

# CASE SUMMARY

**APPLICATION TYPE: USE ON REVIEW**

KNOXVILLE-KNOX COUNTY

**M P C**  
METROPOLITAN  
P L A N N I N G  
C O M M I S S I O N

T E N N E S S E E

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Knoxville, Tennessee 37902  
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**File Number:** 4-F-05-UR                      **Related File Number:**  
**Application Filed:** 3/11/2005              **Date of Revision:**  
**Applicant:** ZACHARY A. HENRY  
**Owner:**

## **PROPERTY INFORMATION**

**General Location:** Southeast side Childs Rd., northwest of Idumea Rd.  
**Other Parcel Info.:**  
**Tax ID Number:** 15 039                      **Jurisdiction:** County  
**Size of Tract:** 120 acres  
**Accessibility:** Access is via Childs Rd., a major collector street with a 17' pavement width within a 40' right-of-way.

## **GENERAL LAND USE INFORMATION**

**Existing Land Use:** Residence  
**Surrounding Land Use:**  
**Proposed Use:** Bed and breakfast with four bedrooms for eight guests              **Density:**  
**Sector Plan:** Northeast County              **Sector Plan Designation:** Ag / RR and SLPA  
**Growth Policy Plan:** Rural Area  
**Neighborhood Context:** This site is located in an agricultural/rural residential area with large acreage tracts of land.

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

**Street:** 6407 Childs Rd  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## **ZONING INFORMATION (where applicable)**

**Current Zoning:** A (Agricultural)  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:** None noted

## **PLAN INFORMATION (where applicable)**

**Current Plan Category:**  
**Requested Plan Category:**



zoning district, as well as other criteria for approval of a use on review.

**Summary of MPC action:** APPROVE the development plan for the bed and breakfast inn with four guest bedrooms subject to 3 conditions.

**Date of MPC Approval:** 4/14/2005

**Date of Denial:**

**Postponements:**

**Date of Withdrawal:**

**Withdrawn prior to publication?:**  **Action Appealed?:**

## ***LEGISLATIVE ACTION AND DISPOSITION***

**Legislative Body:** Knox County Board of Zoning Appeals

**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:**