

# West Hills Neighbors



November/December 2025 Edition

West Hills Community Association **Neighbors Helping Neighbors**

## Grateful for Neighbors Who Make West Hills Great

With Thanksgiving just around the corner, time to say thanks for our blessings. As we do, let's thank our neighbors who make West Hills one of Knoxville's most desirable destinations to plant roots.

Thank you to everyone who contributed to making life better in West Hills in 2025.

From small things to big challenges, our neighbors stepped up and pitched in to do things that helped others. The combined efforts made West Hills an even better place to call home.

Rather than just whining on social media, folks stepped up and took action.

If there was litter along the road, they picked it up.

If the space around our entrance signs need attention, they painted the signs, trimmed the grass, and planted flowers.

If our elementary school needed a new playground or tutors to help struggling children, volunteers raised funds.

If there's speeding on a street, they persisted to get traffic calming.

If neighbors need encouragement to live healthier lives, programs and events like the pickleball tournament were hosted.

If neighbors wanted to celebrate the beauty of West Hills, they worked to get a Dogwood Trail.

If a developer had plans for property that didn't benefit our neighbors and neighborhood, volunteers and WHCA challenged the proposal.

If an elderly person needed the leaves raked or help around the house, someone thought about them and came to help.

If school children needed help, neighbors came to their aid.

The point is all of these things have happened this year and over our community's 70-plus-year history.

There have always been opportunities and challenges, and there always will be. As long as West Hills is blessed with people who care and do the things—big or small—that answer the challenge, West Hills will continue to be a great place to call home.

So, being blessed with caring neighbors who see a problem or a need and do something about it, we should all be grateful and join them.

Happy Thanksgiving, happy holidays, and happy new year!

—Lee

*Lee Hume, WHCA President, 2025-2026*

CELEBRATE

# Holiday at the Gazebo

IN THE PARK

## SANTA!

**FRIDAY**

★ **DEC 12** ★  
**5-7PM**

WEST HILLS PARK  
**GAZEBO**

Winston Road Entrance

# Tour de Lights

LIGHTED DECORATED BIKE RIDE  
THROUGH WEST HILLS PARK

WEST HILLS  
COMMUNITY ASSOCIATION

[WESTHILLSKNOXVILLE.ORG](http://WESTHILLSKNOXVILLE.ORG)

## “Santa” Lives in West Hills!

You don’t have to travel to the North Pole to see Santa – he lives right in West Hills!

Jason Freeman, professional Santa, lives in West Hills on Buckingham Drive. Jason started occasionally playing Santa with a suit and fake beard shortly after high school, but in 2015 he started researching a more serious Santa role and founded “Santa on Call”. He progressed from a fake beard to a real painted beard to his current bleached white beard and hair that he keeps year-round. He invested in new Santa suits - he has one that is Volunteer orange! He even got a Bachelor of Santa Claus degree from the University

of Santa Claus!

Jason is not a mall Santa! He is involved in corporate and charity events and also does private home visits. His biggest client is Coca-Cola. He travels to several states for Coca-Cola events.

He says one of the biggest skills necessary is the ability to ad-lib, and that he was also taught never to make a promise about any gift request. When asked if he is the real Santa, he always answers with a question such as “What do you think?” Or “have you ever seen Santa and me in the same room?”

If you’d like a visit from Santa, reach out to Santa on Call on Facebook, at [santaoncallknox.com](https://www.facebook.com/santaoncallknox.com), or by calling (865) 659-5023. Visits to West Hills residents are 10% off!

## 2026-2027 WHCA Officers and Board members Elected

The WHCA membership present at the October Community Meeting elected the slate of candidates recruited by the Nominations Committee. The WHCA board approved the slate at the September board meeting.

Please join us in welcoming the new officers and board members listed below. Congratulations and thanks to everyone for their commitment and service to our neighborhood.

(Complete list of current officers and board members at [westhillsknoxville.org/leadership](https://westhillsknoxville.org/leadership).)

### Officers

**Susan Huskisson**, Vice

President

**Laura Golliher**, Secretary

### Board Members

**John Rosson**

**Andrew Schmudde**

**Kathy Scruggs**

**Louis Whittlemore**

**Jeremy Coffee**

**Michael Moore**

**Danni Varland**

*(One open seat)*

## Join or Renew Your WHCA Membership—Now Available Online!

If you are currently a

member and want to pay next year’s membership in advance, the 2026 membership is now open. Membership is based on calendar year and is effective January 1-December 31. The fee remains \$25 a year and can be completed and paid online at [westhillsknoxville.org/membership](https://westhillsknoxville.org/membership).



## New West Hills Neighborhood Yard Flag Orders Now Being Accepted

WHCA has created a yard flag for WHCA members to show their pride in their neighborhood and to raise rainy-day funds for the unexpected.

The flag is offered exclusively to current WHCA members.

In addition to supporting your community association, you will

receive this beautiful yard flag and stand.

WHCA member's price is \$100 and includes flag and stand.

If you are a West Hills resident but not yet a member, the price is \$100 and includes flag, stand, and 2026 WHCA membership. Flag only including 2026 membership is \$75. Already paid 2026 membership? Deduct \$25 from order price. Flags and membership is limited to West Hills residents.

Flags will be ordered on the 15th of each month and delivered to your home by WHCA volunteers. Allow 30 days for

delivery.

Go to **westhillsknoxville.org/yard-flag** for more information and payment options (check, credit card, or Venmo).

If you are not sure of your membership status, you can find that info at the same link.

## Holiday Mailbox Decorating Contest Deadline is 12/10

Get ready to spread some holiday cheer throughout the neighborhood! We're inviting all residents to join in our Holiday Mailbox Decorating Contest by

dressing up your mailboxes with festive holiday or Christmas-themed decorations. From twinkling lights to garlands, bows, and creative displays—let your imagination shine! All decorations should be completed by December 10th, when judging will begin. Our judges will tour the neighborhood December 10th through 15th to select the most festive and creative mailboxes.

### Nominate Your Favorite!


If you spot a neighbor's mailbox that deserves

special recognition, we'd love to hear from you! Send your nominations to [WHCA@westhillsknoxville.org](mailto:WHCA@westhillsknoxville.org) and help us celebrate the creativity and holiday spirit in our community. Let's make West Hills sparkle with joy this season!



## Your Local West Hills Real Estate Resource!

**Jeff LaRue**

 (865) 313-6657

 [Jeff@JeffLaRueTeam.com](mailto:Jeff@JeffLaRueTeam.com)

### A West Hills Neighbor You Can Trust:

- Grew up in West Hills and attended West Hills Elementary
- Raised his family in West Hills
- Experienced in buying and selling homes in our neighborhood
- A Certified Probate Solutions Expert
- Committed to providing professional, ethical, and confidential service

**Let's make your next move a success!**



**REALTY  
EXECUTIVES**  
ASSOCIATES  
865-693-3232





KPD to start ticketing and towing if parking on Sheffield continues. Patrols during peak game times planned.

## Parking Problem at Sheffield Entrance to Park

We love that our West Hills Greenway is being used by our community and visitors, but we also want to ensure its safety. The part of Sheffield Drive

near the elementary school and the Park's parking lot is a no parking zone. This includes parking up on the curb or sidewalk. Some pedestrians are needing to walk in the street to get by the cars, which can cause more issues. Please park at the school or the YMCA

lots. Enjoy that extra minute of walking. Thank you for your understanding.

## West Hills Annual Leaf Blow

The West Hills Lawn and Meat crew will once again host the annual Neighborhood Leaf Blow on **Sunday, November 11th**, lending a hand to elderly neighbors by blowing leaves to the roadside for pickup. This effort helps keep our community looking its best, and additional volunteers are always welcome. If you'd like to help—or if you or a neighbor could use assistance—please contact [hgechols@gmail.com](mailto:hgechols@gmail.com). It's a great way

to support one another and take pride in our neighborhood. If this date passes you buy, don't hesitate to still reach out.

## Save the Date! 2026 West Hills Spring Dogwood Celebration 4/18 10 AM – 1 PM

Join the West Hills neighborhood as we celebrate the opening of the 2026 Dogwood Trail season! There will be a West Hills Volunteer Dedication Ceremony, Makers/Art Vendors, Local Food Trucks, Chalk Drawing, Games, Music, Giveaways,



### NEED A NEW DRIVEWAY?

Patios, pool decks, sidewalks, fire pits, stamped concrete, and much more!

FREE ESTIMATES. Let us create your outdoor oasis.

**CALL JUSTIN AT CONCRETE CREATIONS TODAY!**

**(865) 661-4755**

## General Dentistry

**James F. Kotsianas, DDS**  
**Steven W. Simpson, DMD**

6230 Highland Place Way

**865-584-0276**

[www.drjimdentist.com](http://www.drjimdentist.com)

## Mark Your Calendar

**SUNDAY, NOV 30 @ 2-3PM**

**Decorate the Gazebo**

West Hills Park

**THURSDAY, DEC 12 @ 5-7 PM**

**Holiday at the Gazebo**

and West Hills

**Tour de Lights**

West Hills Park

**MONDAY, FEB 16 @ 7 PM**

**Community Meeting**

Church of the Nazarene

**Saturday, April 18 10AM-1PM**

**Spring Celebration**

West Hills Park

a Student Art Contest, and Knox County Master Gardeners. Gift cards and donated art from Makers/Art vendors.

This event is hosted by the West Hills Community Association in conjunction with the Dogwood Arts Trails & Gardens Program.

## Beautification Prep

What are you doing to beautify your yard? Have you thought of Dogwood trees? Do you need help? Email [WHCA@westhillsknoxville.org](mailto:WHCA@westhillsknoxville.org) for recommendations, and it will be forwarded to the right place.

## Become a West Hills Elementary Advocate Annual Wolf Pack Foundation Fundraiser

Hey neighbors!

It's that time of year again—the West Hills Elementary Wolf Pack Foundation is kicking off our annual Neighborhood Drive, and we'd love your support!

By becoming a West Hills Advocate with a \$100 gift, you're helping our neighborhood school continue to do amazing things.

In the past year, community donations made it possible to:

- Replace old playground equipment
- Supplement the salary of an extra technology teacher

- Launch an after-school tutoring program that's already serving over 35 students

This year, our goal is to raise \$75,000 to expand that tutoring program, so even more children can get the extra help and encouragement they need to succeed. All Advocates will be recognized on a sign outside the school and in the West Hills yearbook as a thank-you for supporting our students and strengthening our community.

Let's show our Wolf Pack pride and keep investing in the kids and families that make West Hills such a special place to live!

## How to Give

You can donate through **Venmo @westhillsfoundation** or mail a check to: WHES Wolf Pack Foundation P.O. Box 32191 Knoxville, TN 37930

Please include your address so we can deliver your Wolf Pack swag: a custom West Hills hat and keychain! Thank you to all advocates.



West Hills/  
Dogwood Arts  
2026 Spring  
Celebration  
Happens  
April 18th!

Details in upcoming editions of West Hills Neighbors.

**keep knoxville blooming  
order dogwood  
trees today!**

- ▶ Beautify your own landscape
- ▶ Honor someone special
- ▶ Donate in memory of a loved one

(1-4 TREES) \$25 EACH (5+ TREES) \$20 EACH

**order at [dogwoodarts.com](http://dogwoodarts.com)  
through november 19th**

DOGWOOD ARTS FESTIVAL KLUB

## DIY Hot Cocoa Mix

By [LauraFuentes.com](http://LauraFuentes.com)

Ingredients

- 1 cup unsweetened cocoa powder
- 2 cups powdered sugar
- 2 ½ cups powdered milk\*, dairy or non-dairy milk
- 1 teaspoon salt
- 2 teaspoons cornstarch, optional

Instructions

Make the mix:

Combine all the ingredients in a large bowl or food processor and mix well.

Store in an airtight container or single-serving zip bags (placing ⅓ cup per serving).

For serving:

Put ⅓ cup of the mix into a mug and fill to 1 cup with hot water. Mix well.

Notes

If you prefer using fresh milk, leave the powdered milk out of the mix. Add 3 tablespoons of the powdered mixture to the mug and fill to 1 cup with hot milk.

## Deja Vu All Over 52 Years Ago... West Hills History—1973

*Originally published in October 2008 edition of WHN*

In the fall of 1973, the West Hills Plan was completed and printed for distribution to City Council members. New WHCA officers were elected as well—Bob Smith as president, and Harry Avery, Barbara Pelot, and Eileen Klebenow as vice president, secretary, and treasurer, respectively.

Also that year, zoning issues were omnipresent. The association successfully opposed a planned re-zoning of land along Middlebrook Pike at Broome Road which was inconsistent with the West Hills Plan.

Another hot-button issue for the community at that time was traffic, particularly cut-through traffic. The association believed that this could be reduced by creating effective alternate routes. As a result, community leaders pressed for a connector to be built from Weisgarber to Merchants Roads; which, unfortunately was never built. However, after many years, renewed efforts to establish a connector between Middlebrook and Kingston Pikes near Walker Springs were successful, and reduced cut-through traffic as originally predicted.

And, traffic concerns rivaled zoning issues for

the wrath they engendered among residents. Vanosdale Road was seen by residents as the link between communities to the north, and I-40/75 and West Town Mall to the south, and most accepted that the widening of Vanosdale was becoming necessary due to the increasing volume of traffic. Unfortunately, no acceptable design plan was forthcoming, and the discussion continued for the next 35 years. An alternate plan to continue Wesley Road to Middlebrook Pike was never fully supported, and the very discussion of such a possibility divided the community, benefitting no one. A viable route from Kingston Pike to Middlebrook remains a goal. However, West Hills is no closer to an answer, despite the fact that traffic volume between these areas has increased significantly.

## Zoning Committee Report 962 N Gallaher View Property

Through the efforts of Larry Silverstein, Lee Hume and Councilman Roberto, confusion regarding the administrative/review processes available for the development of the Gallaher View property and the significance of the “C” designation on the property have been clarified and communicated to the developer.

City Council postponed until October 28, 2025, the first reading, regarding removing the “C” designation from the Gallaher View property.

Although Mainland, the developer, has not shared what actions they plan, it is anticipated that if the applicant receives the confirmation from Knox Planning that development under planned residential is an option, then on October 28, Mainland would request withdrawal of the application from the Council agenda, and that action would leave the “C” designation in place. Additionally, the application at the Board of

Zoning Appeals, now on the November 21, 2025, agenda would be withdrawn or postponed again. Also it is very likely that the Applicant would further postpone, table, or withdraw their application for special use approval currently scheduled for the November 13 Planning Commission meeting.

Larry Silverstein shared that: As long as the “C” designation remains on the Gallaher View property the relevant Zoning Ordinance states: “Each planned unit development shall be compatible with the surrounding or adjacent districts. Such compatibility shall be



**WEST HILLS**  
COMMUNITY ASSOCIATION

### SIGN-UP FOR E-NEWS ALERTS

Get the latest news impacting our community and your life in West Hills. WHCA's **E-News** fills the gap between newsletter editions. Receive timely messages and important notices impacting your life in West Hills.

[westhillsknoxville.org/contact-whca](http://westhillsknoxville.org/contact-whca)



**INFUSION LANDSCAPES LLC**

FORMERLY

**SCOTT MOWING & LANDSCAPING**

NEW NAME, SAME RELIABLE SERVICE

**865-770-1652**

**Lawn Service of the West Hills Entrance**



determined by the planning commission by review of the development plans for the district.”

To quote Lee Hume, “... the current plan to build 32 units is excessive and not beneficial in any way for the long-term benefit of the neighborhood, the quality of life for those closest to the site, or the financial investments of homeowners in the immediate vicinity.”

Further actions by WHCA depend upon the actions of Mainland.

### 714 Broome Road Duplex Conversion

An application has been submitted to Knoxville Knox Planning for a “du-

plex conversion” from the current land use of Multiple Residential at 714 Broome Rd. The special use 11-C-25-SU is scheduled to be heard by the Planning Commission at their November 13, 2025 meeting.

Planning staff’s recommendations will be available November 6 according to the commission’s web site.

The planning staff has been contacted and additional details requested regarding the changes the applicant has proposed.

### Healthy West Hills Committee Report

The Great American

**SmokeOut** will be third week of November. This event has been celebrated since 1970. We have tobacco cessation signs ready to distribute to neighbors. If you have one already, please place them in your yard in November 16-22. Contact Anne if you would like one. This satisfies the requirement for tobacco cessation of the Healthy Knoxville program.

Our **Tour de Lights** bike ride will be held in West Hills Park on Friday, December 12 in conjunction with the **Holiday at the Gazebo** event from 5-7 pm. Please decorate your bike, scooter, stroller—even yourself—and join the fun!

Volunteers needed to help with this event.

Please continue to track your miles and/or minutes of physical activity so that our complete report can be submitted to the City of Knoxville/Office of Neighborhood Empowerment to qualify for recognition in the Healthy Knoxville program. The activity tracker is online at [bit.ly/HWHmarathontracker](https://bit.ly/HWHmarathontracker) or you can submit activity and duration to Anne Crais via email.

If you are interested in learning more about healthy programs offered through Healthy West Hills Committee, email [anneccrais@gmail.com](mailto:anneccrais@gmail.com) with questions.



SCAN TO SEE OUR MENU



7025 KINGSTON PIKE (NEXT TO AT&T STORE)  
**(865) 312-9581**

## SCHOOL-WIDE CLOTHING SALE

EMPTY OUT YOUR DRESSERS AND CLOSETS AND GET READY FOR A CLOTHING SALE!

We are collecting **ALL SIZES** of clean, good condition (no stains or holes) clothing and accessories (hats, shoes, belts – **NO UNDERWEAR**) at both **WEST HILLS ELEMENTARY SCHOOL & BEARDEN MIDDLE SCHOOL** for a school-wide clothing sale!

#### WHEN TO DONATE

Please drop off your items at the office at either school from now until **FRIDAY, NOVEMBER 7**

The clothing sale will take place on **SATURDAY, NOVEMBER 8TH, 9AM NOON AT BEARDEN MIDDLE SCHOOL**. \$5 per bag of items – buy as many bags as you want!

#### QUESTIONS? Contact

ELIZABETH EVOLA  
865-307-0969

\*\*\* **PRESALE Friday November 7th 6pm - 8pm** \*\*\*

**JOIN YOUR  
NEIGHBORS**



SCAN TO JOIN OR RENEW



**WEST HILLS**  
COMMUNITY ASSOCIATION



**WEST HILLS**

COMMUNITY ASSOCIATION

*Neighbors helping neighbors since 1964*

P.O. Box 31341, Knoxville, TN 37930



## Check Out WHCA Online

Website

[www.westhillsknoxville.org](http://www.westhillsknoxville.org)

Social Media



WHCAknoxville



WHCAknoxville

Log HWH activity at

[bit.ly/HWHmarathontracker](http://bit.ly/HWHmarathontracker)

**Edward Jones**

> [edwardjones.com](http://edwardjones.com) | Member SIPC

## Build the future of your dreams with us.

At Edward Jones, we want to know what you want out of life on a personal level. Then, we want to help you achieve it by creating a financial strategy that's unique to your specific needs.

**We're ready when you are. Contact us today.**

**Noell S Lewis**

Financial Advisor

103 Suburban Road

Suite D-103

Knoxville, TN 37923

865-938-5978

