



PIGEON FORGE
T.E.N.N.E.S.S.E.E

A G E N D A

PIGEON FORGE REGIONAL PLANNING COMMISSION
AND BOARD OF ZONING APPEALS
TUESDAY, OCTOBER 24, 2023, 3:00 P.M.
CITY HALL, PIGEON FORGE, TENNESSEE

BOARD OF ZONING APPEALS

1. Call to order.
2. Old business.
3. New Business
 - A. Request for Variance to Section 801, lot size requirements in an R-1 District, Avetisyan Duplex, Noland Drive, Lot 2. Yevgeniy Selykov – East TN Building and Investing, LLC.
 - B. Request for variance to allow a 20 feet front setback instead of the required 30 feet in an R-2 District. Cherokee Valley Subdivision, Lots 30 and 31 R, Marcus Whaley.
 - C. Request for variance of Section 402, Off-Street Parking Requirements, Speed Zone, Michael Stark.
 - D. Request for variance to allow a 24 feet perimeter setback instead of the required 25 feet in a PUD, Lot 4 Twisted Branch, Cara Knapp.
4. Adjournment.

PLANNING COMMISSION

1. Call to order.
2. Approval of minutes: Planning Commission Meeting September 26, 2023.
3. Public Comment from Citizens.
4. Old business.

City of Pigeon Forge Items

A. Special Events

1. Smoky Mountain Area Rescue Ministries – Fundraising Event, Saturday, November 4th, 2023, Patriot Park, Joy Maples.
2. Pigeon Forge Office of Special Events, Winterfest Kick-off and Salute to Veterans, Tuesday, November 9th, 2023, Patriot Park, Jon Elder (Public Property).

B. Subdivision

1. None.

C. Planned Unit Developments (PUD)

1. Final PUD, Drury Hotel, Jake Thomas Road, Charlie Drury – Drury Development Corporation.
2. Final PUD Phase 1, Pigeon Forge City Hall, 3221 Rena Street, Jeremy Puckett – CEC, Inc.
3. Final PUD, Pine Mountain Resort, Phase 2, Pine Peak Way, Jeremy Puckett – CEC, Inc.
4. Final PUD, Trolley to Dolly, 1217 McCarter Hollow Road, Kacie Huffaker – Compass.
5. Final PUD, Waterside Gardens, Phase 2, 540 Henderson Road, John S. Drummer – LDA, Engineering.
6. Preliminary PUD, Tempo Suites Hotel addition, 395 Jake Thomas Road, David White - Civilogistix

D. Site Plans

1. Rambler’s Mart Gas Station, Site Plan, 3106 Parkway, Canudo Architecture Design.
2. Speed Zone, Site Plan, 3315 South River Road, Michael Stark – PVE Engineering.
3. Teaster Lane Laundry, Site Plan, 2616 Teaster Lane, Marcus Whaley- WC Whaley, Inc.

E. Requests for Rezoning

1. None.

F. Miscellaneous Requests or Required Actions

1. Request for annexation of approximately 2.77-acre portion of the Delozier Property, located at 862 Wears Valley Road (Tax Map 93, Parcel 154.02) and Review of Plan of Services., Jeremy Puckett – CEC Inc.
2. Consideration for re-scheduling November/December Planning Commission/BZA Meeting, Staff.

Planning Region Items

A. Subdivisions

1. Preliminary Subdivision Plat, Little Valley Subdivision, Little Valley Road, Jeremy Puckett – CEC, Inc.

B. Planned Unit Developments (PUD)

1. None.

C. Site Plans

1. None.

D. Requests for Rezoning

1. None.

E. Miscellaneous Requests or Required Actions

1. None.

6. Adjournment.

STEPHEN HOUSER, CHAIRMAN

xc: Planning Commission
Mountain Press
The Knoxville News Sentinel
Mix 105.5