

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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File Number: 8-D-06-UR

Related File Number:

Application Filed: 7/10/2006

Date of Revision:

Applicant: BECKY SAMS

Owner:

PROPERTY INFORMATION

General Location: Southwest side of Cantabrain Ct., northwest side of Tazewell Pike

Other Parcel Info.:

Tax ID Number: 30 H A 005

Jurisdiction: County

Size of Tract: 14280 square feet

Accessibility: Access is via Cantabrain Ct., a local street with a pavement width of 26' within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence

Surrounding Land Use:

Proposed Use: Home daycare for up to 10 children

Density:

Sector Plan: Northeast County **Sector Plan Designation:** AG/RR

Growth Policy Plan: Rural Area

Neighborhood Context: The site is located within an established residential neighborhood.

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

Street: 6702 Cantabrain Ct.

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RA (Low Density Residential)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Kelley Schlitz

Staff Recomm. (Abbr.): APPROVE a home day care facility for up to 10 children, subject to the following 5 conditions:

Staff Recomm. (Full):
1. Meeting all applicable requirements of the Knox County Zoning Ordinance.
2. Meeting all applicable requirements of the Knox County Department of Engineering.
3. Meeting all applicable requirements of the Knox County Health Department.
4. Meeting all applicable requirements and obtaining all required permits from the Tennessee Department of Human Services.
5. Adherence to all stipulations of the attached development plans and other materials, as submitted by the applicant (attached).

With the conditions noted, the request meets the requirements for approval of a day care facility in the RA zone as a use on review.

Comments: The applicant is proposing to have a home day care for up to 10 children. The subject property is located within the Mountain Shadow Subdivision which is located off Tazewell Pike. The use will occupy a portion of the existing residence. The site is zoned RA, and day care facilities are considered as a use on review in the RA zone. The application meets all of the requirements for a day care. The property has enough parking to satisfy the needs of the day care facility.

EFFECT OF PROPOSAL ON SUBJECT PROPERTY, SURROUNDING PROPERTY AND THE COMMUNITY AS A WHOLE

CONFORMITY OF PROPOSAL TO CRITERIA ESTABLISHED BY THE KNOX COUNTY ZONING ORDINANCE

CONFORMITY OF THE PROPOSAL TO ADOPTED PLANS

MPC Action: Denied (Withdrawn) MPC Meeting Date: 8/10/2006

Details of MPC action:

Summary of MPC action:

Date of MPC Approval: Date of Denial: Postponements:

Date of Withdrawal: 7/25/2006 Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

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: