

1ST READING 11-9-04
2ND READING 11-16-04
3RD READING 11-16-04
INDEX NO. _____

2004-214
DeFoor Brothers Development, LLC

ORDINANCE NO. 11643

AN ORDINANCE TO AMEND ORDINANCE NO. 6958, AS AMENDED, KNOWN AS THE ZONING ORDINANCE, SO AS TO REZONE TRACTS OF LAND LOCATED AT 2317 AND 2321 TIMBERLANE TRAIL, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-1 RESIDENTIAL ZONE TO R-4 SPECIAL ZONE.

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 rezone:

Lot 5 and 6, Block A, Timberland Subdivision, Plat Book 20, Page 73, ROHC, Deed Book 1860, Page 400, and Deed Book 1457, Page 705, ROHC. Tax Map 149H-A-013 and 014.

from R-1 Residential Zone to R-4 Special Zone.

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

1. Ingress and Egress shall be approved by the City of Chattanooga Traffic Engineer.
2. Screening as required by the Landscape Ordinance abutting adjacent residential areas.
3. Lighting shall be directed away from surrounding residences.
4. No apartments.
5. 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.

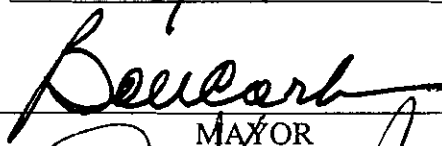
PASSED on Third and Final Reading

November 16, 2004.


CHAIRPERSON

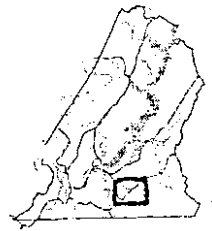
APPROVED: DISAPPROVED:

DATE: 11/23, 2004


MAYOR

Reviewed By: 
David Eichenthal

AKS/add



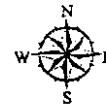
CHATTANOOGA

CASE NO: 2004-0214

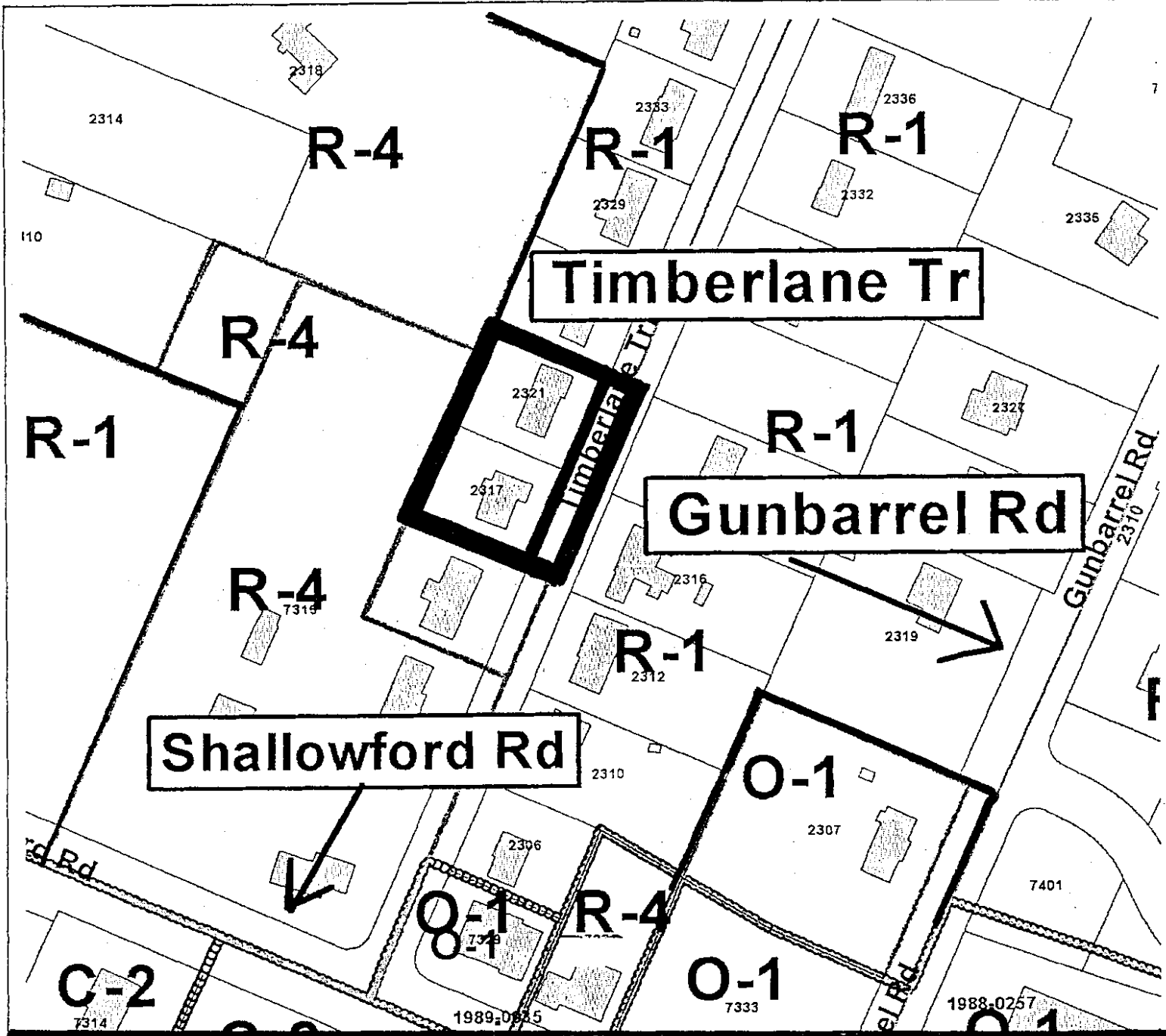
PC MEETING DATE: 10/11/2004

FROM: R-1

TO: R-4



1 in. = 150.0 feet



PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2004-214: Approve, subject to:

- 1) Ingress and egress should be approved by the City of Chattanooga Traffic Engineer;
- 2) Screening as required by the Landscape Ordinance abutting adjacent residential areas;
- 3) Lighting shall be directed away from surrounding residences; and
- 4) No apartments.

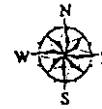


CHATTANOOGA

PC MEETING DATE: 10/11/2004

FROM: R-1

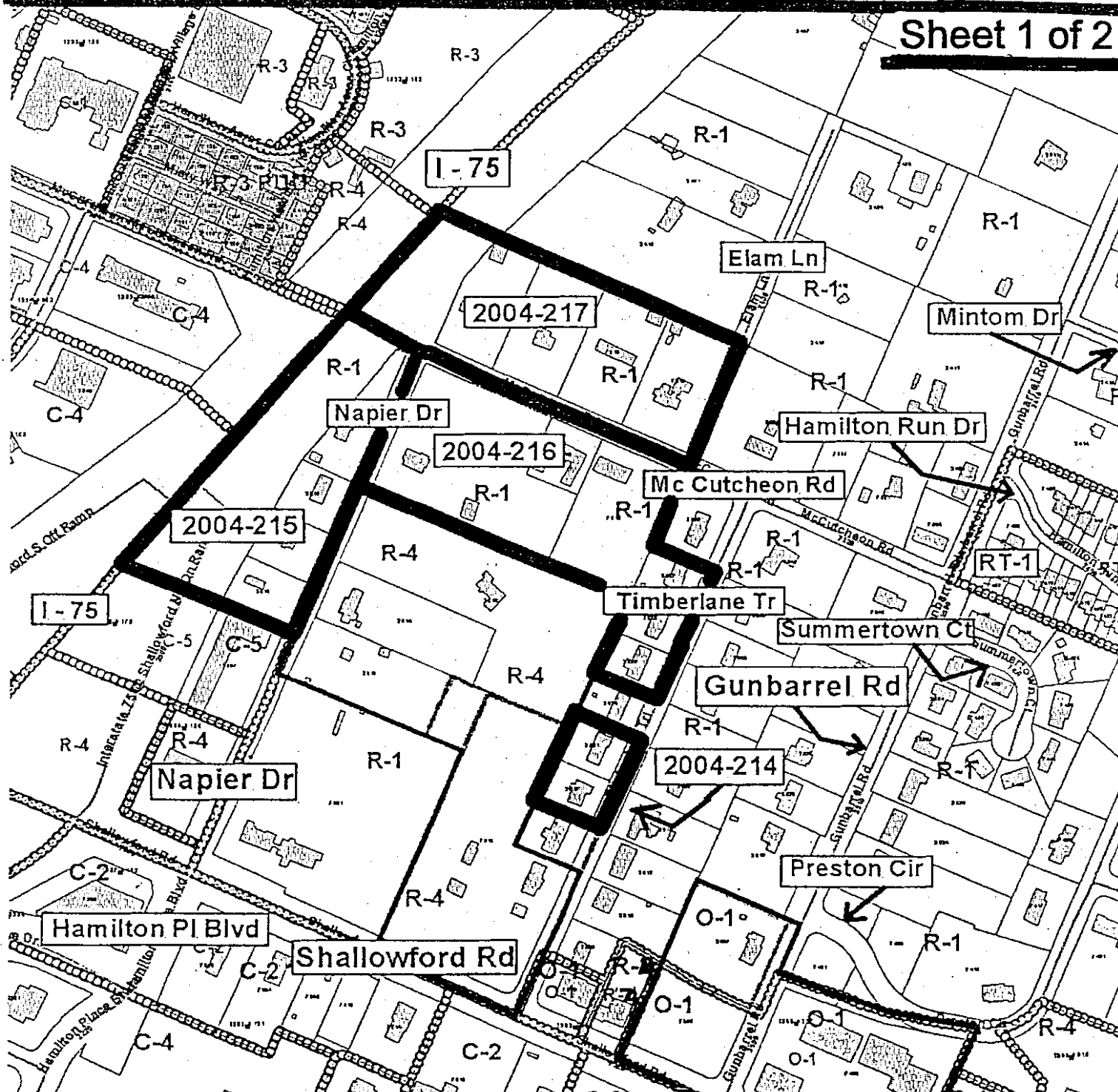
TO: R-4



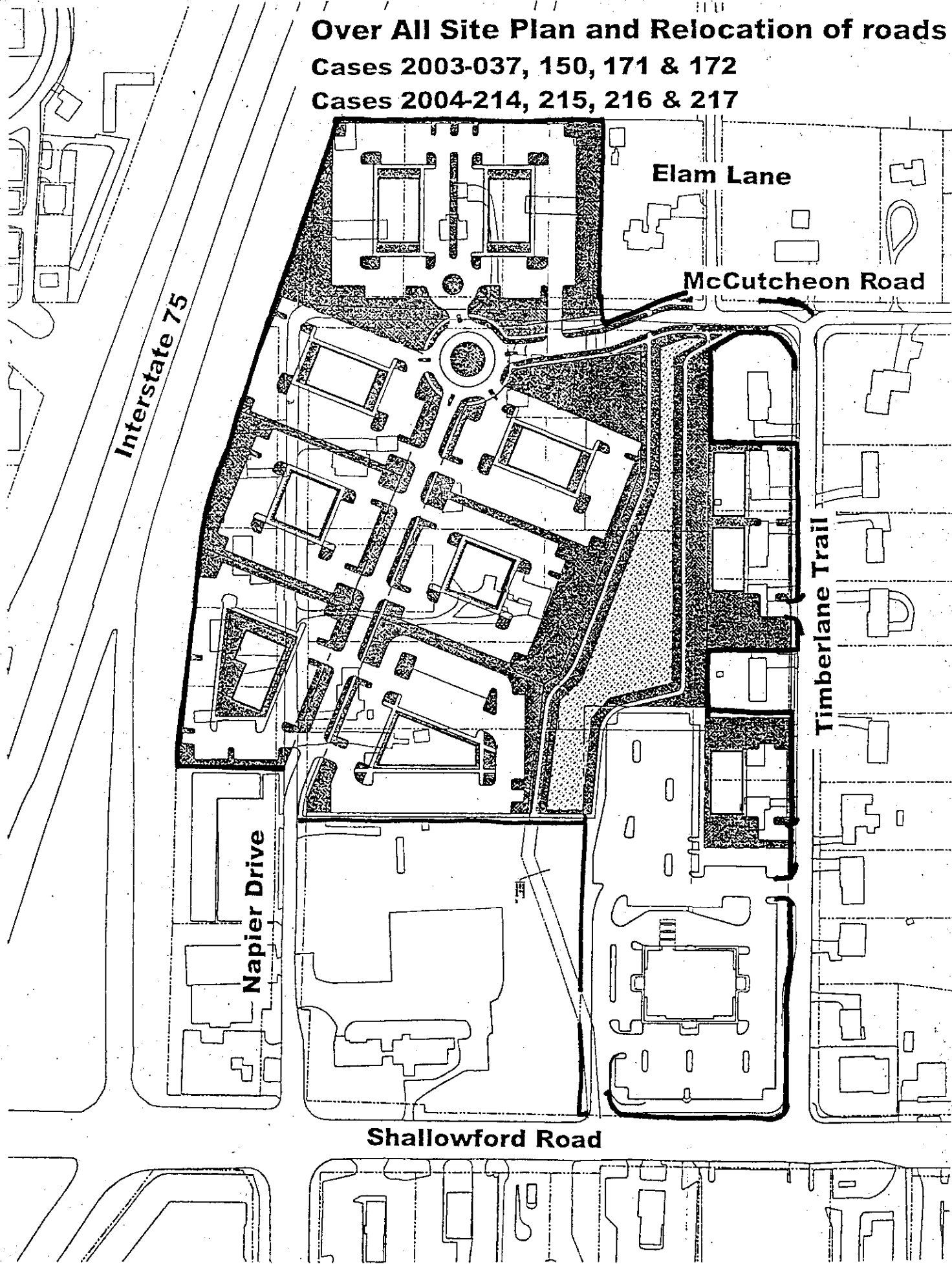
1 in. = 330.0 feet

Cases 2004-214 Thru 217 R-1 to R-4

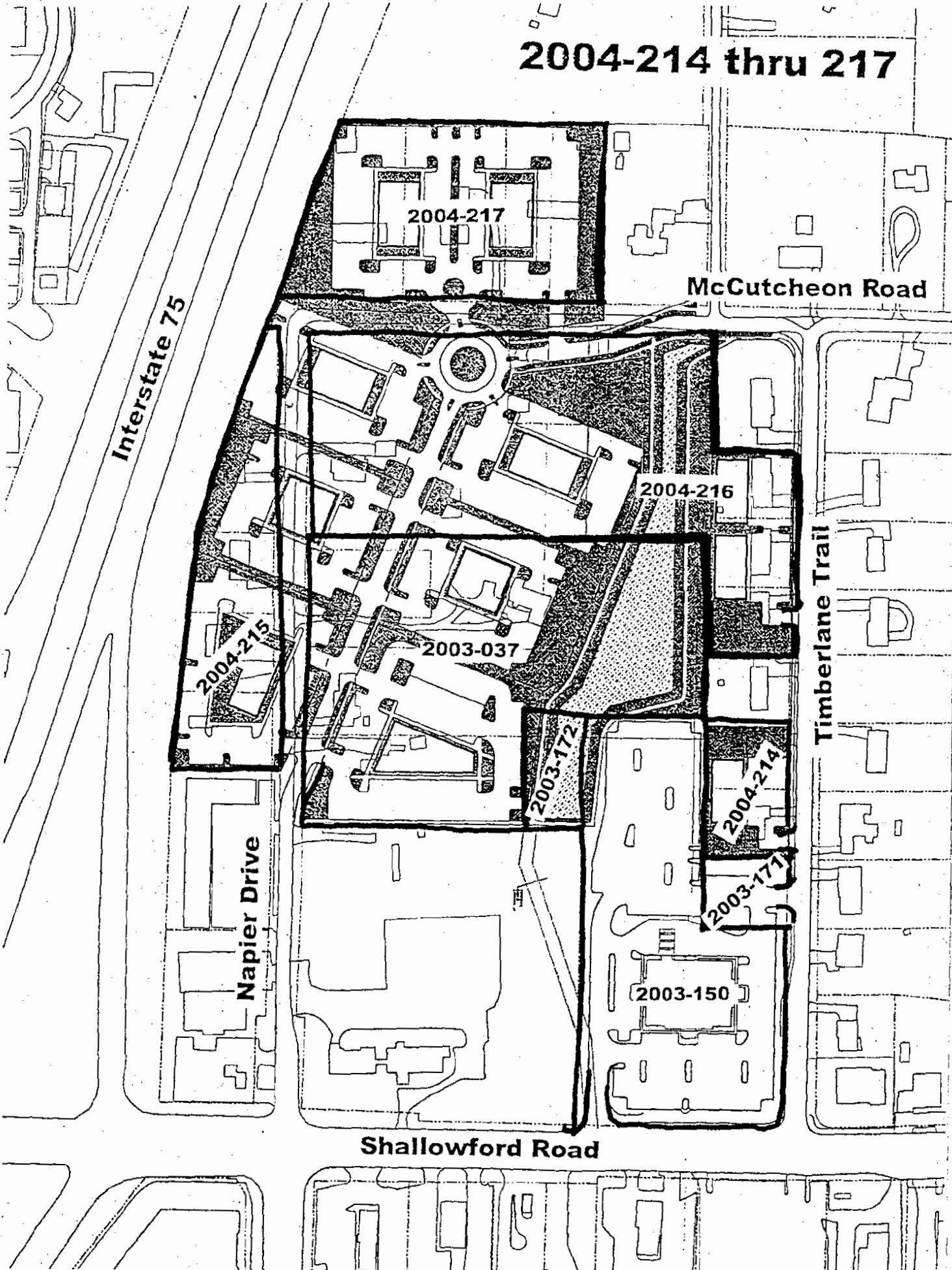
Sheet 1 of 2



Over All Site Plan and Relocation of roads
Cases 2003-037, 150, 171 & 172
Cases 2004-214, 215, 216 & 217



2004-214 thru 217



2004-217

McCutcheon Road

Interstate 75

2004-216

2004-215

2003-037

Timberlane Trail

2003-172

2004-214

2003-171

Napier Drive

2003-150

Shallowford Road