

ORDINANCE NO. 11462

AN ORDINANCE TO AMEND ORDINANCE NO. 6958, AS AMENDED, KNOWN AS THE ZONING ORDINANCE, SO AS TO LIFT CONDITIONS IMPOSED IN ORDINANCE NO. 8943 AND ORDINANCE NO. 9649, ON PROPERTY LOCATED AT 1651 GUNBARREL ROAD, BEING MORE PARTICULARLY DESCRIBED HEREIN, SUBJECT TO CERTAIN CONDITIONS.

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SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That Ordinance No. 6958, as amended, known as the Zoning Ordinance, be and the same hereby is amended so as to lift certain conditions imposed by Ordinance No. 8943 and Ordinance No. 9649 on the following tracts of land:

A portion of the 50 foot landscape buffer located at 1651 Gunbarrel Road. Lot 3, Erlanger East Subdivision, Plat Book 70, Page 178, ROHC, Deed Book 6530, Page 376, ROHC. Tax Map 158D-G-027.05.

SECTION 2. BE IT FURTHER ORDAINED, That this rezoning shall be subject to the following conditions:

1. Condition No. 3 of Ordinance No. 8943, regarding maintaining a 50' wide strip of existing natural vegetation on the north, west and south property lines of the tract of land, be and is hereby lifted.

2. Condition No. 3 of Ordinance No. 9649, regarding maintaining a 50' wide strip of land along the east, south and west property lines where there shall be no development of any structures or parking and the provisions of the Growth Corridor Policy addressed in the

perimeter landscaping relating to abutting properties being included within this strip of land, be and is hereby lifted.

3. Landscaping shall be maintained as shown on the site plan attached hereto and made a part hereof by reference.

4. All existing easements are retained.

SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage, as provided by law.

PASSED on Third and Final Reading

September 16, 2003.

S/ \_\_\_\_\_  
CHAIRPERSON

APPROVED:  X  DISAPPROVED: \_\_\_\_\_

DATE: September 19, 2003

S/ \_\_\_\_\_  
MAYOR

Reviewed By: s/ \_\_\_\_\_  
*David Eichenthal*

AKS/pm



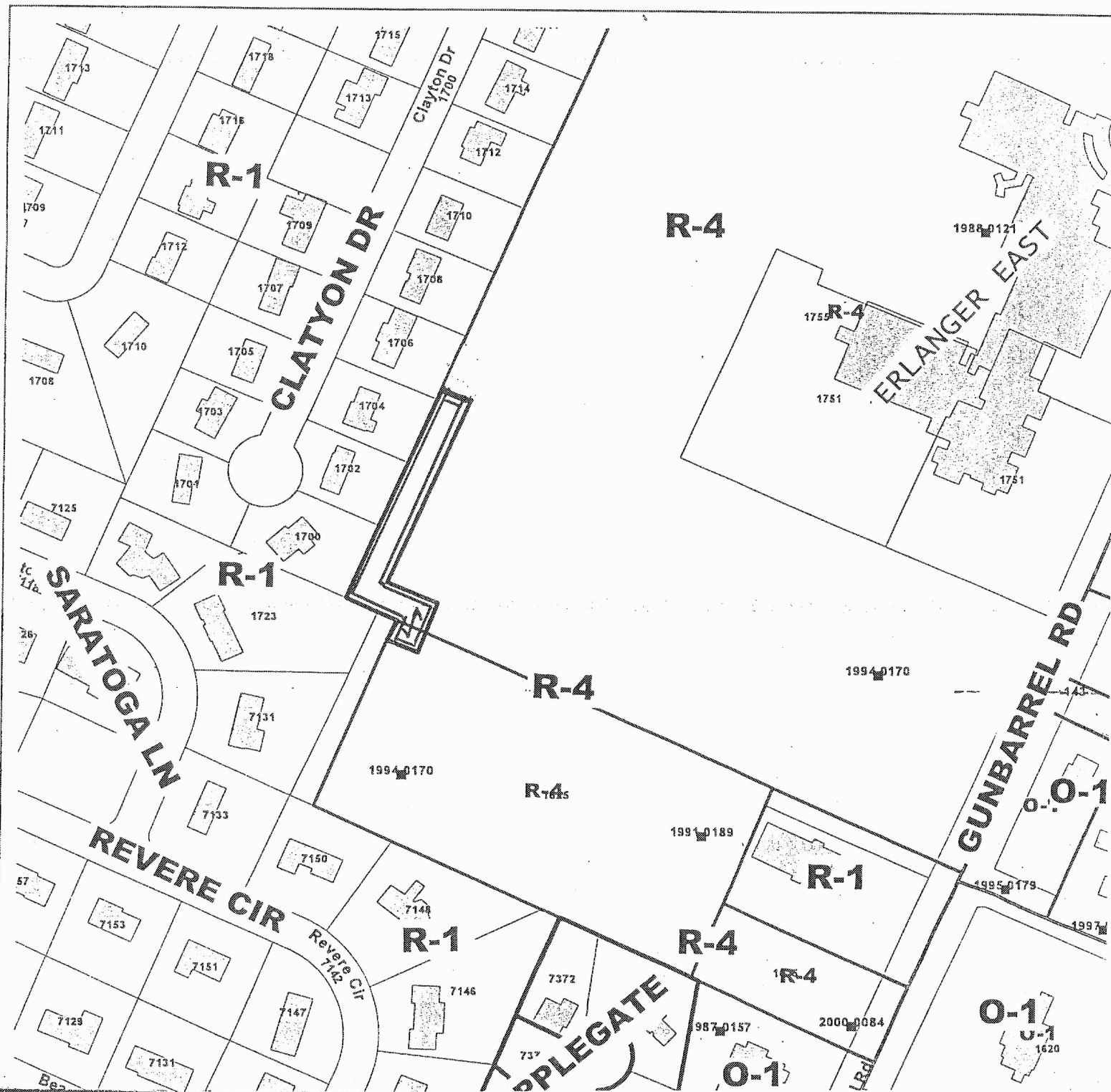
1 in. = 200.0 feet

# CHATTANOOGA

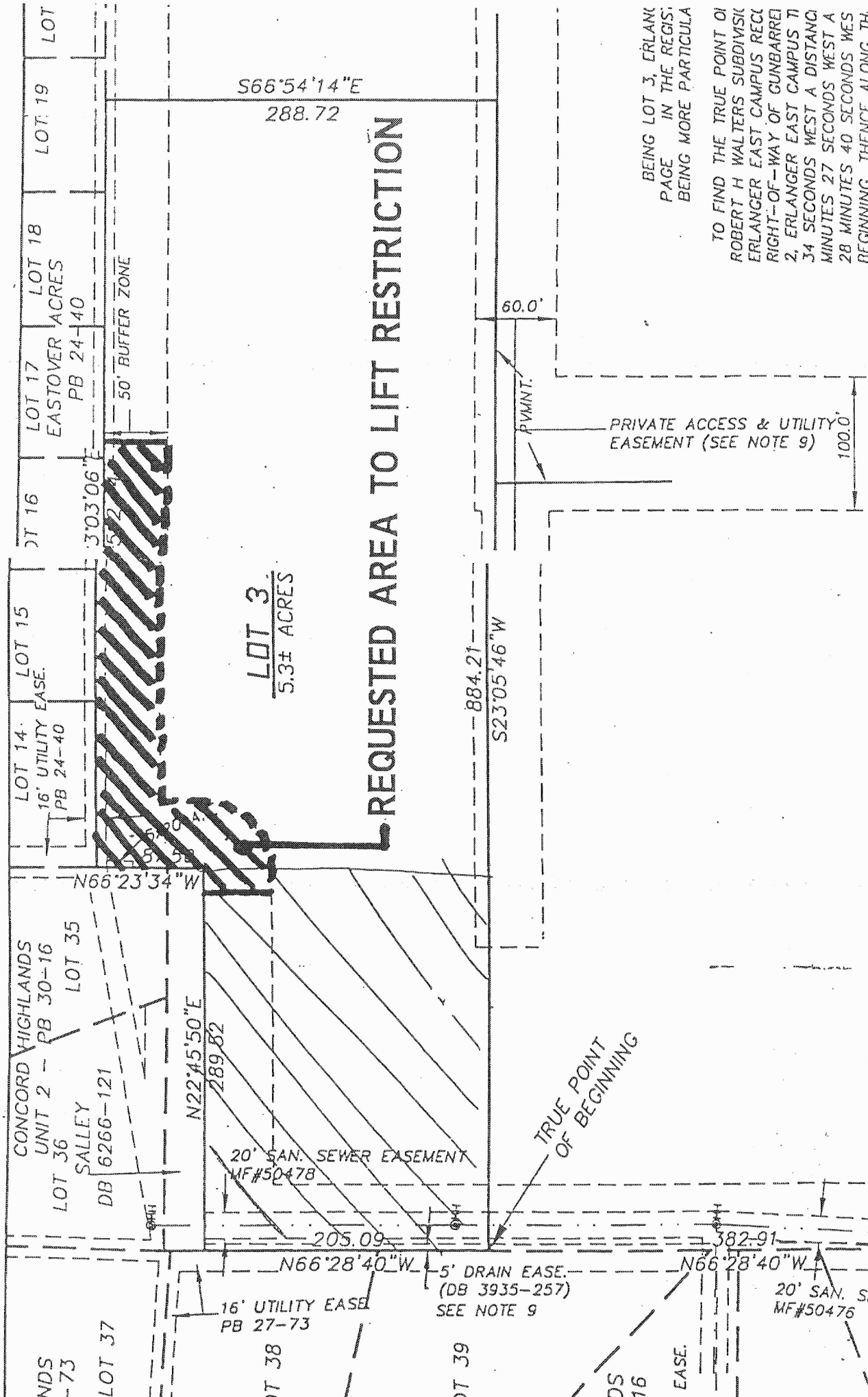
CASE NO: 2003-0126

PC MEETING DATE: 8/11/2003

LIFT CONDITION(S) #3 FROM  
ORDINANCES 8943 & 9649



PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2003-126: Approve, subject to maintaining the landscaping as shown on the attached site plan.



BEING LOT 3, ERLANG  
 PAGE IN THE REGIS  
 BEING MORE PARTICULA  
 TO FIND THE TRUE POINT OF  
 ROBERT H WALTERS SUBDIVISION  
 ERLANGER EAST CAMPUS RECI  
 RIGHT-OF-WAY OF GUNBARRE  
 2, ERLANGER EAST CAMPUS T  
 34 SECONDS WEST A DISTANC  
 MINUTES 27 SECONDS WEST A  
 28 MINUTES 40 SECONDS WES  
 BEGINNING, THENCE ALONG TH

400.00'

2003-126  
2 of 2

N23°03'06"E

592.44'

50.00'

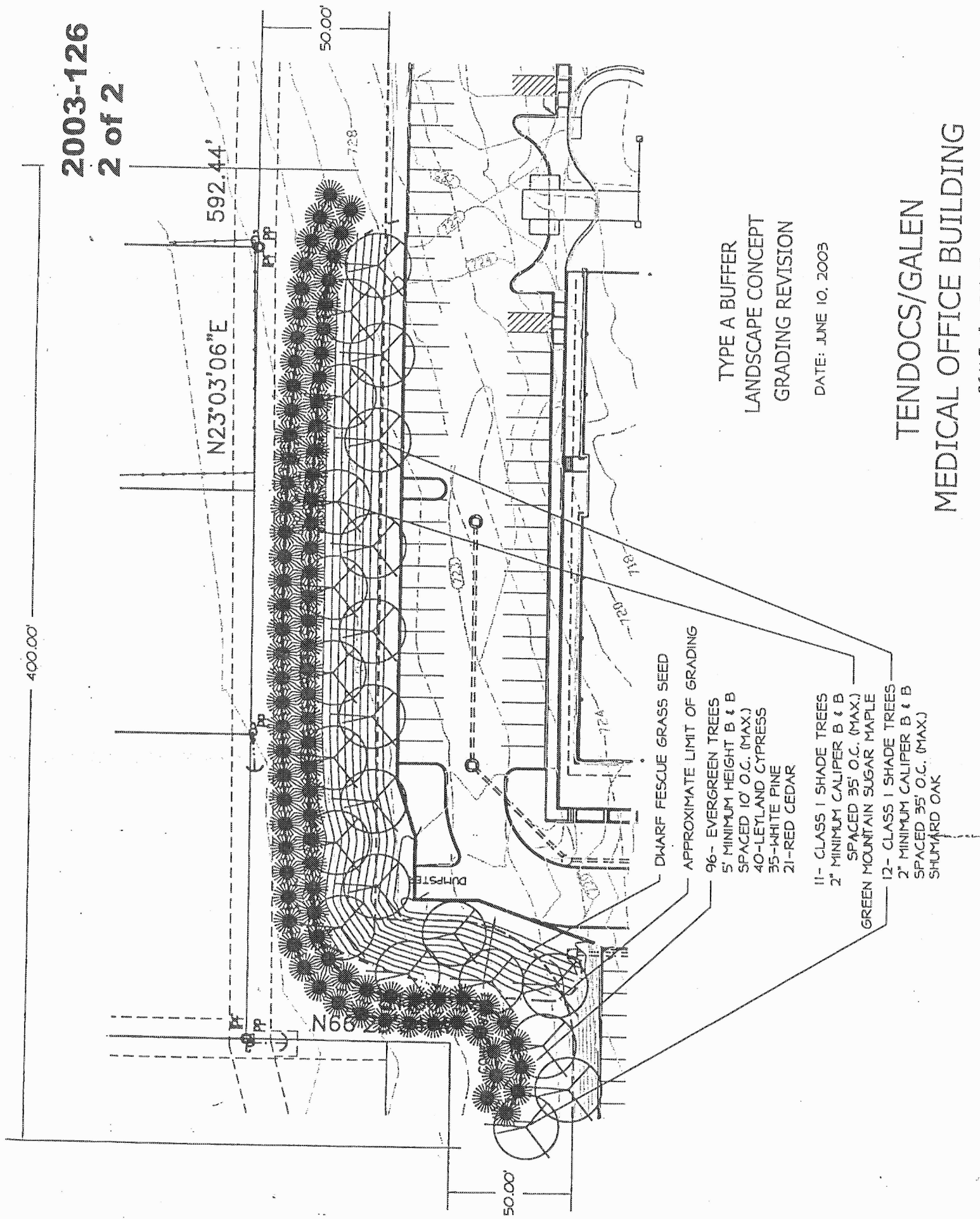
728

N66°

50.00'

720

718



TYPE A BUFFER  
LANDSCAPE CONCEPT  
GRADING REVISION

DATE: JUNE 10, 2003

# TENDOCS/GALEN MEDICAL OFFICE BUILDING

SCALE: 1" = 50'-0"

- DWARF FESCUE GRASS SEED
- APPROXIMATE LIMIT OF GRADING
- 96- EVERGREEN TREES  
5' MINIMUM HEIGHT B & B  
SPACED 10' O.C. (MAX.)
- 40-LEYLAND CYPRESS
- 35-WHITE PINE
- 21-RED CEDAR
- 11- CLASS 1 SHADE TREES  
2" MINIMUM CALIPER B & B  
SPACED 35' O.C. (MAX.)
- GREEN MOUNTAIN SUGAR MAPLE
- 12- CLASS 1 SHADE TREES  
2" MINIMUM CALIPER B & B  
SPACED 35' O.C. (MAX.)
- SHUMARD OAK