



DEVELOPMENT REQUEST

DEVELOPMENT

- Development Plan
- Planned Development
- Use on Review / Special Use

SUBDIVISION

- Concept Plan
- Final Plat

ZONING

- Plan Amendment
- Rezoning
- Sector Plan Amend

Benjamin C. Mullins o/b/o Hillwood Enterprises, LP

Applicant/Developer

Applicant Name

Affiliation

August 24, 2020

October 8, 2020

10-L-20-RZ

Date Filed

Meeting Date (if applicable)

File Number(s)

10-D-20-SP

10-B-20-PA

CORRESPONDENCE

All correspondence related to this application should be directed to the approved contact listed below.

- Applicant
- Owner
- Option Holder
- Project Surveyor
- Engineer
- Architect/Landscape Architect

Benjamin C. Mullins

Frantz, McConnell & Seymour, LLP

Name

Company

550 West Main Street, Suite 500

Knoxville

TN

37902

Address

City

State

Zip

865-546-9321

bmullins@fmsllp.com

Phone

Email

CURRENT PROPERTY INFO

See Attached Supplemental Sheet

See Attached Supplemental Sheet

Owner Name (if different)

Owner Address

Owner Phone

Multiple Addresses (See Attached)

See Attached

Property Address

Parcel ID

North of Mall Rd and encircled by Knoxville Center Dr. (pvt)

Combined +/- 77.55 ac

General Location

Tract Size

78ac

District 4

C-R-2

Jurisdiction (specify district above)

- City
- County

Zoning District

North City

MU-RC

NA

Planning Sector

Sector Plan Land Use Classification

Growth Policy Plan Designation

CO and OF

Y

KUB

KUB

Existing Land Use

Septic (Y/N)

Sewer Provider

Water Provider

CURRENT PROPERTY INFO – SUPPLEMENTAL SHEET

Millertown Pavillion LLC	60 S 6th Street, Ste. 2630	(612) 313-0125
Owner Name	Owner Address	Owner Phone

3001 Knoxville Center Drive	059 026	+/- 49.83
Property Address	Parcel ID	Tract Size

Dillard Tennessee Operating LP c/o Dillard's Inc.	1600 Cantrell Road Little Rock, AK 72201	(501) 376-5255
Owner Name	Owner Address	Owner Phone

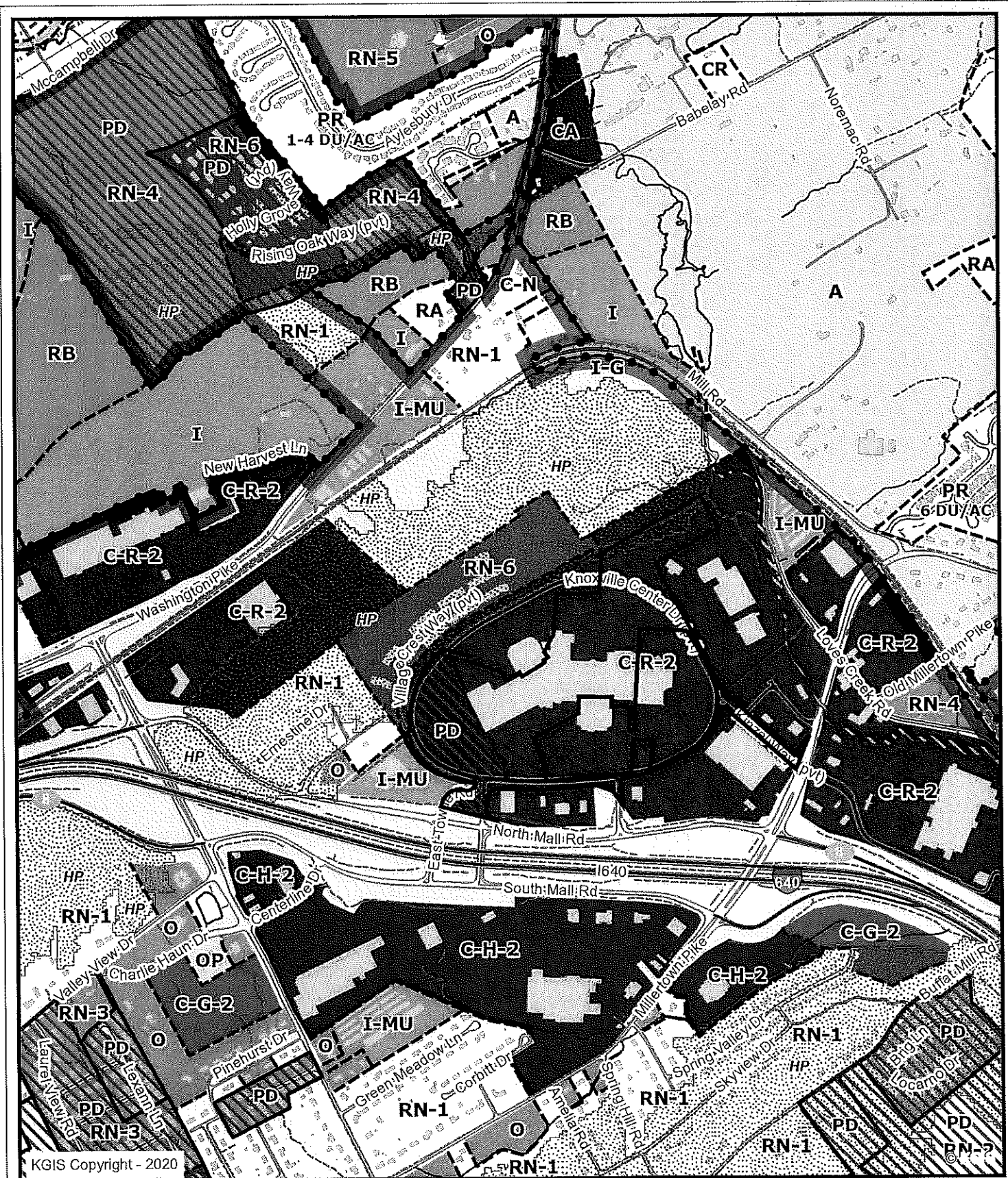
2915 Knoxville Center Drive	059 02603	+/- 7.53
Property Address	Parcel ID	Tract Size

Belk Department Stores LP c/o Belk, Inc.	2801 West Tyvola Road Charlotte, NC 28217	(704) 426-8438
Owner Name	Owner Address	Owner Phone

3027 Knoxville Center Drive	059 02604	+/- 8.53
Property Address	Parcel ID	Tract Size

TF Knoxville TN LLC c/o Transform Midco LLC	3333 Beverley Road, Dept. 824 Hoffman Estate, IL 60179	
Owner Name	Owner Address	Owner Phone

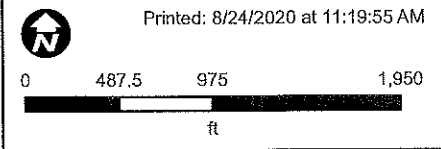
2931 Knoxville Center Drive	059 02605	+/- 11.66
Property Address	Parcel ID	Tract Size



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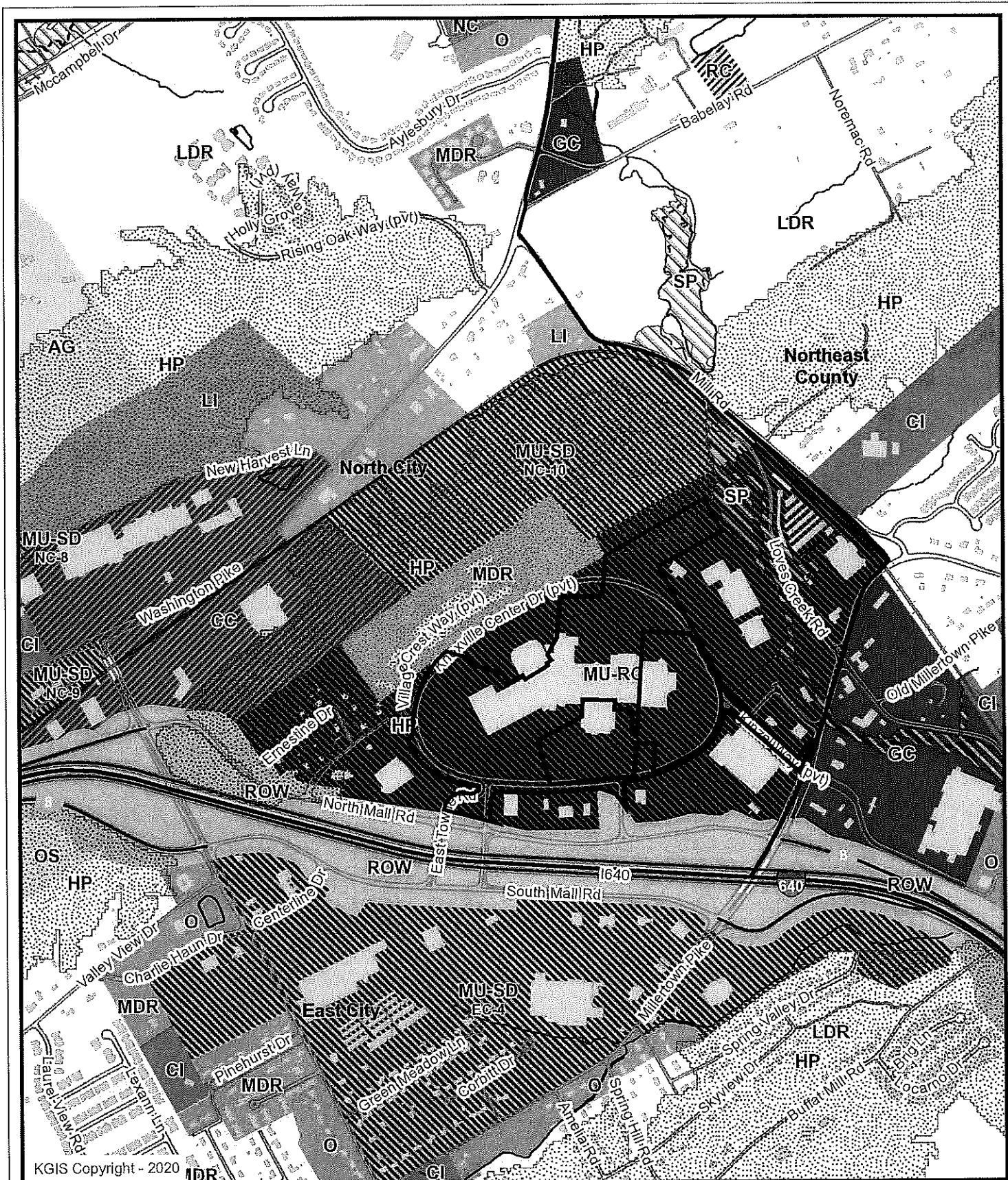
Letter Portrait

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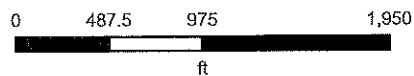
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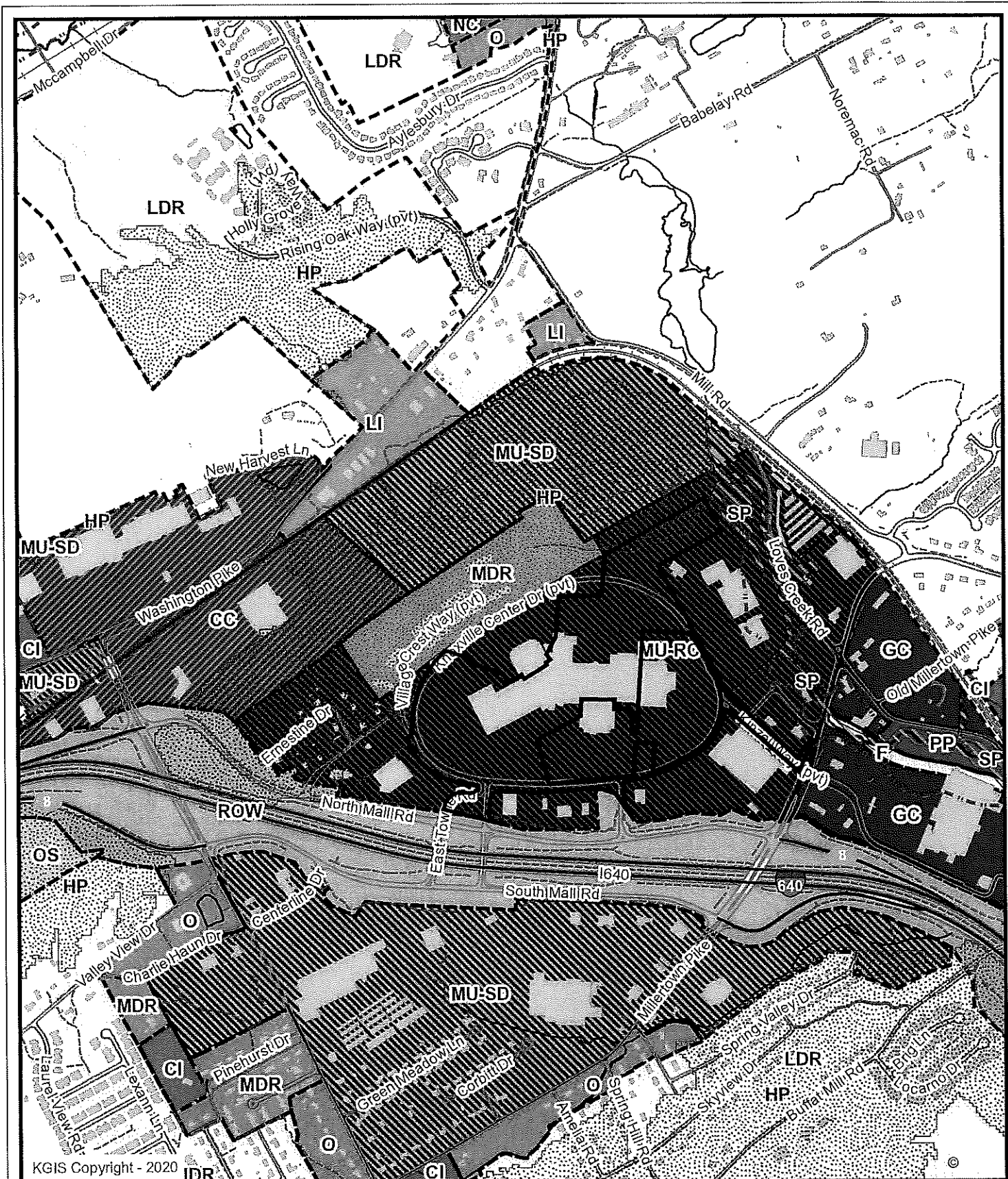
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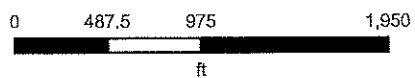
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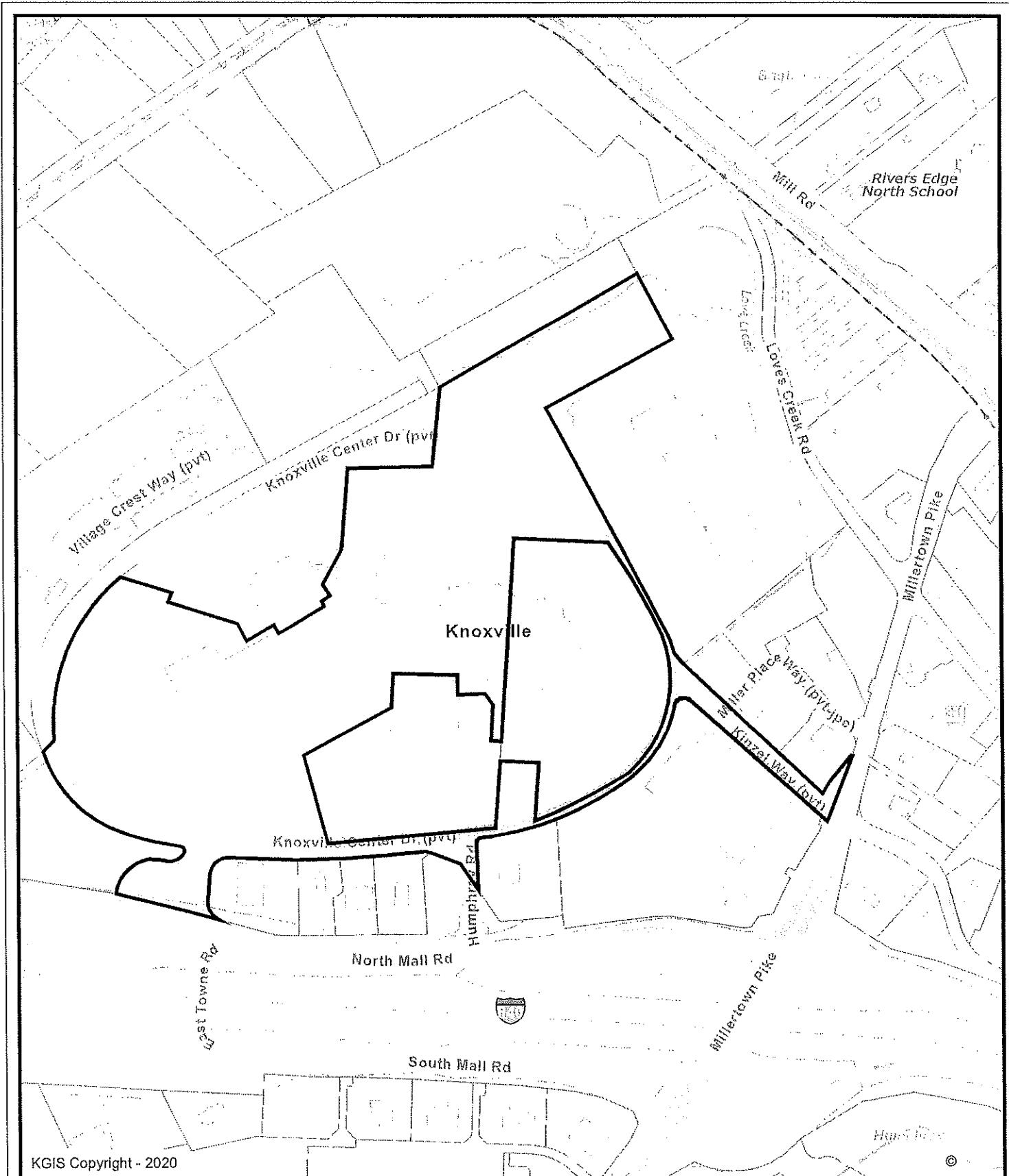
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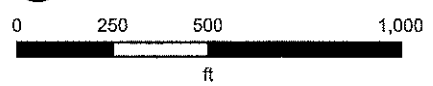
Millertown Partners, LLC

059 026 49.83 Acres

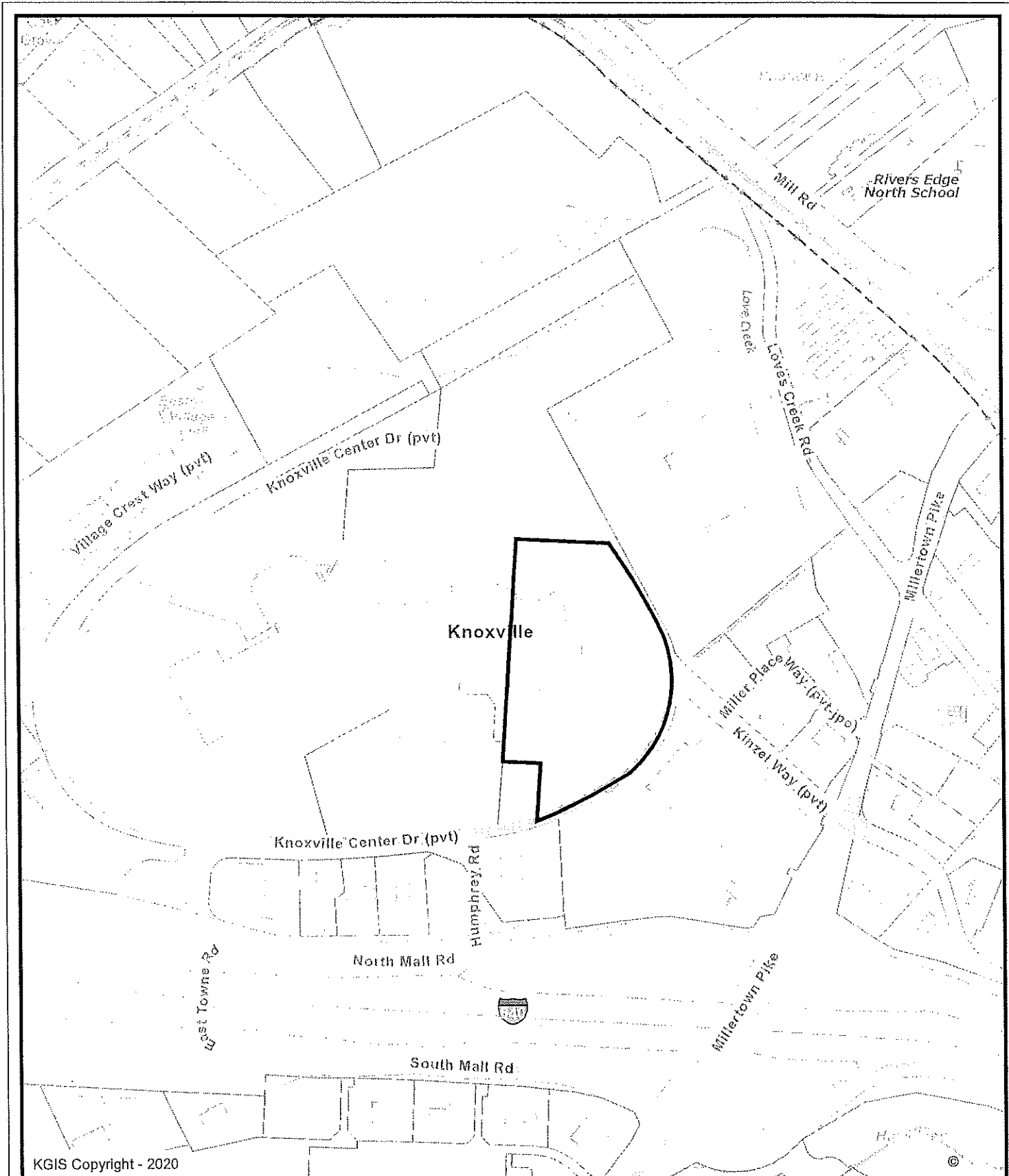
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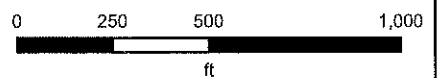
TF Knoxville TN LLC

059 02605 11.66 Acres

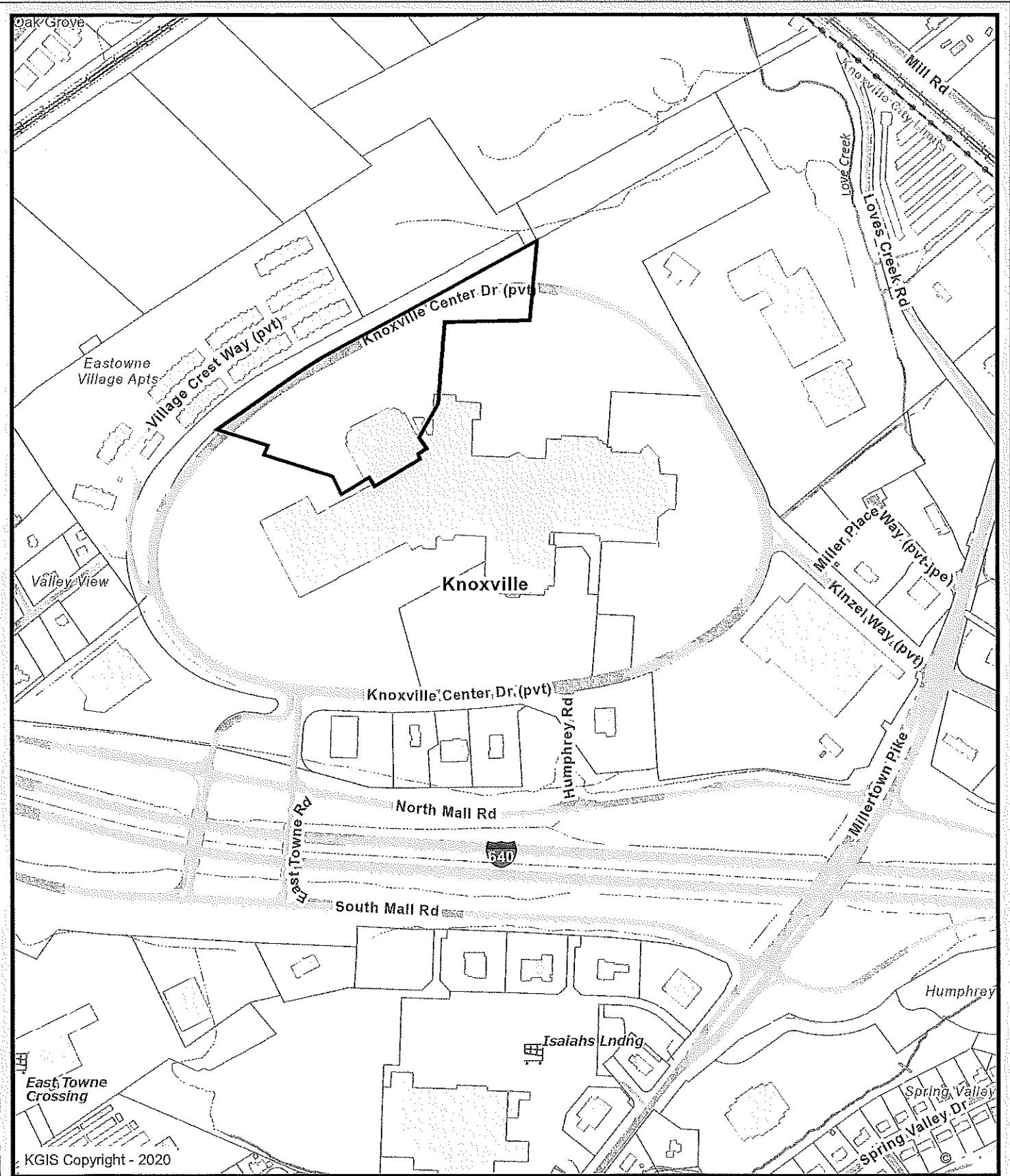
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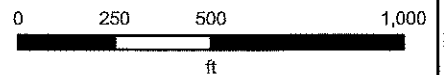
Belk Department Stores, LP

059 02604 8.53 Acres

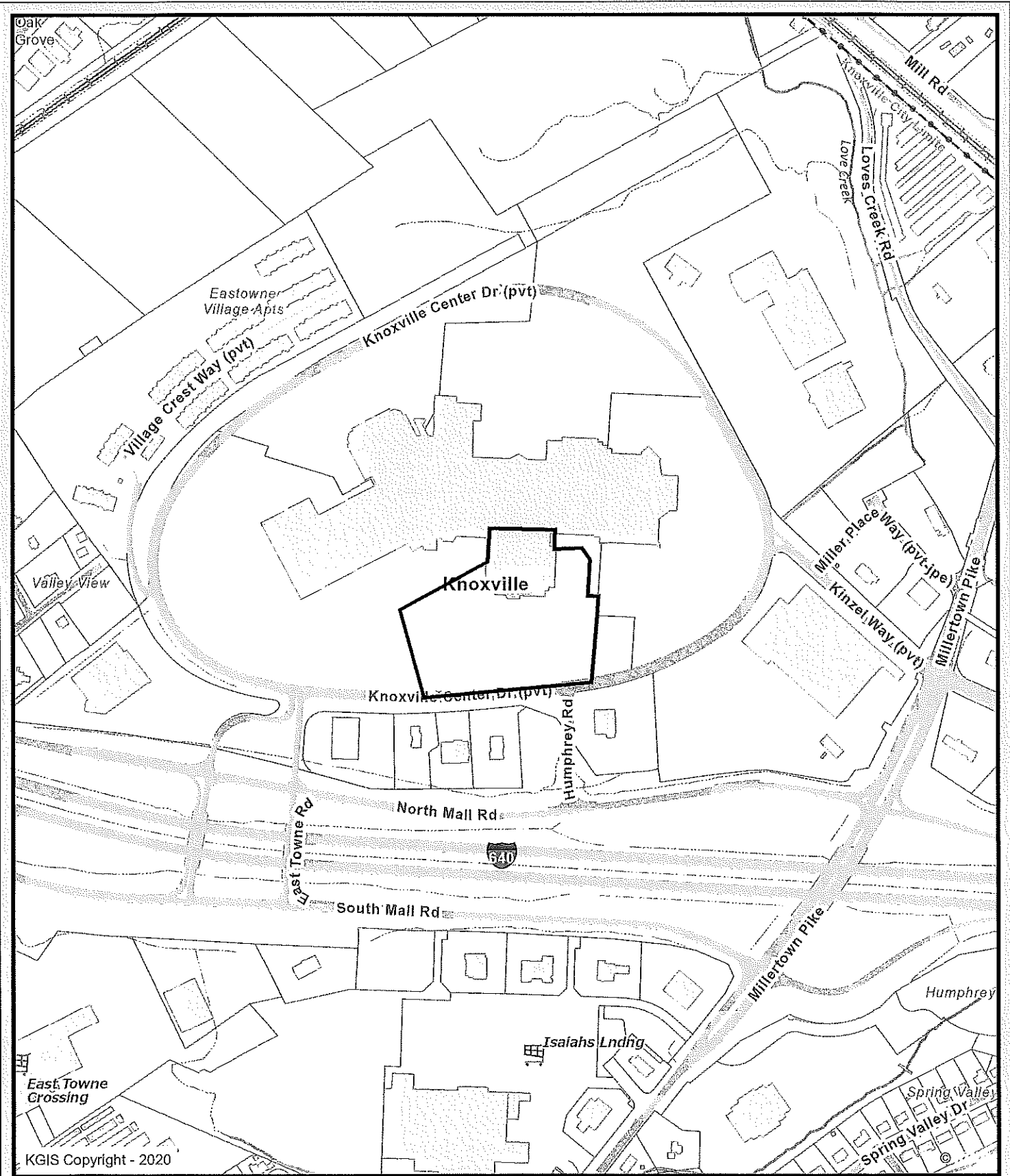
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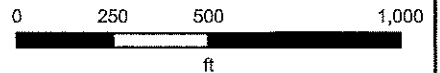
Dillard Tennessee Operating LP

059 02603 7.53 Acres

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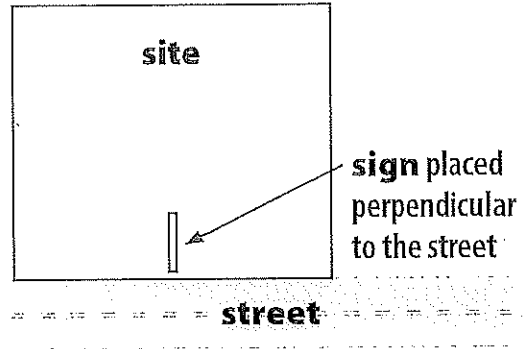
REQUIRED SIGN POSTING AGREEMENT

For all rezoning, plan amendment, concept plan, use on review, right-of-way closure, and street name change applications, a sign must be posted on the subject property, consistent with the adopted Administrative Rules and Procedures.

At the time of application, staff will provide a sign(s) to post on the property as part of the application process. If the sign(s) go missing for any reason and need to be replaced, then the applicant will be responsible for picking up a new sign(s) from the Planning offices. The applicant will be charged a fee of \$10 for each replacement sign.

LOCATION AND VISIBILITY

The sign must be posted in a location that is clearly visible from vehicles traveling in either direction on the nearest adjacent/frontage street. If the property has more than one street frontage, then the sign should be placed along the street that carries more traffic. Planning staff may recommend a preferred location for the sign to be posted at the time of application.




TIMING

The sign(s) must be posted 15 days before the scheduled Planning Commission public hearing and must remain in place until the day after the meeting. In the case of a postponement, the sign can either remain in place or be removed and reposted 15 days before the next Planning Commission meeting.

I hereby agree to post and remove the sign(s) provided on the subject property consistent with the above guidelines and between the dates of:

Sept 23 (Wed) and Oct 9 (Fri)
(15 days before the Planning Commission meeting) (the day after the Planning Commission meeting)

Signature: 

Printed Name: Benjamin C. Mullins

Phone: 865.546.9321 Email: bmullins@fmsllp.com

Date: 8-24-20

File Number: 10-L-20-RZ, 10-D-20-SP, 10-B-20-PA