAYLAND SHECKLES

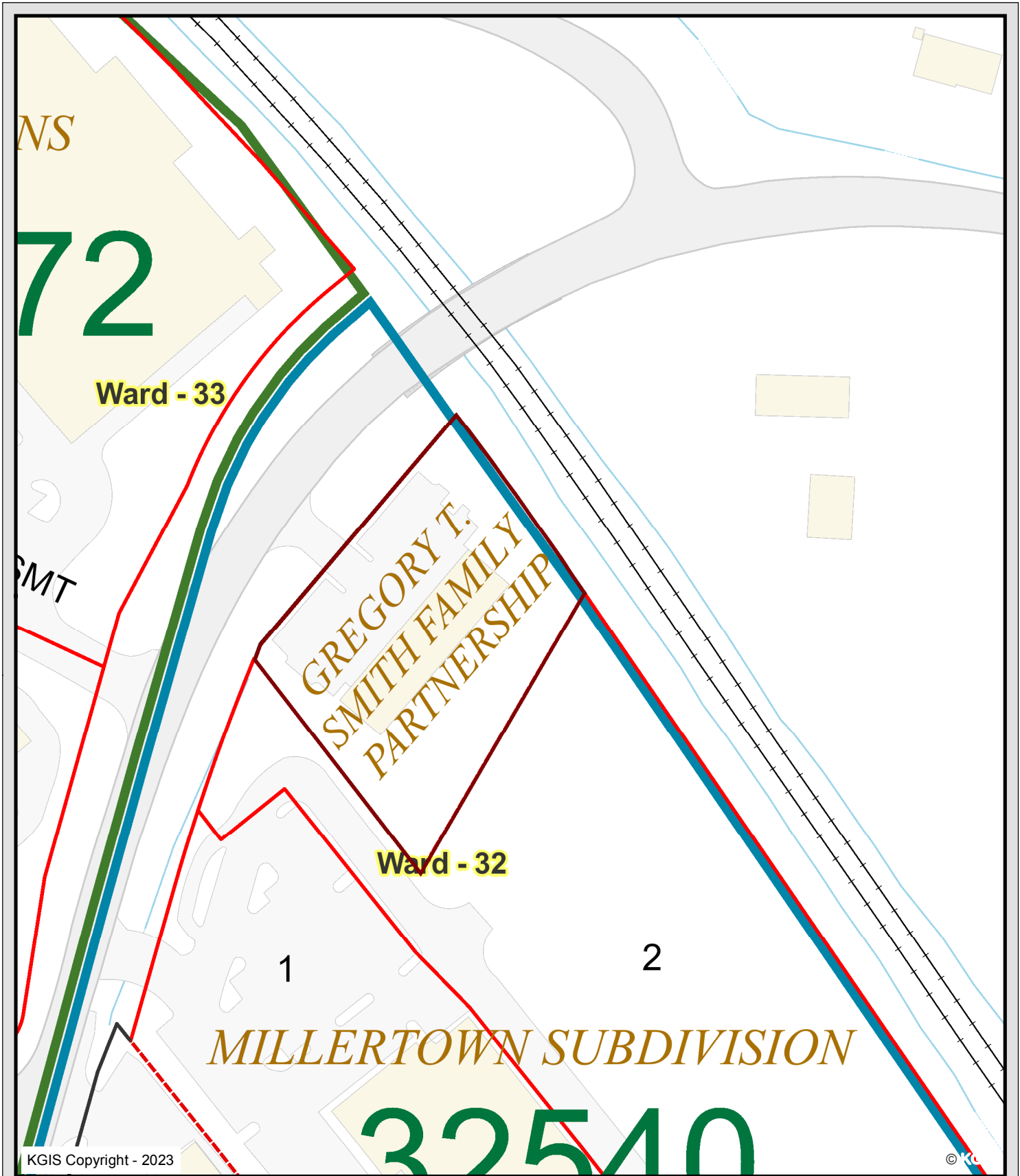
Knoxville - Knox County - KUB Geographic Information System



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5450 MILLERTOWN PK

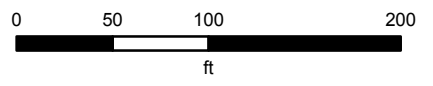
3-B-23-VA

KAYLAND SHECKLES

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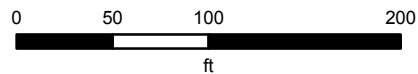
3-B-23-VA

KAYLAND SHECKLES

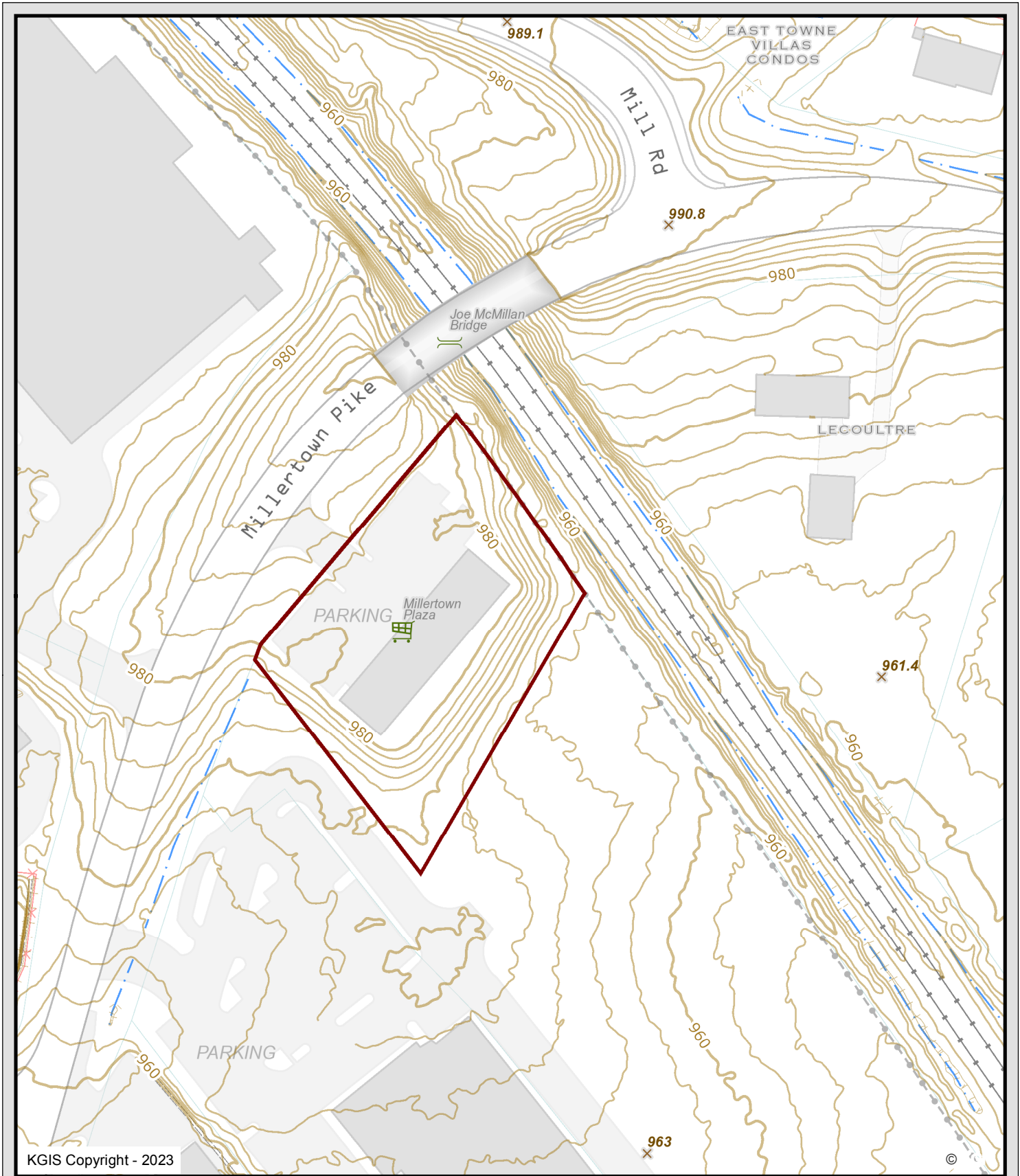
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5450 MILLERTOWN PK

3-B-23-VA

KAYLAND SHECKLES

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B

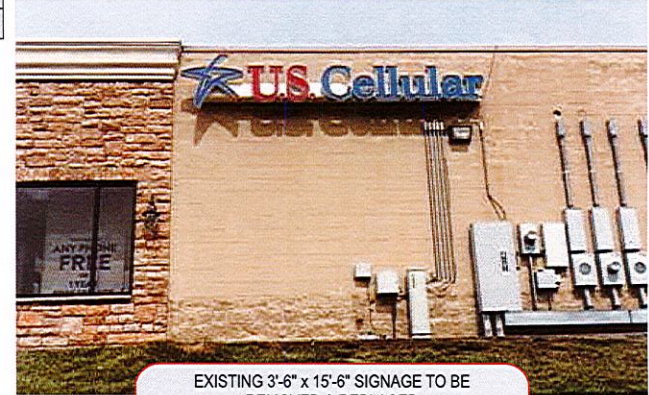
SIDE ELEVATION

Scale: 1/4"=1'-0"

USC-CL-RWY-BP-26

EXISTING SIGN SF:	54.25
PROPOSED SIGN SF:	48.3

EXISTING CONDITIONS



EXISTING 3'-6" x 15'-6" SIGNAGE TO BE REMOVED & REPLACED
WALL TO BE REPAIRED AS REQUIRED

WALL COLOR:
COLOR MATCH
SW 6126



Stratus™

stratusunlimited.com

8959 Tyler Boulevard
Mentor, Ohio 44080

888.503.1569

CLIENT:
uscellular

ADDRESS:
5450 Millertown Pike
Knoxville, TN
37924-2141

PAGE NO:
4

ORDER NUMBER:
1168553

SITE NUMBER:
TN214

ELECTRONIC FILE NAME:
G:\ACCOUNTS\US CELLULAR\2022\TNTN214_Knoxville\
TN214_Knoxville.cdr

PROJECT NUMBER:
4255

PROJECT MANAGER:
EVELYN NEGRON

Rev #	Req #	Date/Artist	Description	Rev #	Req #	Date/Artist	Description
Original	376610	04/07/22 IS					
Rev 1	377800	04/12/22 PV					

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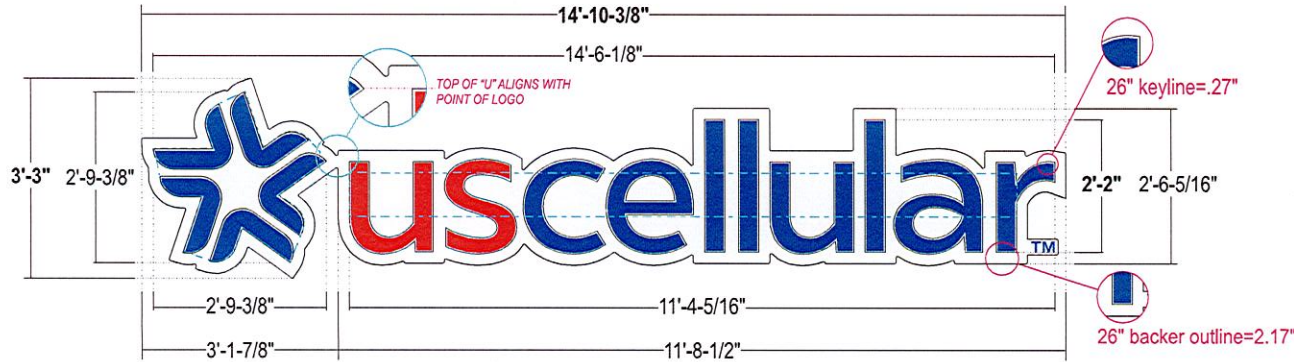
A
B

FACE LIT CHANNEL LETTERS on backer

Scale: 1/2"=1'-0"

USC-CL-RWY-BP-26

FOUR LINE = 48.3 square feet



Key-Line



The Key-Line Artwork was derived by setting a .25" inline @ a 24" letter "L". Artwork then scales up or down with size of letterset.

Background Panel



Controlled background panel artwork was derived by setting a 2" outline @ a 24" letter "L". Artwork then scales up or down with the size of letterset.

FACES: 3/16" #2447 White acrylic faces w/ surface applied vinyl;
Vinyl to be inset around edges of letters

TRIMCAP: 1" standard White jewelite Trimcap

RETURNS: 4" deep .040 alum returns – Pre-finished White

BACKS: 3mm white ACM backs

ILLUM.: Qwik Mod 2 / 7100K/ 12 volt LEDs as required;
Power supplies housed with raceway

BACKER: .080 thick aluminum backer panel – Pre-finished White

TM: Surface applied die-cut vinyl applied directly to backer

WALL MAT.: ROCK BLOCK / BRICK

RACEWAY: Custom formed raceway for logo; (8-1/2" x 4-3/8") Low-Profile aluminum extruded raceway for Letters; Raceway to house all electrical;
Painted white to match backer

INSTALL: Thru bolted using all thread into blocking as required 12" standard length of threaded rod will be supplied unless otherwise noted;
3/8" threaded rod into blocking or Stratus approved equivalent

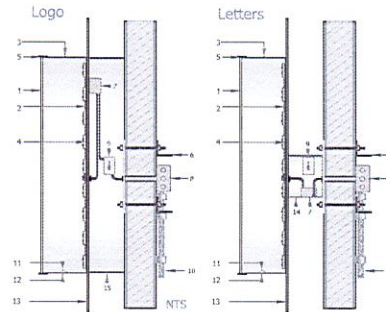
QUANTITY: (2) TWO SETS REQUIRED FOR STOREFRONT & SIDE ELEVATIONS

COLOR PALETTE

FACES: Pantone 1788 Red, 3M 3630-163 Scarlet Red

FACES/TM: Pantone 286 Blue, 3M 3630-97 Bristol Blue

RETURNS/TRIMCAP/BACKER/RACEWAY: White



- acrylic face
- letter backs to be 3mm ACM white aluminum
- 4" returns to be .040 aluminum
- Qwik Mod 2 | 7100k | 12 volt | (M-QMDXO-71) LED
- 1" trim cap
- mounting varies upon location and wall material
- power supply
- Junction box
- listed disconnect switch
- primary power source
- weep hole cover to be white pre-finished aluminum
- weep hole
- .080" thick aluminum background control panel
- EMS aluminum raceway
- aluminum raceway can

- ELECTRICAL NOTES**
- All materials and fasteners meet 3004.4
 - All electrical components are UL listed, labeled and approved.
 - Sign grounded according to NEC 600.7
 - Signs manufactured and listed NLC 690.3 and marked per NLC 600.4
 - All branch circuits per NEC 600.5(B).1 or (B).2
 - All signs controlled by photocell or time clock per IRC 13-415. (ABC).1.4
 - One visible 20 amp disconnect per sign per circuit per NEC 600.6(A).1

StratusTM

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CLIENT: uscellular

ADDRESS: 5450 Millertown Pike
Knoxville, TN
37924-2141

PAGE NO.: 5

ORDER NUMBER: 1168553

PROJECT NUMBER: 4255

SITE NUMBER: TN214

PROJECT MANAGER: EVELYN NEGRON

ELECTRONIC FILE NAME: G:\ACCOUNTS\IUS CELLULAR\2022\TNTN214_Knoxville\TN214_Knoxville.cdr

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From: [Steve Borden](#)
To: [Jennifer Scobee](#)
Subject: RE: March BZA Applications
Date: Monday, March 6, 2023 11:40:44 AM
Attachments: [image001.png](#)

Jennifer,

Please see our comments below.

3-A-23-VA 6800 Deane Hill Dr.: Operations has no comment.
3-B-23-VA 5450 Millertown Pk: Operations has no comment.
3-C-23-VA 206 Cedar Ln: Operations has no comment.
3-D-23-VA 1113 & 1115 Phillips Ave: Operations has no comment.
3-E-23-VA 0 Division St: Operations has no comment.
3-F-23-VA 416 Cherokee Blvd: Operations has no comment.
3-G-23-VA 2439 E. Magnolia Ave: Operations has no comment.
3-H-23-VA 2424 Washington Ave: Operations has no comment.

Thank you,



Steven M. Borden, P.E. | Director/Assistant Chief Engineer
TDOT – Region 1
7345 Region Lane
Knoxville, TN 37914
(865) 594-2400
Steve.Borden@tn.gov
tn.gov/tdot



March 8, 2023

Mr. Bryan Berry, Deputy Director
Board of Zoning Appeals
Room 475, City-County Building
P. O. Box 1631
Knoxville, Tennessee 37901

Dear Mr. Berry:

Re: Variance Requests 3-A-23-VA, 3-B-23-VA, 3-C-23-VA, 3-D-23-VA, 3-E-23-VA, 3-F-23-VA, 3-G-23-VA, and 3-H-23-VA

We have reviewed our records and, as far as we have been able to determine, KUB has no existing utility facilities located within the variance areas and we have no objection to the requested variances. However, KUB does not release and hereby retains all easements and rights for existing facilities, whether or not identified in our research.

If you have any questions regarding this matter, please call me at (865) 558-2483.

Sincerely,

A handwritten signature in black ink, appearing to read "Christian Wiberley". The signature is written in a cursive style.

Christian Wiberley, P.E.
Engineering

CGW

VARIANCE
3-B-23-VA
Knoxville BZA
PUBLIC HEARING
215-4244

