

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

CONCEPT PLAN



File Number: 2-SB-25-C

Related File Number: 2-B-25-DP

Application Filed: 12/24/2024

Date of Revision:

Applicant: PETR FESYUK

PROPERTY INFORMATION

General Location: North side of E Emory Rd, east side of Willow Fork Ln

Other Parcel Info.:

Tax ID Number: 38 122

Jurisdiction: County

Size of Tract: 2.83 acres

Accessibility: Access is via Willow Fork Lane, a local street with a pavement width of 12 ft within an undefined right-of-way; and via E. Emory Road, a major arterial road with a pavement width of 20 ft within a 50-ft right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Rural Residential

Surrounding Land Use: North: Rural residential, multifamily residential - A (Agricultural), F (Floodway)
South: Single family residential - A (Agricultural)
East: Rural residential - A (Agricultural)
West: Rural residential - A (Agricultural), F (Floodway)

Proposed Use: Density: 1.77 du/ac

Planning Sector: North County Plan Designation: TN (Traditional Neighborhood), SP (Stream Protection)

Growth Policy Plan: Planned Growth Area

Neighborhood Context:

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street: 7404 WILLOW FORK LN

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural), PR (Planned Residential) up to 6 du/ac

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Requested Plan Category:

Subdivision Name:	The Fesyuk Property		
No. of Lots Proposed:	5	No. of Lots Approved:	0
Variances Requested:	None.		
S/D Name Change:			

Other Bus./Ord. Amend.:

Planner In Charge:	Mike Reynolds		
Staff Recomm. (Abbr.):	Withdraw the concept plan application as requested by the applicant.		
Staff Recomm. (Full):			
Comments:	The applicant is requesting withdrawal of the concept plan application because it is no longer required now that this request has been reduced to 5 lots.		
Action:	Withdrawn	Meeting Date:	4/10/2025
Details of Action:			
Summary of Action:	Postpone the concept plan to the April 10, 2025, Planning Commission meeting as requested by the applicant.		
Date of Approval:		Date of Denial:	Postponements: 2/13/25
Date of Withdrawal:	4/10/2025	Withdrawn prior to publication?: <input type="checkbox"/>	Action Appealed?:

Legislative Body:	Knoxville-Knox County Planning Commission	
Date of Legislative Action:		Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:		Disposition of Case, Second Reading:
If "Other":		If "Other":
Amendments:		Amendments:
Date of Legislative Appeal:		Effective Date of Ordinance: