

Building Permits by Report Code

Date Range (inclusive): Friday, December 01, 2023 to Sunday, December 31, 2023
 Permit Types: 101,102,103,104,105,106,213,214,215,216,221,222,226,227,319,323,326,434,437,438,439,441,442,443,444,645,649,700
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Section Header	Report Code	Permit Number	Iss Date	Lot And Sub Division	Address	Owner	Contractor	Sq Ft	Nature of Project	Permit Fees	Total Valuation
New Residential	101: Single Family Houses	PRSF202304184	12/8/23	1 HIGHLAND PARC PH 3	141 LAUREL CYN, Johnson City, TN 37615	CORNE RSTON E CONST RUCTIO N & DEVEL OPMENT T LLC	Cornerstone Construction & Development, Ben A Berry	0	Construct a new 2,179 sq ft home	\$1,300.00	\$380,000.00
		PRSF202304344	12/7/23	2 CARDINAL FOREST PH I	2366 HAMSHIRE ST, Johnson City, TN 37601	DR HORTON INC	D R HORTON BUILDERS	0	residential housing construction/ 2 story with attached garage/ 5 bed/ 3.5 bath/2618 sq ft	\$1,345.00	\$394,349.00
		PRSF202304346	12/7/23	17 CARDINAL FOREST PH I	604 SEDGEWICK WY, Johnson City, TN 37601	DR HORTON INC	D R HORTON BUILDERS	0	single family housing construction/ 2 story/ 2618 sq ft/ 5 bed/ 2.5 bath	\$1,345.00	\$394,349.00
		PRSF202304347	12/7/23	18 CARDINAL FOREST PH I	612 SEDGEWICK WY, Johnson City, TN 37601	DR HORTON INC	D R HORTON BUILDERS	0	residential construction/ 2164 sq ft/ 2 story/ 2.5 bath/ 3 bed/ attached garage	\$1,138.00	\$325,963.00
		PRSF202304348	12/7/23	19 CARDINAL FOREST PH I	624 SEDGEWICK WY, Johnson City, TN 37601	DR HORTON INC	D R HORTON BUILDERS	0	Single family residential, 2 story/ 5 bed/ 3 bath/ 2511 sq ft/ attached garage	\$1,297.00	\$378,231.00

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New Residential	101: Single Family Houses	PRSF20230 4357	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:1, Johnson City, TN 37601	AN PHU GIA CONST RUCTIO N LLC	TRINITY &E CONSTRUC TION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		PRSF20230 4362	12/7/23	41 GARLAND FARMS PHASE	7 SWEET PEA TER, Johnson City, TN 37615	GUARDI AN HOMES	Orth Construction Company (Orth Homes)	0	New Residential Construction, 2816 sq ft	\$1,435.00	\$424,174.00
		PRSF20230 4382	12/12/23	25 AUTUMN RIDGE SUB PH	2376 HAYSTA CK CIR, Johnson City, TN 37686	PREMIE R DEVEL OPMEN T LLC	Orth Construction Company (Orth Homes)	0	New construction single family home- 1904 sq ft	\$1,021.00	\$286,799.00
		PRSF20230 4384	12/12/23	26 AUTUMN RIDGE SUB PH	2384 HAYSTA CK CIR, Johnson City, TN 37686	PREMIE R DEVEL OPMEN T LLC	Orth Construction Company (Orth Homes)	0	New construction single family home- 2194 sq ft	\$1,153.00	\$330,482.00
		PRSF20230 4385	12/12/23	27 AUTUMN RIDGE SUB PH	2398 HAYSTA CK CIR, Johnson City, TN 37686	PREMIE R DEVEL OPMEN T LLC	Orth Construction Company (Orth Homes)	0	New construction single family home- 2205 sq ft	\$1,159.00	\$332,139.00
		PRSF20230 4387	12/12/23	28 AUTUMN RIDGE SUB PH	2406 HAYSTA CK CIR, Johnson City, TN 37686	PREMIE R DEVEL OPMEN T LLC	Orth Construction Company (Orth Homes)	0	New construction single family home- 1877 sq ft	\$1,009.00	\$282,732.00
		PRSF20230 4436	12/13/23	21 MILLERS ADD	827 HAMILTO N ST, Johnson City, TN 37604	ROSAL ES CARLO S	Boyle, Brian Builders Llc	0	New single family house, slab on grade,1008 sq ft	\$616.00	\$151,835.00

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New Residential	101: Single Family Houses	PRSF20230 4437	12/13/23		516 WILSON AV, Johnson City, TN 37604	ROSAL ES CARLOS	Boyle, Brian Builders Llc	0	New single family home, slab on grade, 1008 sq ft	\$616.00	\$151,835.00
		PRSF20230 4674	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:2, Johnson City, TN 37601	AN PHU GIA CONSTRUCTION LLC	TRINITY M&E CONSTRUCTION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		PRSF20230 4675	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:6, Johnson City, TN 37601	AN PHU GIA CONSTRUCTION LLC	TRINITY M&E CONSTRUCTION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		PRSF20230 4676	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:5, Johnson City, TN 37601	AN PHU GIA CONSTRUCTION LLC	TRINITY M&E CONSTRUCTION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		PRSF20230 4677	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:4, Johnson City, TN 37601	AN PHU GIA CONSTRUCTION LLC	TRINITY M&E CONSTRUCTION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		PRSF20230 4678	12/28/23	5 COUNTRY CLUB ADD	1311 E LAKEVIE W DR, Unit:3, Johnson City, TN 37601	AN PHU GIA CONSTRUCTION LLC	TRINITY M&E CONSTRUCTION, INC. (MARK SCOTT)	0	New construction townhomes, 1445 sq ft Site approval on PRST 202300579	\$814.00	\$217,660.00
		Subtotal for Code 101 on 18 Permits									\$18,318.00

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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRBD202002438	12/28/23	7 BUFORD NEAL PROPERTY	135 FAIRRIDGE RD, Johnson City, TN 37604	BURLESON MICHAEL A & BRENDAS		0	Carport on the right side of the residence. 16' wide x 34' deep. Same roof line as the house. Pre-Engineered Trusses, LUL's, slab on grad	\$95.00	\$7,000.00
		PRRN202102746	12/19/23	13 BARTONS CREEK PH 1 S	254 JESSICAS WY, Johnson City, TN 37615	BUBSEY DAVID R & DENISE A		0	1) Basement of single-family house – Install drywall on existing cinder-block walls. 2) Same basement – Install drop ceiling No electrical or plumbing will be done. 12/19/2023: Paid to reopen permit	\$75.00	\$5,000.00
		PRRN202304181	12/6/23		2523 WATAUGA RD, Johnson City, TN 37601	KINGDOM INVESTMENTS LLC	YES CONTRACTING SERVICES, LLC [BC-A , BC-b(sm)]		0	Full interior cosmetic update, adding new walls & closets - framing, electrical and plumbing; exterior will get new roof, siding, gutters, and fascia	\$340.00

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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRBD202304278	12/1/23	HIGHLAND RIDGE PH 5&#amp;		COMMUNITIES OF HIGHLAND RIDGE HOMEOWNER'S ASSOCIATION		0	Boardwalk for Highland Ridge community Project is classified as residential due to being located on private property owned by HOA, per Will Righter	\$440.00	\$95,000.00
		PRAD202304376	12/5/23	8 AVONDALE FOREST	2801 AVONDALE DR, Johnson City, TN 37604	MCKINNEY WILLIAM T & ELVAR	John Greer Builders [BC-A ; BC-b (sm)]	0	ADD ON MASTER BEDROOM & BATH, REMODEL EXISTING KITCHEN	\$670.00	\$170,000.00
		PRRN202304424	12/4/23	3 TOWNE ACRES SEC 2	2404 LARKSPUR DR, Johnson City, TN 37604	SALAMINA ZOE		0	Remove two partition walls, non-structural, and install pocket door	\$25.00	\$1,200.00
		PRRN202304475	12/6/23	12 THE RIDGES PH II	15 DOVE TREE LN, Johnson City, TN 37659	DULIN TENNESSEE MARITAL ASSET PROTECTION TRUST	Greg Johnson (H & N Property Maintenance)	0	Add two bathrooms and drywall in basement	\$115.00	\$20,000.00
		PRRN202304492	12/8/23	2 JAMES B WORLEY ADD	118 W 10TH AV, Johnson City, TN 37604	PALMER LYNN F & LINDA W	Johnson City Stone Supply, Inc	0	Update plumbing and electric, add a bathroom, remodel kitchen and other bathroom	\$140.00	\$30,000.00

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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRRN202304621	12/20/23	10 CLARK WM FARM	1111 MILLER ST, Johnson City, TN 37604	ADVENTURE FROM HOME INC	DAVID'S HOME REPAIR (LLE & LLP)	0	Changing cabinets, flooring, painting, correction of structural issues, changing light fixtures and outlets	\$230.00	\$20,000.00
		PRRN202303756	12/21/23	7 GREENFIELD	2309 RAMBLIN G RD, Johnson City, TN 37604	SUMMERBAY INVESTMENTS LLC	D G Remodeling (Diego Garcia)	2029	Interior renovation- floor, paint and sheetrock 10/19/23- added framing to scope of work 12/21/2023: Added basement bathroom to scope of work	\$175.00	\$17,000.00
		PRRN202304645	12/22/23	4 GARLAND FARM EST PH	83 HAYFIELD DR, Johnson City, TN 37615	HACKNEY CHARLES MARK & MICHELLE ERICKSON	Liberty Renovation (Brad Teeple) [BC-A]	0	Basement renovation -- finished living space for entertaining and working	\$280.00	\$55,000.00
		PRRN202304651	12/22/23		521 W MAIN ST, Johnson City, TN 37604	COMBS JULIAN ROBERT & BRADLEY ROBERT	Mo Zakaria	0	Renovation with drywall work, update electrical and ac, new plumbing, framing some walls, new windows and siding	\$115.00	\$20,000.00
	Subtotal for Code 434 on 18 Permits									\$5,133.00	\$1,091,811.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRAD20220 1370	12/7/23	36 WEST OAKLAND PARK RE	3215 HANOVER RD, Johnson City, TN 37604	B & WILLIAM MS FAMILY LP	Title Construction [BC-B, BC-C]	0	adding 2,475 square feet of warehouse space on the west side of the existing building - Stock Pot Includes electrical **See PRAD 202101336 for original review & submittal**	\$1,820.00	\$250,000.00
		PRRN20230 3000	12/7/23	RAB SUMMERS PROPERTY	2211 E LAKEVIEW DR, Unit:70, Johnson City, TN 37601	THE ROMAN CATHOLIC DIOCESE OF KNOXVILLE	Construction Partners, LLC (Travis Brooks) [BC-B]	0	Interior buildout of an existing open basement space, new walls, casework, finishes, interior doors, interior windows, and accompanying electrical, mechanical, and sprinkler rework in certain areas. No site work or exterior work other than HVAC is req'd.	\$1,240.00	\$360,000.00
		PRRN20230 3037	12/13/23	LOAN ID #08792502	4 MEL CIR, Johnson City, TN 37601	TYLER HOUSING PARTNERS LP ATTN:STEPHEN WHYTE	THS National [BC-B]	0	MASTER PERMIT BLDG #1 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type A-1 Building	\$1,393.00	\$410,625.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN202303040	12/13/23	LOAN ID #08792502	3 MEL CIR, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARTERS LP ATTN:STEPHEN WHYTE	THS National [BC-B]	0	BLDG #2 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8	\$1,393.00	\$410,625.00
		PRRN202303041	12/13/23	LOAN ID #08792502	2 MEL CIR, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARTERS LP ATTN:STEPHEN WHYTE	THS National [BC-B]	0	BLDG #3 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8	\$1,393.00	\$410,625.00
		PRRN202303042	12/13/23	LOAN ID #08792502	1 MEL CIR, Johnson City, TN 37601	TYLER HOUSING PARTERS LP ATTN:STEPHEN WHYTE	THS National [BC-B]	0	BLDG #4 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type A Building	\$1,393.00	\$410,625.00
		PRRN202303045	12/13/23	LOAN ID #08792502	8 TRIVETTE CONCOURSE, Johnson City, TN 37601	TYLER HOUSING PARTERS LP ATTN:STEPHEN WHYTE	THS National [BC-B]	0	BLDG #5 - Renovation of Existing (1)-Story Night Manager Unit & Maintenance Room. Total units: 1	\$135.00	\$23,902.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN202303046	12/13/23	LOAN ID #08792502	7 TRIVETT E CONCOU RSE, Unit:1, Johnson City, TN 37601; 7 TRIVETT E CONCOU RSE, Unit:5, Johnson City, TN 37601	TYLER HOUSIN G PARNT ERS LP ATTN:S TEPHE N WHYTE	THS National [BC-B]	0	BLDG #6 - Renovation of Existing (2)-Story Multi-Family Building & Community Laundry Room. Total units: 4 Type C Building	\$1,441.00	\$426,120.00
		PRRN202303047	12/13/23	LOAN ID #08792502	6 TRIVETT E CONCOU RSE, Unit:1, Johnson City, TN 37601	TYLER HOUSIN G PARNT ERS LP ATTN:S TEPHE N WHYTE	THS National [BC-B]	0	BLDG #7 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type A Building	\$1,393.00	\$410,625.00
		PRRN202303048	12/13/23	LOAN ID #08792502	5 TRIVETT E CONCOU RSE, Unit:1, Johnson City, TN 37601	TYLER HOUSIN G PARNT ERS LP ATTN:S TEPHE N WHYTE	THS National [BC-B]	0	BLDG #8 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type A Building	\$1,393.00	\$410,625.00
		PRRN202303049	12/13/23	LOAN ID #08792502	4 TRIVETT E CONCOU RSE, Unit:1, Johnson City, TN 37601	TYLER HOUSIN G PARNT ERS LP ATTN:S TEPHE N WHYTE	THS National [BC-B]	0	BLDG #9 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type A Building	\$1,393.00	\$410,625.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN202303050	12/13/23	LOAN ID #08792502	3 TRIVETT E CONCOURSE, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARNTERS LP ATTN:S TEPHEN WHYTE	THS National [BC-B]	0	BLDG #10 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8	\$1,393.00	\$410,625.00
		PRRN202303051	12/13/23	LOAN ID #08792502	2 TRIVETT E CONCOURSE, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARNTERS LP ATTN:S TEPHEN WHYTE	THS National [BC-B]	0	BLDG #11 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8	\$1,393.00	\$410,625.00
		PRRN202303052	12/13/23	LOAN ID #08792502	1 TRIVETT E CONCOURSE, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARNTERS LP ATTN:S TEPHEN WHYTE	THS National [BC-B]	0	BLDG #12 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8	\$1,393.00	\$410,625.00
		PRRN202303053	12/13/23	LOAN ID #08792502	2 UNAKA CT, Unit:1, Johnson City, TN 37601	TYLER HOUSING PARNTERS LP ATTN:S TEPHEN WHYTE	THS National [BC-B]	0	BLDG #13 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type B Building	\$1,393.00	\$410,625.00
		PRRN202303054	12/13/23	LOAN ID #08792502	1 UNAKA CT, Johnson City, TN 37601	TYLER HOUSING PARNTERS LP ATTN:S TEPHEN WHYTE	THS National [BC-B]	0	BLDG #14 - Renovation of Existing (2)-Story Multi-Family Building. Total units: 8 Type B Building	\$1,393.00	\$410,625.00

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		PRRN202303444	12/27/23	1 SOUTHWEST ADD	400 ASHE ST, Johnson City, TN 37604	CHRIST COMMUNITY CHURCH OF JOHNSON CITY	J E Green Company	0	New elevator in existing hoist way. Removal of old elevator and provide new elevator, equipment room and upgrade existing hoist way.	\$1,567.00	\$469,000.00
		PRRN202303486	12/8/23		3520 BRISTOL HWY, Johnson City, TN 37601	WRECKING CREW PROPERTIES LLC	MNCC INC./Nash, Mark Construction Company, LLC [BC-A, BC-B, CMC-A, CMC]	0	Structure is being renovated from a storage space to a retail firearms store	\$215.00	\$40,000.00

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		PRRN20230 4178	12/21/23		1808 N ROAN ST, Johnson City, TN 37601	TAYLOR PROPERTIES #2 LP	Southeastern Builders Inc	0	Interior renovation - floors, walls, ceilings, electric - small exterior projects	\$1,060.00	\$300,000.00
		PRAD20230 4214	12/19/23	14.28 AC/4.5 AC COMM	902 ASHLEY RD, Unit:220, Johnson City, TN 37604	CAUDLER CHARLES THOMAS ETAL % EVERGREEN TERRACE APTS	WHITE CONSTRUCTION AND LUMBER COMPANY, LLC	0	Addition to existing warehouse, 30'w x 40'l	\$264.00	\$50,229.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN20230 4275	12/18/23	1 WOOD FAM INVESTMENTS	208 SUNSET DR, Unit:510, Johnson City, TN 37604	3LS PROPE RTIES INC	Construction Partners, LLC (Travis Brooks) [BC-B]	0	Add / Delete Walls Existing Ceilings remain, New Finishes New Electrical Outlets & Lighting, No new Plumbing or Mechanical	\$372.00	\$77,500.00
	Subtotal for Code 437 on 23 Permits									\$25,355.00	\$7,033,251.00
	439: Accessory Structure	PRAB20230 0434	12/18/23	10 BOYD ADD	206 BROWN AV, Johnson City, TN 37601	Caldwell Matthew B		0	Build a detached garage in my backyard, 1408 sq ft	\$400.00	\$84,243.00
		PRAB20230 4429	12/12/23		2104 BUFFALO RD, Johnson City, TN 37604	HOOVER JULIE A		0	288 sq ft storage shed	\$65.00	\$9,333.38
Subtotal for Code 439 on 2 Permits									\$465.00	\$93,576.38	
443: Build-Out (Residential)	PRBD20230 4334	12/7/23	2 ADDITION TO PROPERTY	139 SHADY LN, Unit:10, Johnson City, TN 37601	SEATON ANTHONY & ELIZABETH	PRECISION WORKS HOME IMPROVEMENT (ROBERT TESTER)	0	Build-Out interior of 1500 sq ft metal barn	\$165.00	\$30,000.00	
	Subtotal for Code 443 on 1 Permits									\$165.00	\$30,000.00

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Additions, Renovations or Repairs	444: Decks/Porches	PRBD202304266	12/4/23	CARTER CROSSING SEC	1720 TODD DR, Johnson City, TN 37604	ALTAMI MAT A & MARQUEZ MARIACRISTINA		0	Remove current deck and replace with new covered deck, 21'x12'	\$60.00	\$9,000.00
		PRBD202304299	12/6/23	13 BEECHWOOD COURT SEC	2922 NEWBERN DR, Johnson City, TN 37604	BENTON JENNY L	Backyard Builders (John Palamara)	0	Rebuilt deck in same size / location as existing deck Double fees due to work without permits	\$110.00	\$7,400.00
		PRBD202304573	12/22/23	15 FAIRLAWN SEC 2	2212 LAKELAND DR, Johnson City, TN 37601	Smith Joseph E	HILL'S HANDY SERVICE (JUSTIN HILL)	0	Building a new 14' x 20' deck with stairs	\$80.00	\$13,000.00
		PRBD202304576	12/21/23	2 MONTERAY HILLS SEC 1	1820 GALEN DR, Johnson City, TN 37604	DAVIDSON GLENN & BREND A J	MOORE QUALITY IMPROVEMENTS LLC [BC-A]	0	Rebuild decks to attach to new addition	\$65.00	\$10,000.00
		Subtotal for Code 444 on 4 Permits									\$315.00
New Commercial	442: Retaining Wall	PRBD202304524	12/22/23	19R HILLS AT WATERFORD	216 GALWAY CT, Johnson City, TN 37615	BROWN ARLEN E M & ROGER D		0	Retaining wall being built in back of property - 100' long, 10' high Double fees due to building without permits	\$150.00	\$12,000.00
		Subtotal for Code 442 on 1 Permits									\$150.00

Building Permits by Report Code

Date Range (inclusive): Friday, December 01, 2023 to Sunday, December 31, 2023
 Permit Types: 101,102,103,104,105,106,213,214,215,216,221,222,226,227,319,323,326,
 434,437,438,439,441,442,443,444,645,649,700
 Date Applies To: Permit Issue Date

Demolition of Buildings	645: Demolition - Residential (whole building)	PRDE20230 3468	12/4/23	13 F B VINES EST	1924 WHEELER ST, Johnson City, TN 37604	KNIGHT JOSEPH SCOTT		0	Demo ordered by BDSR, to be completed by city crews unless other arrangements are made		\$0.00
		PRDE20230 4432	12/4/23		212 W FAIRVIEW AV, Johnson City, TN 37604			0	BDSR - ordered demolition To be completed by city crews		\$0.00
	Subtotal for Code 645 on 2 Permits										\$0.00