

**Building Permits by Report Code**

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

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	PRSF202301470	8/22/23	JOHNSON CITY BAPTIST	901 MILLIGAN HWY, Johnson City, TN 37601	BIGGER STAFF GREGORY T & SARAH N	Clayton Homes (Cmh Homes, Inc. JOHNSON CITY ONLY) # 812	0	primary residence- 1568 sq ft	\$709.00	\$182,600.00
		PRSF202302198	8/2/23	9 WILLOW SPRINGS REPLA	3014 VICKSBURG RD, Johnson City, TN 37604	JONES JOHN A L/E REM:G OEBEL MICHELLE E	Scott Smith Construction [BC-A, BC-b (sm)]	0	Fire rebuild - on existing foundation	\$1,944.00	\$642,000.00
		PRSF202302496	8/1/23	18B DUNCANS RETREAT SEC	1400 CONESTOGA PASS, Johnson City, TN 37601	WOODACRE AARON & CHELS EA	SOUTHERN BUILDERS DEVELOPMENT - David Myers / Aaron Woodacre (was David Myers Development)	3150	new single family home- 3150 sq ft	\$1,210.00	\$350,000.00
		PRSF202302560	8/2/23	59 CHESTNUT COVE PH 2B	357 GRANSLY CT, Johnson City, TN 37615	M LITTLE & CO LLC	M. LITTLE & CO {\$350,000; BC-b(sm)}	0	Single family homes, 1850 sq ft	\$985.00	\$275,000.00
		PRSF202302614	8/2/23	21 GATES AT HIGHLAND RI	102 HIGHLAND RIDGE CT, Johnson City, TN 37615	STEWART DAVID & HILLARY		0	New Single Family Residence, 4668 sq ft	\$2,236.00	\$787,950.00

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New Residential	101: Single Family Houses	PRSF20230 2709	8/25/23	24 CARDINAL FOREST PH I	601 SEDGEWICK WY, Johnson City, TN 37601	DEVELOPMENT HOLDINGS LLC	D R HORTON BUILDERS	0	1618 sq ft, residential construction	\$886.00	\$241,842.00
		PRSF20230 2711	8/25/23	25 CARDINAL FOREST PH I	581 SEDGEWICK WY, Johnson City, TN 37601	DEVELOPMENT HOLDINGS LLC	D R HORTON BUILDERS	0	1991 sq ft, residential construction	\$1,054.00	\$297,595.00
		PRSF20230 2742	8/22/23	B67 CHESTNUT COVE PH 2A	251 WINSTON PL, Johnson City, TN 37615	K&B GENERAL PARTNERSHIP	SOUTHERN BUILDERS DEVELOPMENT - David Myers / Aaron Woodacre (was David Myers Development)	0	New construction, 2000 sq ft	\$985.00	\$298,940.00
		PRSF20230 2743	8/22/23	B65 CHESTNUT COVE PH 2A	273 WINSTON PL, Johnson City, TN 37615	K&B GENERAL PARTNERSHIP	SOUTHERN BUILDERS DEVELOPMENT - David Myers / Aaron Woodacre (was David Myers Development)	0	New construction, 2000 sq ft	\$985.00	\$298,940.00
		PRSF20230 2807	8/29/23	55 GARLAND FARMS PHASE	2 MORNING GLORY TER, Johnson City, TN 37615	GRIFFITH KENNEDY & JULIA T	Brian Johnson Joseph	4100	single family residence- 4100 sq ft	\$2,260.00	\$800,000.00

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New Residential	101: Single Family Houses	PRSF20230 2842	8/23/23	40 CHESTNUT COVE PH 2A	1366 BRUMIT FLDS, Johnson City, TN 37615	LARKEY MARK	M. LITTLE & CO { \$350,000; BC-b(sm)}	624	single family home- 1850 sq ft	\$985.00	\$275,000.00
		PRSF20230 2862	8/24/23	B66 CHESTNUT COVE PH 2A	265 WINSTO N PL, Johnson City, TN 37615	K&B GENER AL PARTN ERSHIP	JH Development (John-Henry Winston)	0	New 1550 sq ft single family home, slab on grade 1 level	\$910.00	\$250,000.00
		PRSF20230 2880	8/25/23	18A DUNCANS RETREAT SEC	1401 CONEST OGA PASS, Johnson City, TN 37601	WILSON WILLIA M T LIV TRUST & DANA DISNEY	TRICON BUILDERS [BC-A, BC-B]	0	New Home Construction, 3014 sq ft	\$2,010.00	\$675,000.00
	Subtotal for Code 101 on 13 Permits									\$17,159.00	\$5,374,867.00
106: Duplex	PRSF20230 2572	8/2/23	TONY L GREEN	4132 BRISTOL HWY, Unit:10, Johnson City, TN 37601; 4132 BRISTOL HWY, Unit:11, Johnson City, TN 37601	POURM ORTEZ A MEHDI	Jason Day Construction	0	duplex condo construction	\$1,720.00	\$530,000.00	
	PRSF20230 2670	8/11/23		3529 W WALNUT ST, Unit:401, Johnson City, TN 37604	LANDY ALAN SCOTT	SJL ENTERPRIS ES, LLC [BC; CMC-A]	3400	Duplex added to apartment project	\$589.00	\$142,500.00	

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New Residential	106: Duplex	PRSF20230 2816	8/11/23		3529 W WALNUT ST, Unit:402, Johnson City, TN 37604	LANDY ALAN SCOTT	SJL ENTERPRIS ES, LLC [BC; CMC-A]	3400	Duplex added to apartment project	\$589.00	\$142,500.00
		Subtotal for Code 106 on 3 Permits								\$2,898.00	\$815,000.00
New Commercial	214: New Commercial Building	PRNR20230 1477	8/22/23		820 W WALNUT ST, Johnson City, TN 37604	THE WELL INC	Preston Construction	0	New student center building for The Well	\$13,060.00	\$6,200,000.00
		PRNR20230 1751	8/28/23	7-13 J A VINES ADD	2832 W WALNUT ST, Unit:20, Johnson City, TN 37604; 2832 W WALNUT ST, Unit:30, Johnson City, TN 37604; 2832 W WALNUT ST, Unit:40, Johnson City, TN 37604	CITY OF JOHNS ON CITY TN	Hunter Arnold ( GRC )	0	Construct a new Fire Training Facility for the City of Johnson City. Building structural system and roof is pre- engineered building system. General construction includes concrete slab, metal siding and brickwork, steel studs and gypsum board and all related finishes, plumbing, HVAC, electrical/commu nications, and fire protection systems. Extensive site work is included.	\$7,386.00	\$3,363,000.00

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New Commercial	214: New Commercial Buildings	Subtotal for Code 214 on 2 Permits								\$20,446.00	\$9,563,000.00
	216: Other Non-Residential buildings	PRBD20230 2907	8/25/23		209 WATER ST, Unit:220, Johnson City, TN 37601	CITY OF JOHNS ON CITY TN	SPATCO -- Southern Pump & Tank Co. [BC; S-B, CE]	0	Closure in place of a petroleum UST, and installation of two above ground tanks, piping and electrical.	\$820.00	\$220,000.00
	Subtotal for Code 216 on 1 Permits								\$820.00	\$220,000.00	
Additions, Renovations or Repairs											
	227: Build-Out (Commercial)	PRRN20220 4220	8/23/23	2A GLEN HALL & ALAN STE	218 SUNCRE ST ST, Johnson City, TN 37615; 218 SUNCRE ST ST, Unit:101, Johnson City, TN 37615; 218 SUNCRE ST ST, Unit:201, Johnson City, TN 37615	REQIES LLC	Casey Construction (Mackey) [BC-B, CE]	0	Tenant build-out of existing building, for Wilson & Associates	\$1,510.00	\$450,000.00
		PRBD20230 1648	8/21/23		121 N COMMER CE ST, Unit:100, Johnson City, TN 37604	TRIPLE G VENTU RES	TRICON BUILDERS [BC-A, BC-B]	0	Interior build out for a new aesthetics and wellness business.	\$1,792.00	\$566,000.00
Subtotal for Code 227 on 2 Permits								\$3,302.00	\$1,016,000.00		

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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRBD20210 3020	8/23/23	1 SOUTHWEST ADD	1103 CEDAR PL, Johnson City, TN 37604	FOUR23 INVEST MENTS LLC	YES CONTRACTI NG SERVICES, LLC [BC-A , BC-b(sm)]	0	exterior - siding, windows & gutters, , landscape flowers, shrubs, etc Future: add deck with roof *** Interior Work - See PRBD 202103296	\$215.00	\$40,000.00
		PRBD20210 3296	8/22/23	1 SOUTHWEST ADD	1103 CEDAR PL, Johnson City, TN 37604	MCCRA RY R O & VIOLET L/E REM: MCCRA RY ROGER & ETAL	YES CONTRACTI NG SERVICES, LLC [BC-A , BC-b(sm)]	0	Demo a wall, Paint interior, lay floors, gutting entire downstairs, will have electrical and plumbing *** Exterior Work - See PRBD 202103020	\$760.00	\$80,000.00
		PRRN20230 2256	8/3/23		610 SPRUCE ST, Johnson City, TN 37601	SKYMA X PROPE RTIES LLC	SKYMAX PROPERTIE S	0	New electrical, plumbing, hvac replacement (no new ductwork), drywall	\$135.00	\$23,425.00
		PRRN20230 2422	8/7/23	1 MICHAEL & KAREN BARN	932 MILLERC REST DR, Johnson City, TN 37604	CAMPB ELL CHARL ES B & TAMMY R	REDO HOMES dba RDH Construction	0	Converting existing sunroom into handicap accessible bathroom	\$372.00	\$77,720.00



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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRAD202302783	8/21/23	PT 7 MAGNOLIA TERRACE	410 UNIVERSITY PKWY, Johnson City, TN 37604	FISHER PYHELLIS	TECHNICALY AESTHETIC [BC-A, BC-B]	0	Add a 12' x 28' addition on the rear of the home.	\$300.00	\$60,000.00
		PRRN202302879	8/16/23	PT38 SEMINOLE WOODS SEC 2	1609 CHICKEES ST, Johnson City, TN 37604	PENNY S NEST LLC	PENNY'S NEST INC./ VATRANA, VIVEK	0	remodeling	\$65.00	\$10,000.00
		PRRN202303034	8/25/23	155 HUNTERS LAKE PH V RE	1044 HUNTERS LAKE DR, Johnson City, TN 37604	MILLER COMMUNITY PROPERTTY TRUST	Privette Construction (Larry)	0	Kitchen Wall - open wall Will need electrical permit for re-routing switches & receptacles	\$35.00	\$4,000.00
		PRRN202303057	8/25/23	20 MILHORN	2626 PARK AV, Johnson City, TN 37601	Vines Edwin Ripley	Campbell, Ernest Development Llc.[BC-A, BC-B]	0	renovating the interior of the home, complete gut, floor system is rotten and will be replaced. Interior walls replaced, and a new roof, new windows and doors. drywall and insulation to be replaced.	\$180.00	\$32,500.00
		PRRN202303083	8/31/23	1 STONERIDGE PH I	3407 REDSTONE RD, Johnson City, TN 37604	HUTCHINSON J ALAN & MYRA B	COMPASS CONSTRUCTION SERVICES LLC	0	Kitchen Remodel Demo kitchen cabinets and countertops Install new cabinets and countertops	\$320.00	\$65,000.00



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Additions, Renovations or Repairs	434: Residential (Repairs, Renovations, & Additions)	PRRN20230 3121	8/30/23	CARNEGIE LAND CO ADD	1408 E MILLARD ST, Johnson City, TN 37601	Johnson Gary	CAREFREE RESTORATI ON LLC [ BC-A, BC-b (sm) ]	645	Repair damage from fire	\$288.00	\$56,373.96
		PRRN20230 3138	8/31/23	9 CARNEGIE LAND CO ADD	1010 E 8TH AV, Johnson City, TN 37601	BLANKE NSHIP CHESTER W & CAROL H LIVING TRUST	Cole, Harold D Jr. [BC-A; BC-B(sm)]	0	remodel master bath and new kitchen counter top	\$160.00	\$29,000.00
		PRRN20230 3141	8/31/23	9 MOUNTCASTLE HILLS	700 E MOUNTCASTLE DR, Johnson City, TN 37601	MILLER CREST HOMES LLC	Birch Built Construction LLC (Lucas Birch)	0	Remodel main level, new kitchen cabinets, add half bath and basement bath, finish basement with two bedrooms	\$360.00	\$75,000.00
	Subtotal for Code 434 on 18 Permits									\$5,548.00	\$1,157,262.06
	437: Commercial (Repairs, Renovations, & Additions)	PRBD20210 3354	8/25/23	1 G B K COMM	207 PRINCETON RD, Johnson City, TN 37601	MERIDIAN PROPERTIES LLC	Interstate Awning	0	new awning, 65' x 12' x 5' on front of Dealers Auto Auction	\$125.00	\$23,000.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN202300402	8/4/23	1R-1 SAM'S EAST INC	3060 FRANKLIN TER, Johnson City, TN 37604	SAMS REAL ESTATE BUSINESS TRUST	McCrary Construction	0	FFO: INTERIOR AND EXTERIOR DEMOLITION, NEW SHOP-IN PRODUCE COOLER, NEW SHOP-IN DAIRY COOLER, NEW AND RENOVATED REFRIGERATED CASES, RENOVATED SALES AREA, NEW ROOF-MOUNTED WEATHERPAK AND CONDENSER, NEW PRODUCE PREP, NEW BOLLARDS AND TACTILE -- Sam's Club	\$3,984.00	\$1,661,862.00
		PRRN202300904	8/21/23	SEMINOLE RIDGE LLC	1301 SEMINOLE DR, Unit:H115, Johnson City, TN 37604; 1301 SEMINOLE DR, Unit:H119, Johnson City, TN 37604	STUDENT QUARTERS TEQUILAS LLC ETAL	Interstate Restoration	0	Floor truss repair	\$265.00	\$50,000.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRBD202301871	8/31/23	1 J C REHABILITATION H	2511 WESLEY ST, Johnson City, TN 37601	QUILLE N REHABILITATION HOSPITAL OF JC LLC C/O TAX DEPT	Burleson Construction Co. [ BC, LMC ]	0	Replacement of existing outdoor emergency generator and associated electrical gear.	\$1,528.00	\$456,000.00
		PRBD202302037	8/3/23	3 KNOB CREEK BUSINESS	316 MARKET PLACE BLVD, Unit:10, Johnson City, TN 37604	FRANKLIN PARTNERS LLC	Mitch Cox Construction	0	Reduce the size of existing fitness space by adding or modifying existing walls for 1-hour fire rated separation and upgrade HVAC system.	\$640.00	\$160,000.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN20230 2065	8/11/23	2	2112 W MARKET ST, Unit:55, Johnson City, TN 37604	BRUMIT DEVEL OPMEN T LLC	Trademark Of Va, Inc. [BC; CMC-C; MU-A; MU-C]	0	We are renovating an existing unfinished white box space to increase the size of the existing -- Farm Bureau Insurance.  The remodel will consist of demoing two opening in the existing space to connect the Farm Bureau space. We plan on installing metal framing and sheetrock to the existing acoustical grid. Install new door frames, doors, LVT, paint and electrical outlets in newly constructed walls. Existing lighting, HVAC system and bathroom will remain the same and untouched.	\$130.00	\$22,125.00
		PRBD20230 2543	8/2/23		212 E MAIN ST, Unit:100, Johnson City, TN 37604	Legacy 22 GP	Campbell, Ernest Development Llc.[BC-A, BC-B]	0	Remove obvious loose stucco and loose brick. Replace missing brick for a relatively smooth surface. -- Currently Energy Fitness	\$112.25	\$25,000.00

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Additions, Renovations or Repairs	437: Commercial (Repairs, Renovations, & Additions)	PRRN20230 2586	8/24/23		2104 W MOUNTC ASTLE DR, Johnson City, TN 37604	SHERWOOD INVESTMENTS LLC	Aples Construction (Marc Aples) [BC; CE; CMC]	0	Commercial tenant improvement for the use of Wingstop restaurant which will include mechanical, plumbing, electrical, and interior finishes.	\$1,060.00	\$300,000.00
		PRBD20230 3082	8/31/23	PT 4 CENTRAL ADD	309 W WATAUGA AV, Unit:2, Johnson City, TN 37604	HAWKINS BRETT	ABOVE & BEYOND HOME IMPROVEMENT	0	Paint, install, vanity cabinets, build new ceiling in Unit 2 bedroom and kitchen	\$65.00	\$10,000.00
		PRBD20230 3084	8/31/23	PT 4 CENTRAL ADD	309 W WATAUGA AV, Unit:3, Johnson City, TN 37604	HAWKINS BRETT	ABOVE & BEYOND HOME IMPROVEMENT	0	Paint, Install kitchen cabinets, Install vanity cabinet, frame in door to bedroom, frame in ceiling in Bathroom.	\$65.00	\$10,000.00
	Subtotal for Code 437 on 10 Permits									\$7,974.25	\$2,717,987.00
439: Accessory Structure		PRAB20230 2616	8/2/23	13 HOLLY HILLS ADD	1405 KNOX ST, Johnson City, TN 37604	TANNER CHRISTOPHER & KRISTA BETH		0	New 22'x25' garage, with 30' x 37' x 5" concrete pad	\$180.00	\$20,000.00
		PRAB20230 2655	8/8/23		2014 E UNAKA AV, Johnson City, TN 37601	SEYMOR JENNIFER ROSE	Backyard Builders (John Palamara)	0	lean to carport/ connected to the house	\$45.00	\$5,995.00

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Additions, Renovations or Repairs	439: Accessory Structure	PRAB20230 2664	8/4/23		104 BRENTW OOD DR, Johnson City, TN 37601; 106 BRENTW OOD DR, Johnson City, TN 37601	CLAY WILMA RUTH		0	Carport for camper, with concrete pad	\$35.00	\$3,546.29
		PRAB20230 2736	8/15/23	27 WHITE ROCK VIEW 2-10	406 ROGER LN, Johnson City, TN 37601	TAYLOR MARK ALLEN		0	24X24 accessory structure for storage	\$190.00	\$12,000.00
		PRAB20230 2870	8/24/23	7-9 GLEN ECHO SEC 2	112 HARRELL RD, Johnson City, TN 37604	BURKE MERCEDES & PATRICK		336	12x28 shed	\$55.00	\$7,700.00
	Subtotal for Code 439 on 5 Permits									\$505.00	\$49,241.29
444: Decks/Porches		PRBD20220 2999	8/29/23	20 THE RIDGES PH I	428 HEATHER VIEW DR, Johnson City, TN 37659	LINE F BENNETT & NANCY H LIVING TRUST	BRUNSON & PERRIN INC [BC-A/r]	0	Replacement of deck	\$110.00	\$20,000.00
	Subtotal for Code 444 on 1 Permits									\$110.00	\$20,000.00