

File #

5-F-19-VA



CITY OF KNOXVILLE

BOARD OF ZONING APPEALS APPLICATION

APPLICANT INFORMATION	APPLICANT IS:	THIS PROPOSAL PERTAINS TO:
Name <u>TIRE DISCOUNTERS</u>	Owner <input type="checkbox"/>	New Structure <input type="checkbox"/>
Street Address <u>2382 Old Callahan Dr.</u>	Contractor <input type="checkbox"/>	Modification of Existing Structure <input type="checkbox"/>
City, State, Zip <u>KNOXVILLE TN 37912</u>	Tenant <input type="checkbox"/>	Off Street Parking <input type="checkbox"/>
Phone Number	Other <input checked="" type="checkbox"/>	Signage <input checked="" type="checkbox"/>
Email		Other <input type="checkbox"/>

THIS IS A REQUEST FOR:

- ☒ Zoning Variance (Building Permit Denied)
☐ Appeal of Administrative Official's Decision

- ☐ Extension of Non-Conforming Use/or Structure
☐ Map Interpretation

PROPERTY INFORMATION

Street Address 2382 Old Callahan Dr.
 City, State, Zip Knoxville, TN 37912
 Parcel # (see KGIS.org) 067LB007
 Zoning District (see KGIS.org)

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.

Tire Discounters is seeking a variance to cure the lack of visibility of our attached and freestanding signage from the main thoroughfare of Clinton Highway. The undue hardship to Tire Discounters is caused by the topographical location of our property. Our property is located up-hill from Clinton Highway which hinders the ability of the public to view our property. Additionally, the view to our site from Clinton Highway is adversely affected by the height and position of existing businesses along Clinton Highway. Tire Discounters will be unduly burdened without a variance due to being situated up-hill from the highway and in the center of multiple businesses.

Describe hardship conditions that apply to this variance.

It is our belief that this undue hardship can be rectified if Tire Discounters would be permitted to erect four (4) attached signs at 128.6 square feet each along with our proposed single (1) pylon sign standing at 20 ft high with a total signage area of 100 square feet. Such a variance would not be contrary to public interest because the additional signage would not cause visual clutter in the surrounding neighborhood and would facilitate optimal way-finding for the public traveling between Clinton Highway and Old Callahan Dr. Moreover, the variance would be well within the spirit of the ordinance by promoting its purpose and intent through effective communication between Tire Discounters and the public. By allowing Tire Discounters to erect the proposed signage, the undue hardship will be mitigated and substantial justice would be done.

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

D.H. PoolDATE 4-10-19

**5-F-19-VA 2382 Old Callahan Dr.
Hardship Section Magnified**

It is our belief that this undue hardship can be rectified if Tire Discounters would be permitted to erect four (4) attached signs at 128.6 square feet each along with our proposed single (1) pylon sign standing at 20 ft high with a total signage area of 100 square feet. Such a variance would not be contrary to public interest because the additional signage would not cause visual clutter in the surrounding neighborhood and would facilitate optimal way-finding for the public traveling between Clinton Highway and Old Callahan Dr. Moreover, the variance would be well within the spirit of the ordinance by promoting its purpose and intent through effective communication between Tire Discounters and the public. By allowing Tire Discounters to erect the proposed signage, the undue hardship will be mitigated and substantial justice would be done.

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BOARD OF ZONING APPEALS APPLICATION

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

Is a plat required? Yes ☐ No ☒

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

1. Increase the maximum square footage of signs allowed from 354 square feet (10%) to 516 square feet (15%) per Article 8, Section 11.6.a.2.
2. Increase the maximum height of a primary ground sign from 10' to 20' per Article 8, Section 11.6.c.table.

PROJECT INFORMATION

Date Filed 4-15-19

Fee Amount \$250

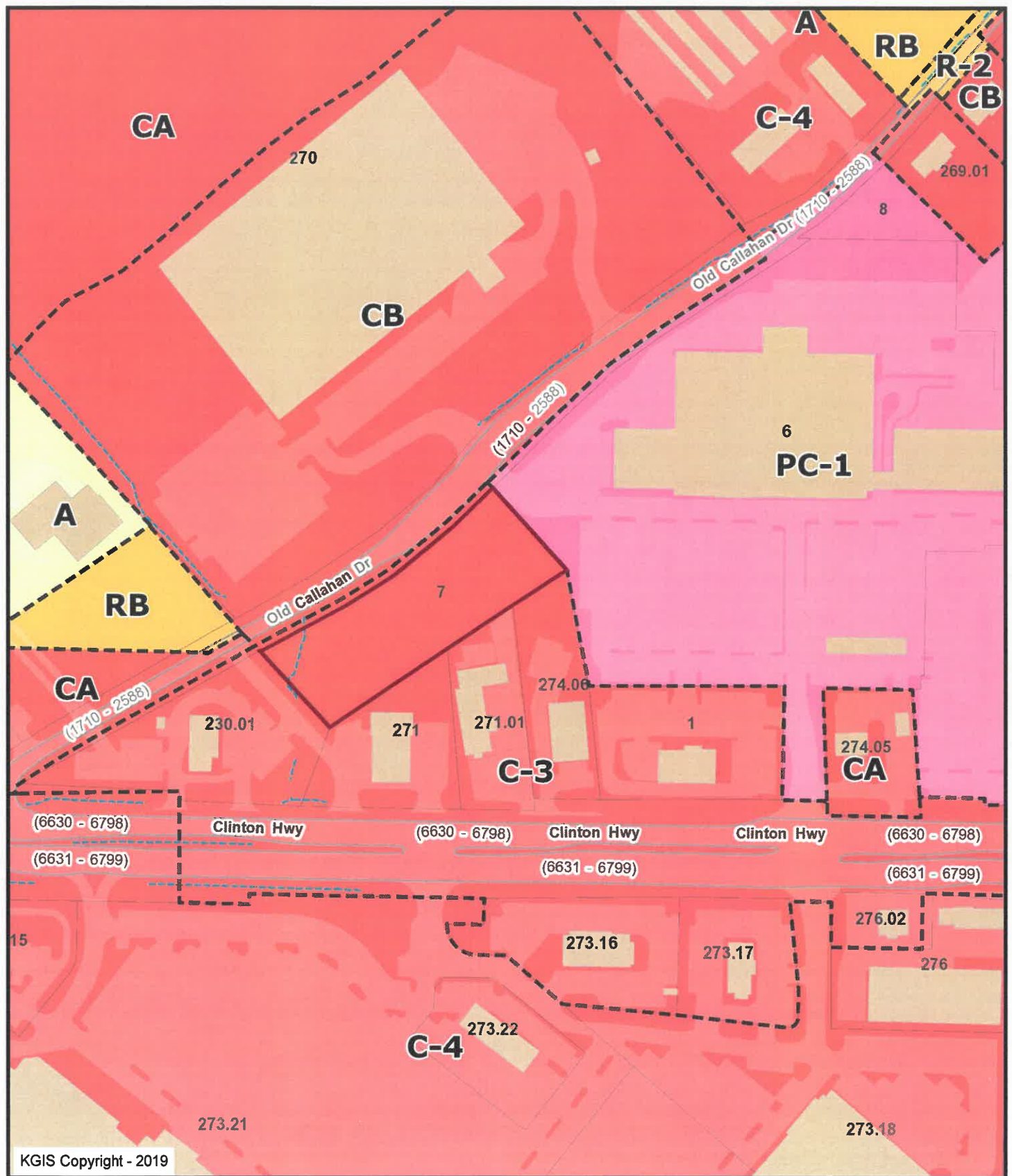
Council District 3

BZA Meeting Date 5-16-19

PLANS REVIEWER Rebecca Johnson

DATE 4-15-19

REVISED



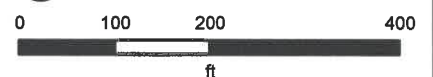
2382 Old Callahan Dr.

Tire Discounters
5-F-19-VA

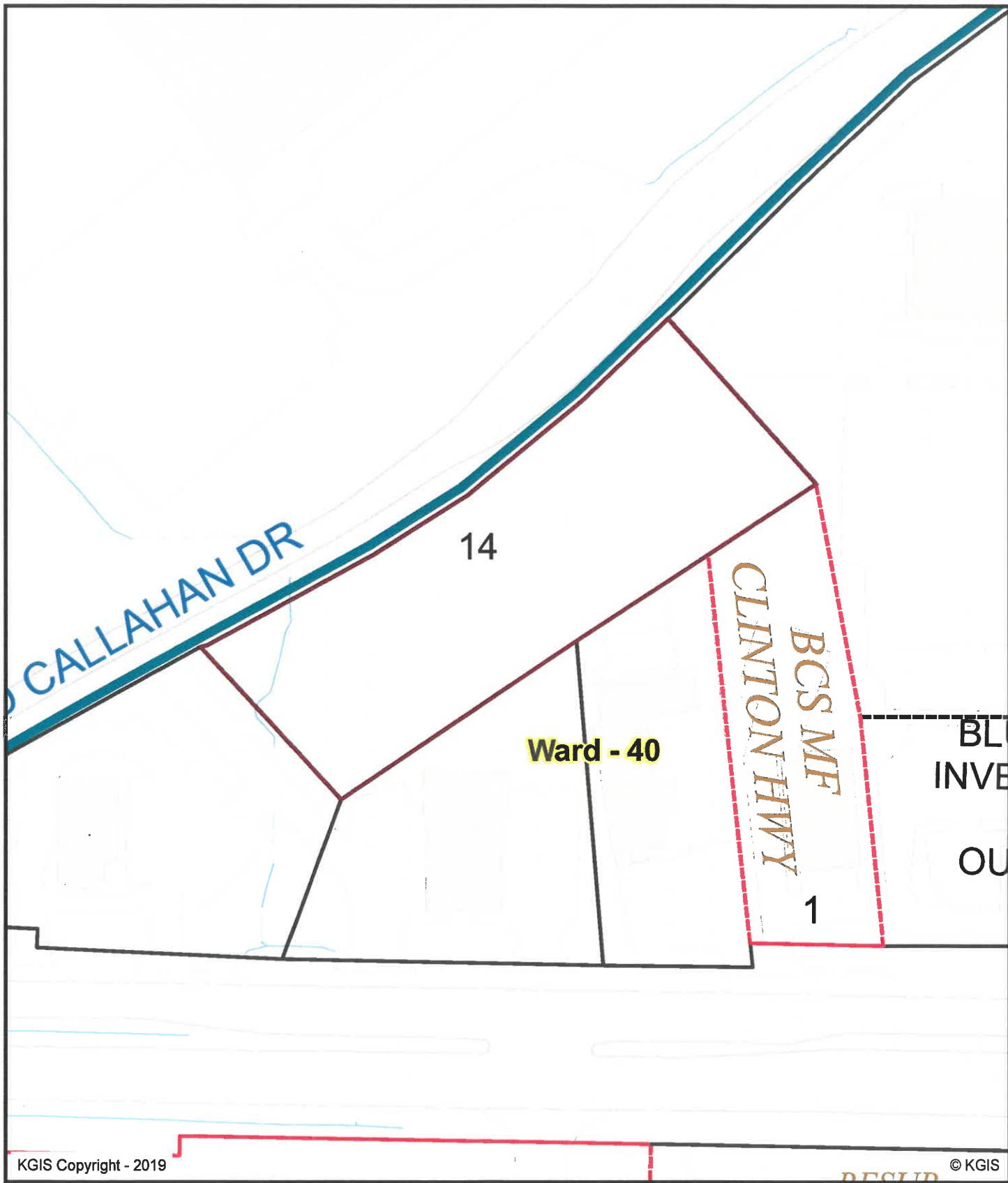
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2382 Old Callahan Dr.

Tire Discounters

5-F-19-VA

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2382 Old Callahan Dr.

Tire Discounters
5-F-19-VA

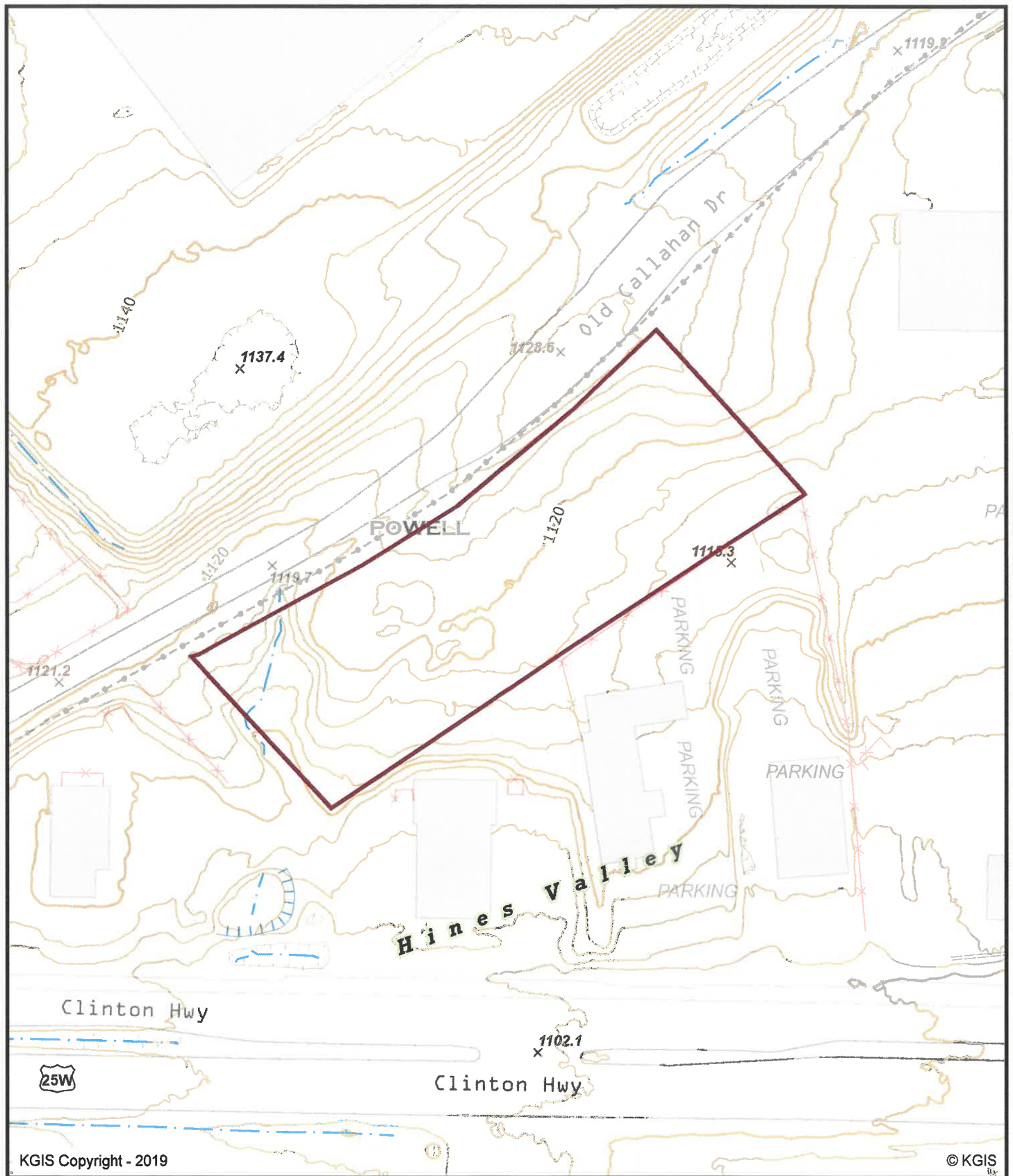
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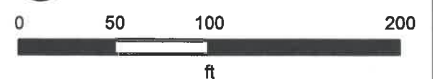
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Tire Discounters
5-F-19-VA

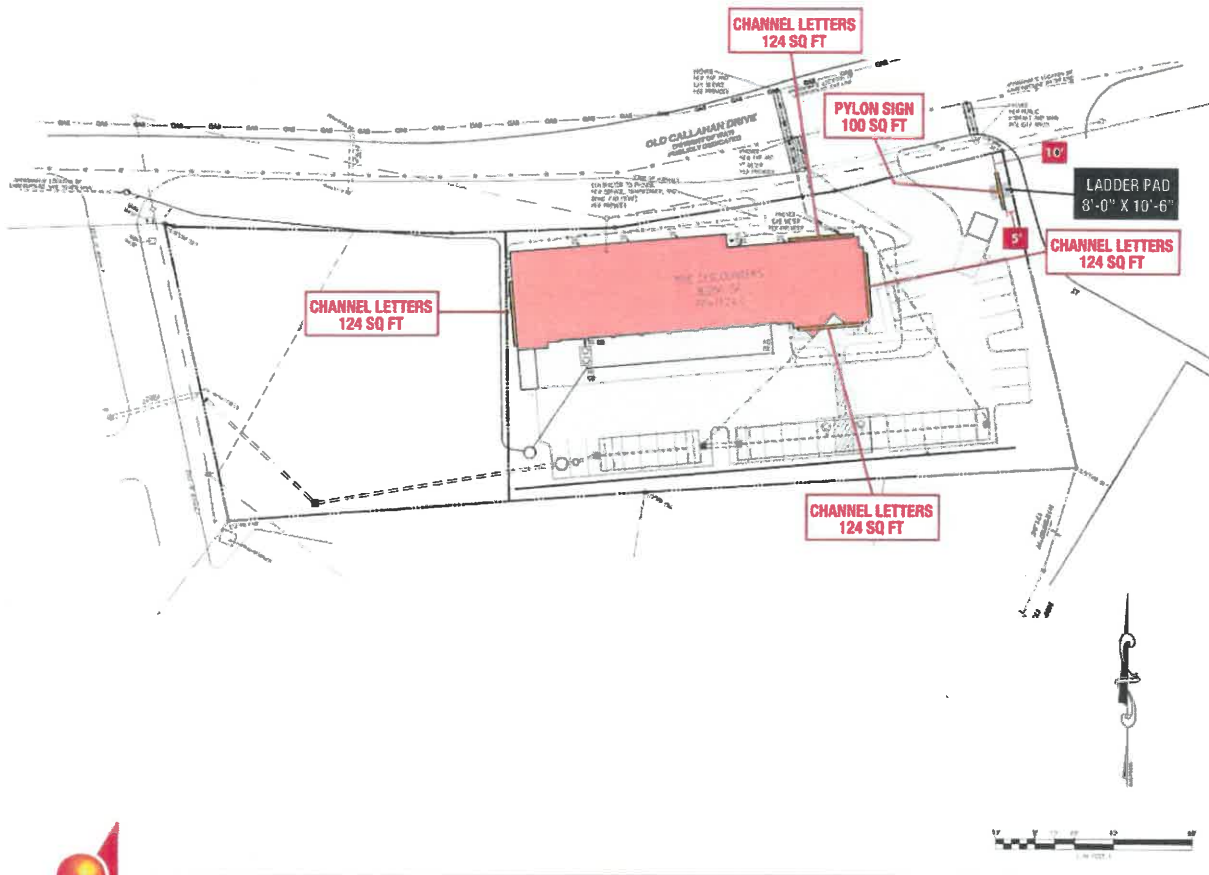
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FREESTANDING SIGNS

- Maximum allowable sign height for primary detached sign on property within five hundred (500) feet of interstate interchange area is thirty-five (35) feet.
- Maximum allowable sign area is 100 SQ FT.



START DATE: 1-18-18 SCALE: _____
 DESIGNED BY: TW APPROVED BY: JW

REVISION DATES			
1	9-13-18	4	10-29-18
2	10-19-18	5	1-10-19
3	10-25-18	6	

PERMITTING

COMPANY NAME: TIRE DISCOUNTERS

ADDRESS: Old Callahan Drive, Knoxville, TN 37912

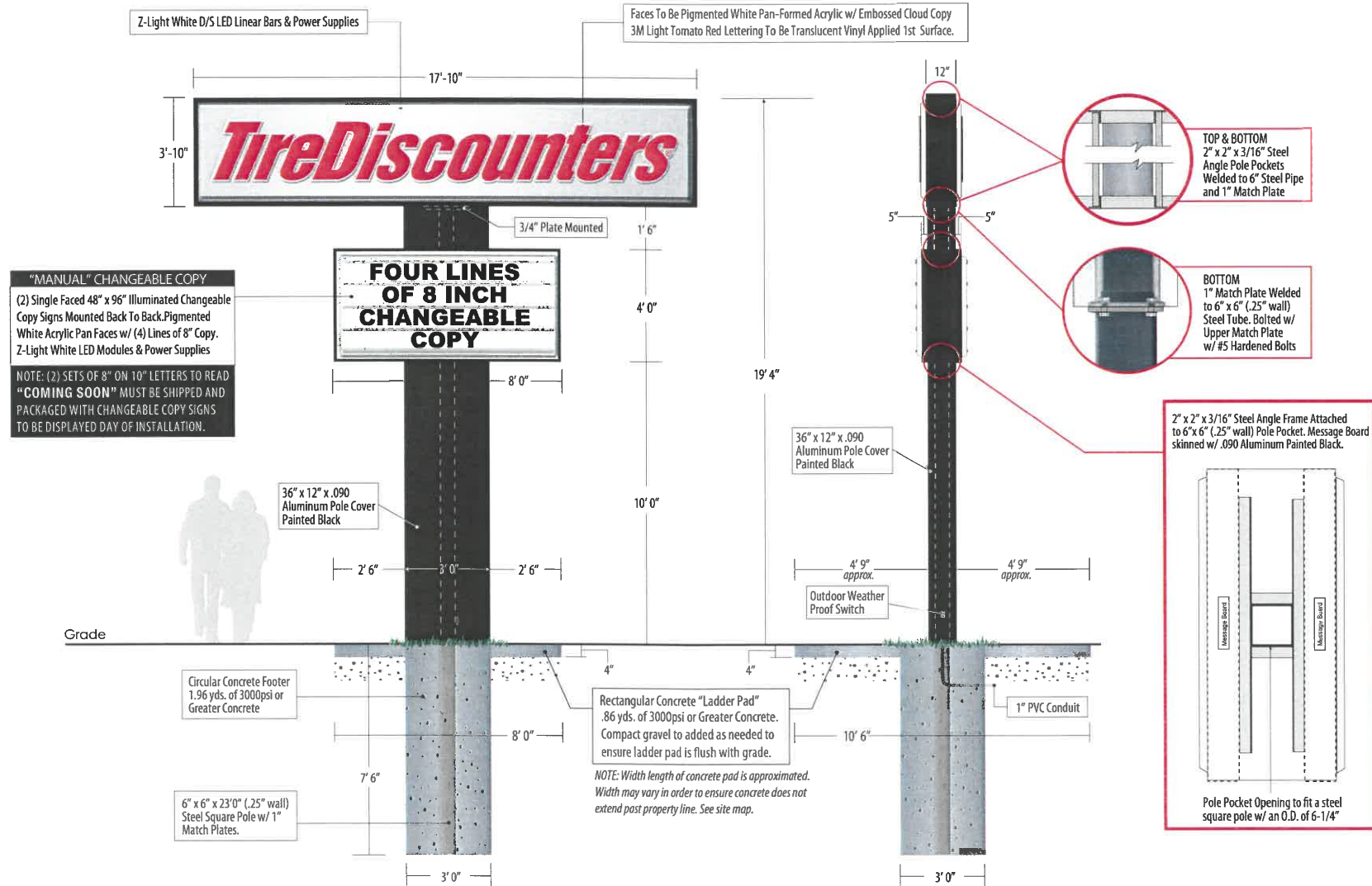
CONTACT INFO: _____

visit us at www.triumphsigns.com

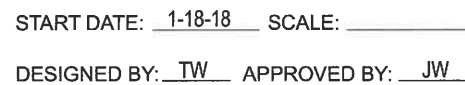
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5-F19-VA

- Engineered for 90mph wind load.
- Logo Sign Cabinet to be 12" Extruded Aluminum.
- Install new 6" Schedule 40 square steel pole w/ .090 Black Aluminum Pole Cover.
- 3' Diameter x 7' 6" Deep footer w/ 1.96 yds. of Concrete.
- (2) White flex face material w/ 3M Light Tomato Red translucent vinyl graphics & embossed (cloud) logo.
- (1) NEW 3'-10" x 17'-10" Logo cabinet w/ 2" retainers.
- Cabinet sides and retainers to be painted black.
- Manufacturer to supply match plates.
- 8' 0" x 10' 6" x 4" Concrete "Ladder Pad"
- All parts to be UL listed.
- (2) NEW 4' 0" x 8' 0" Sign cabinets mounted back-to-back on square pole.
- 4 lines of 8" changeable copy.
- Black cabinets to have 2" Retainers.
- Cabinets to be skinned w/ black aluminum returns.



SCALE: 3/16" = 1'



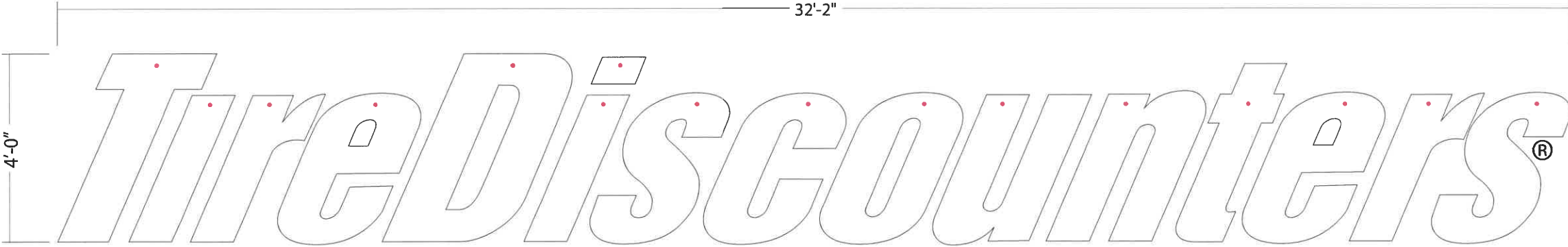
PERMITTING

ADDRESS: Old Callahan Drive, Knoxville, TN 37912

CONTACT INFO:

5-F-19-VA

SCALE: 3/8"=1'



ELECTRICAL WHIPS TO BE LOCATED AT THE TOP OF LETTERS AS SHOWN

SIDE VIEW
Not To Scale

Acrylic Face #7328 White

Unfinished Black Channel Coil

1" Jewelle Trim STD Black

5" Black Aluminum Channel Coil Return

.177 7328 White Acrylic Face w/ 1" Black Trim Cap Attached to Channel Letters w/ 1/4" Tek Screws

Z-Light White LED Modules

Tapcon Mounting Hardware into Existing Block Fascia

120v Power Supplies

UV Related Low Voltage Secondary Wiring. Sealants To Be Used As Required Per Local Code.

EXISTING WALL

NOTE:
All letters to have 11' 0" length whips.

J-Box w/ Approved Cut-Off Switch To Be Visible From LED Power Supply. Electrical To Box and Final Hook-Up by G.C. Electrician. (120v-20 amp circuit)

ELECTRICAL TO USE ALL WIRE COMPONENTS AND SHALL MEET ALL STANDARDS

Underwriters Laboratories Inc. ELECTRIC SIGN

SOUTHEAST ELEVATION
Facing Clinton HWY

15' 0"

123' 0"

39' 0"

20' 0"

22' 0"

White Acrylic Faces w/ Black Trim & Black Returns

1/2"

5"

Registered Logo:
1/2" White PVC w/ Red Vinyl Mounted to Existing Fascia w/ 1/8" Aluminum or Stainless Steel Studs.

Engineering Notes:
2012 OBC to govern construction
Steel to be A-36, primed
Bolts to be A-325
Weep holes as necessary

Electrical:
Sign electrical disconnect to comply with NEC 600-6 Sign grounding per NEC 600-7 All wiring and fixtures to be suitable for damp locations
LOADS: Wind-90 mph, 17.5 psf

128.6 SQ FT Proposed

TRIUMPH
signs & consulting, inc.

START DATE: 1-18-18	SCALE: _____	REVISION DATES:	COMPANY NAME: TIRE DISCOUNTERS
DESIGNED BY: TW	APPROVED BY: JW	1. 9-5-18 4. _____	ADDRESS: Old Callahan Drive, Knoxville, TN 37912
		2. 9-18-18 5. _____	CONTACT INFO: _____
		3. 1-14-18 6. _____	

PERMITTING

5-F-19-VA

SCALE: 3/8"=1'

— 32'-2"

4'-0"

SIDE VIEW
Not To Scale

 Acrylic Face
#7328 White
 Prefinished Black
Channel Coil
 1" Jewelite Trim
STD Black

5" Black Aluminum
Channel Coil Return

.177 7328 White Acrylic
Face w/ 1" Black Trim
Cap Attached to Channel
Letters w/ 1/4" Tek Screws

Z-Light White LED Modules

Tapcon Mounting Hardware

NOTE:
All letters to have 11' 0" length whips.

J-Box w/ Approved Cut-Off Switch To Be Visible From LED Power Supply.
Electrical To Box and Final Hook-Up by G.C. Electrician. (120v-20 amp circuit)

EXISTING WALL

120v Power Supplies

**UV Related Low Voltage
Secondary Wiring.**

*Seallite To Be Used As
Required Per Local Code.*

Seallite To Be Used As
Required Per Local Code.

ELECTRICAL TO USE ALL LISTED
PRODUCTS AND SHALL MEET A.I.C. STANDARDS

 Underwriters
Laboratories Inc.

LISTED
ELECTRIC SIGN

SOUTHWEST ELEVATION

Facing Open Lot

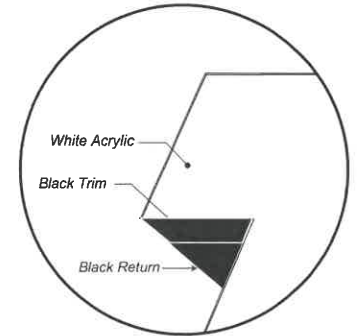
Engineering Notes:

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Weep holes as necessary

Electrical:

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with NEC 600-6 Sign grounding per
NEC 600-7 All wiring and fixtures to be
suitable for damp locations
LOADS: Wind-90 mph, 17.5 psf

ELECTRICAL WHIPS TO BE LOCATED AT THE TOP OF LETTERS AS SHOWN



White Acrylic Faces
w/ Black Trim & Black Returns

 $\cancel{\cancel{}} \frac{1}{2}''$

5"

®

Registered Logo:

1/2" White PVC w/ Red Vinyl Mounted to Existing Fascia w/ 1/8" Aluminum or Stainless Steel Studs.



START DATE: 1-18-18 SCALE:

DESIGNED BY: TW APPROVED BY: JW

REVISION DATES:

1. 9-5-18	4. _____
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COMPANY NAME: TIRE DISCOUNTERS

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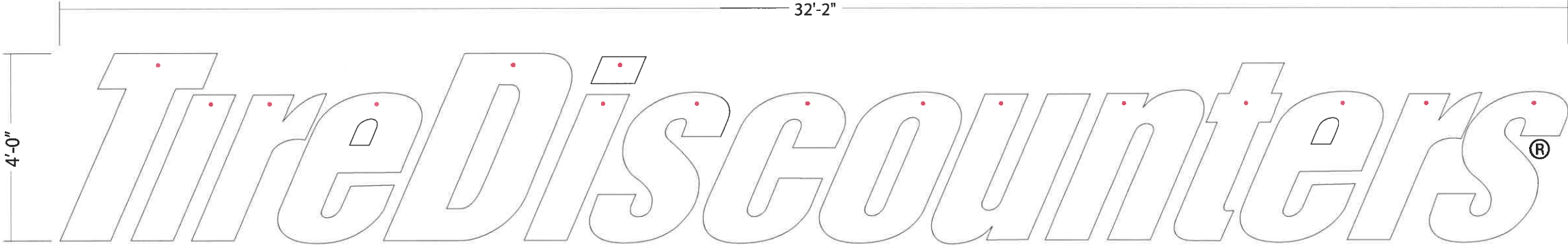
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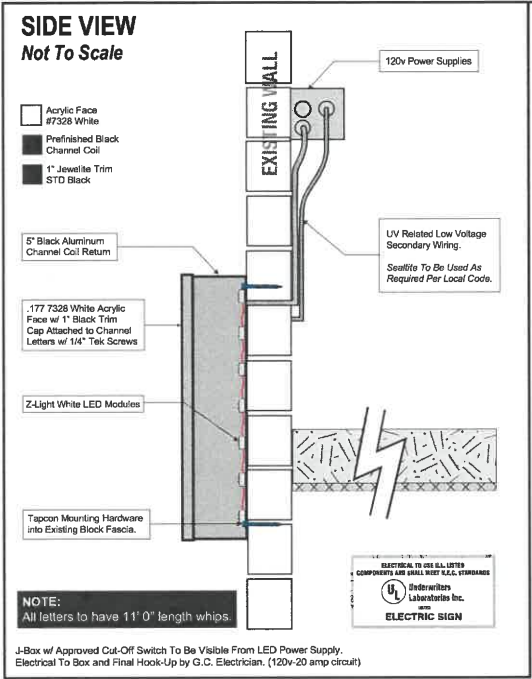
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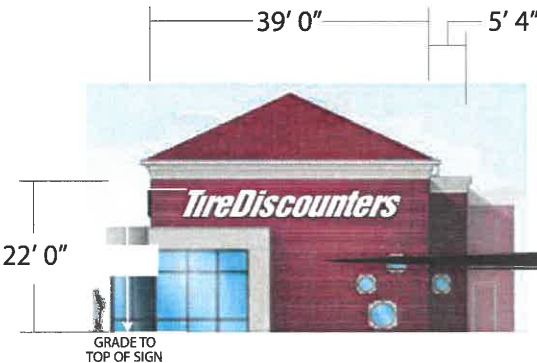
SCALE: 3/8"=1'



ELECTRICAL WHIPS TO BE LOCATED AT THE TOP OF LETTERS AS SHOWN



NORTHEAST ELEVATION
Facing Kroger Parking Lot

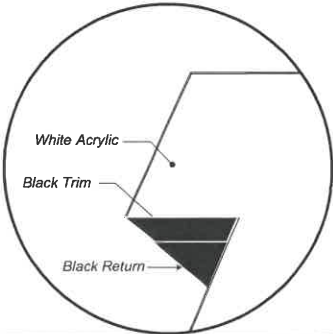


Engineering Notes:

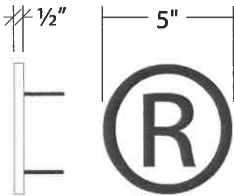
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White Acrylic Faces
w/ Black Trim & Black Returns



Registered Logo:
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128.6 SQ FT Proposed

START DATE: 1-18-18 SCALE: _____

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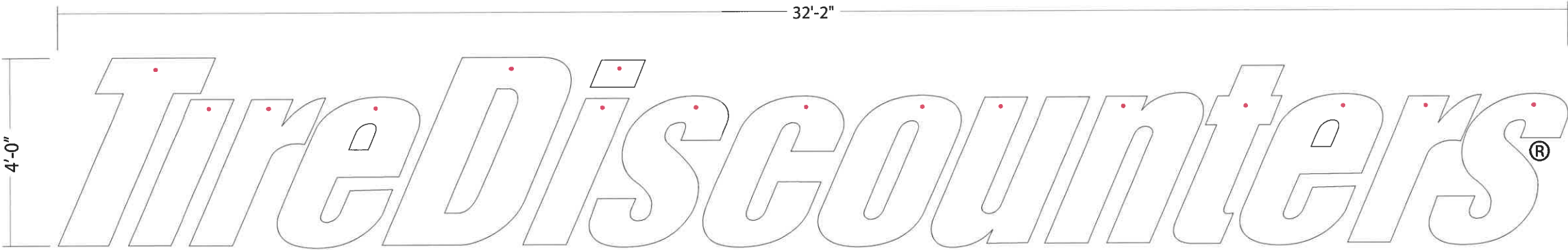
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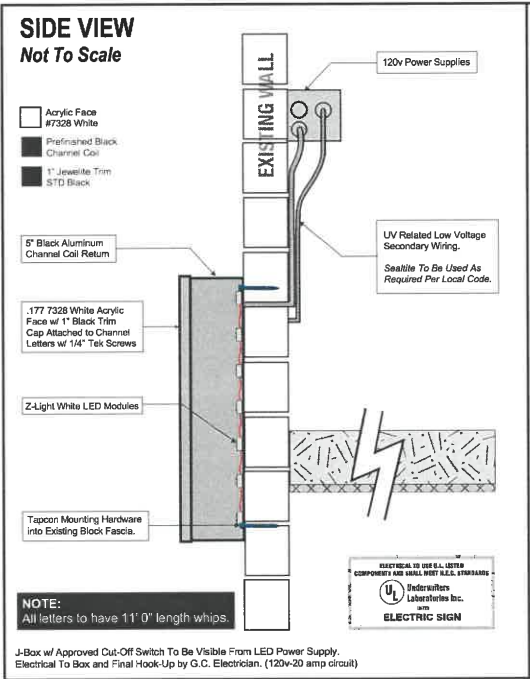
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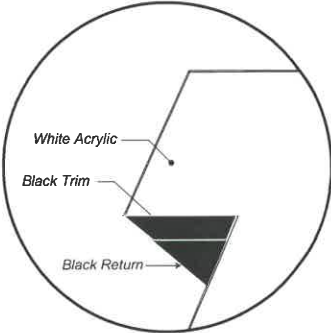
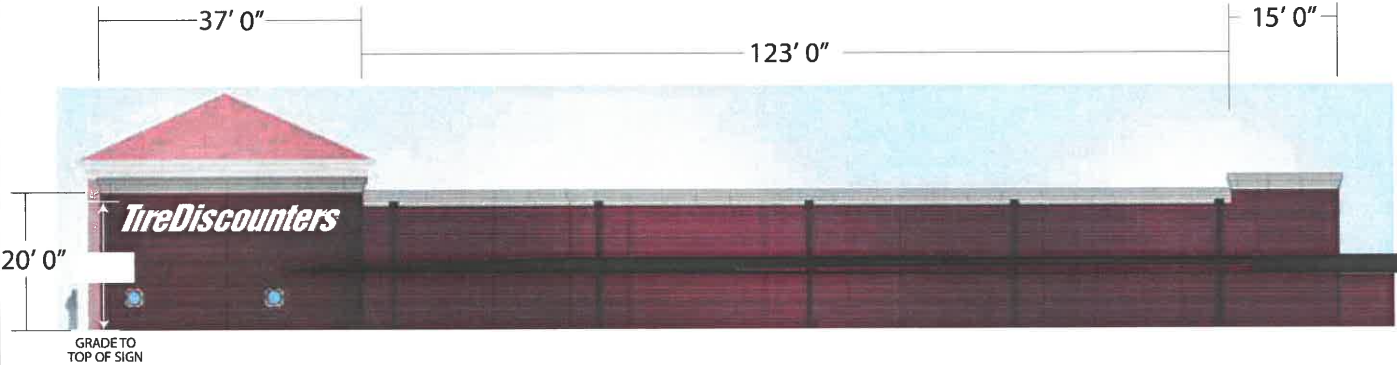
SCALE: 3/8"=1'



ELECTRICAL WHIPS TO BE LOCATED AT THE TOP OF LETTERS AS SHOWN



NORTHWEST ELEVATION
Facing Old Callahan Drive



White Acrylic Faces
w/ Black Trim & Black Returns

Registered Logo:
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PERMITTING

COMPANY NAME: TIRE DISCOUNTERS

ADDRESS: Old Callahan Drive, Knoxville, TN 37912

CONTACT INFO: _____

5-F19-2A