

1ST READING 9-11-07  
2ND READING 9-18-07  
INDEX NO. \_\_\_\_\_

2007-143  
City of Chattanooga  
c/o Steve Leach

ORDINANCE NO. 12019

AN ORDINANCE TO AMEND ORDINANCE NO. 6958, AS AMENDED, KNOWN AS THE ZONING ORDINANCE, SO AS TO AMEND CONDITION NOS. 1, 2 AND 3 IMPOSED IN ORDINANCE NO. 11572 (CASE NO. 2004-093) ON A TRACT OF LAND LOCATED AT 2010 GODSEY DRIVE, MORE PARTICULARLY DESCRIBED HEREIN.

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 delete the conditions imposed by Ordinance No. 11572 (Case No. 2004-093) on the following tract of land:

An unplatted tract of land located at 2010 Godsey Drive being part of the property described in Deed Book 4765, Page 494, ROHC. Tax Map 110J-A-003.

and substitute in lieu thereof the following conditions:

1. Attached revised site plan;
2. Reserve fifty foot (50') right-of-way and ten foot utility easement; and
3. No building within fifty feet (50') of centerline of the reserved right-of-way.

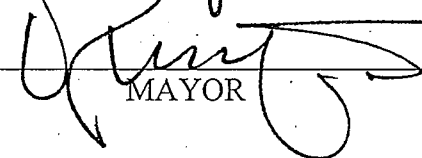
SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

PASSED on Second and Final Reading  
September 18, 2007.

  
CHAIRPERSON

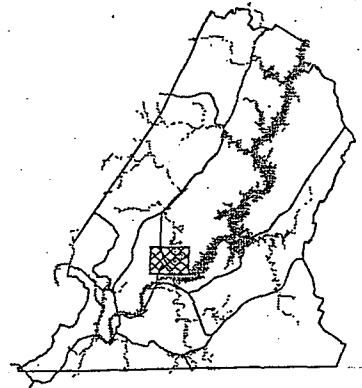
APPROVED: X DISAPPROVED: \_\_\_\_\_

DATE: Sept 21, 2007

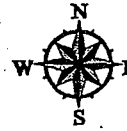
  
MAYOR

/add

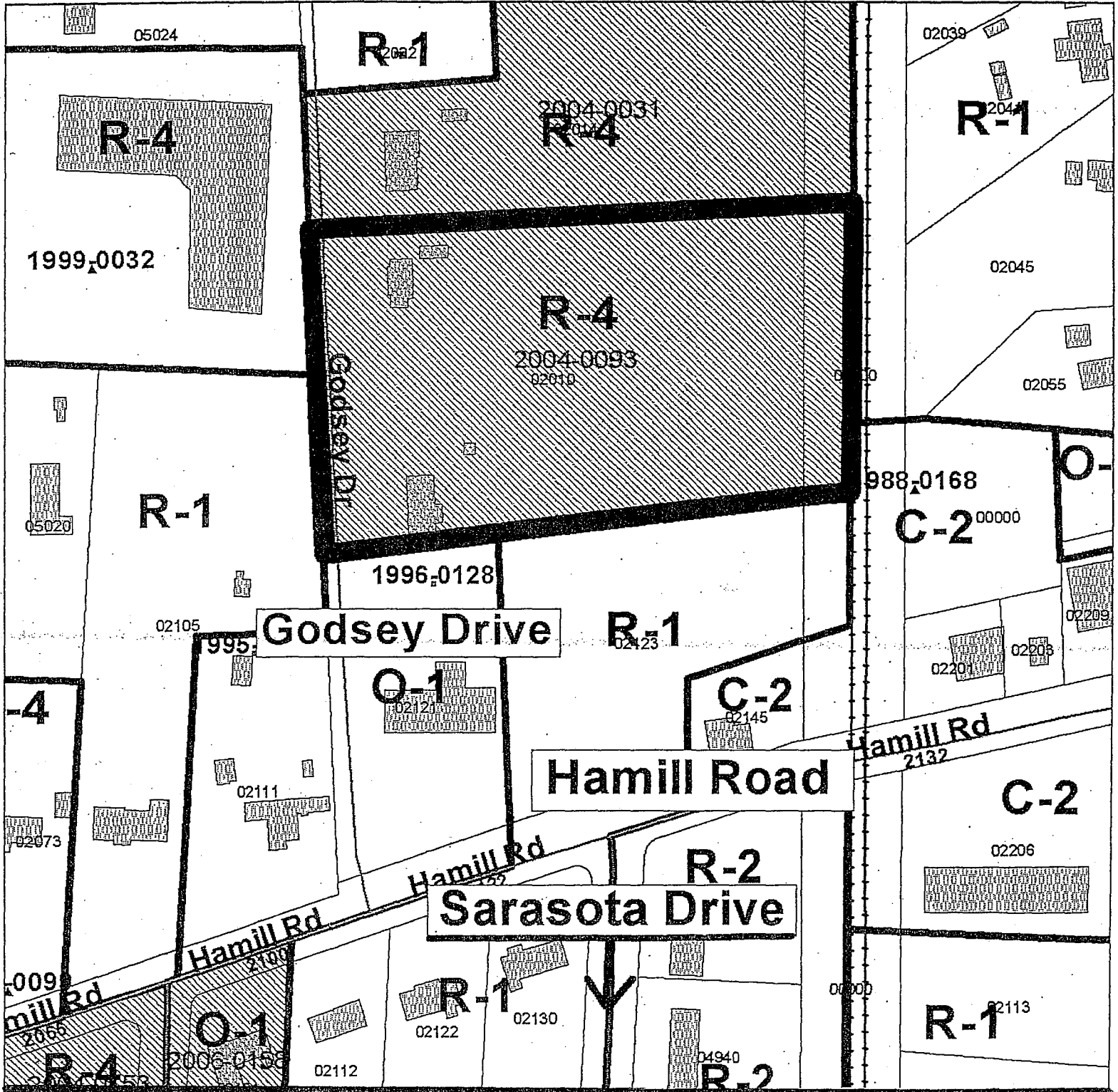
CHATTANOOGA - HAMILTON COUNTY REGIONAL  
PLANNING AGENCY



CHATTANOOGA  
CASE NO: 2007-0143  
PC MEETING DATE: 8/13/2007  
AMEND CONDITION(S)



1 in. = 140.0 feet



PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2007-143: Approve



2004-093

# OLD SITE PLAN

DEFOOR DEVELOPMENT

TOTAL AREA  
7.3 Acres +/-

FIELD  
6/82

OFFICE PARK DEVELOPMENT

OFFICE PARK DEVELOPMENT

SOUTHERN RAILROAD

MOUGHRAB!  
6574/243

.Pg. 293

EASEMENT  
9  
ED

WOLFE  
257/872

SANITARY

CATLETT  
2183-741

**GODSEY DR**

LOT 1  
BICE ON HAMILL ROAD S/D  
P.B. 56, Pg. 32

**Hamill Rd**



60' PRIVATE DRIVE  
AND UTILITY EASEMENT  
NOT CITY MAINTAINED

PROPOSED MH

R=60'

APPROXIMATE LOCATION OF  
PROPOSED GAS LINE

APPROXIMATE LOCATION OF  
PROPOSED 8" SEWER LINE

APPROXIMATE LOCATION OF  
PROPOSED 6" WATER LINE

0.58 Ac. +/-

PROPOSED MH  
0.69 Ac. +/-  
EXCLUDING DETENTION AREA

1.50 Ac. +/-  
EXCLUDING DETENTION AREA

DETENTION  
POND AREA

DAVIS PROPERTY  
TOTAL AREA: 3.60 Ac. +/-  
EXCLUDING ROAD: 2.99 Ac. +/-

### NOTES:

1. RESTRICTIONS: NO BUILDINGS OR PARKING AREAS WILL BE LOCATED WITHIN 30' OF THE CENTERLINE OF PRIVATE DRIVE.
2. UPON THE CITY OF CHATTANOOGA'S COMMITMENT TO BUILD A CITY APPROVE ROAD FROM HAMILL ROAD PARALLEL TO THE RAILROAD TRACKS AND EXTEND THROUGH THE ENTIRE DEFOOR DEVELOPMENT AND THEN CONNECTING TO NORTHPOINT BOULEVARD, THE 60 FEET WIDE X 700 FEET IN LENGTH SHOWN, FROM THE DAVIS PROPERTIES NORTHERN PROPERTY LINE TO THE DEFOOR DEVELOPMENT WILL BE GIVEN TO THE CITY OF CHATTANOOGA AT NO CHARGE THE CONSIDERATION BEING THE CITY OF CHATTANOOGA'S COST TO CONSTRUCT THE NEW ROAD.

**FOR APPROVAL**

BEING THE P  
D.B.  
AND D.  
LOCATED IN T  
CHATTANOOGA, HAI  
MARCH 5, 20  
SU  
BERRY, H  
AND DC

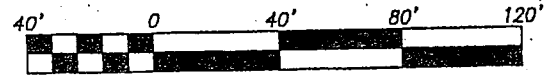
For 2007-143

NOTE: ALL DISTANCES ARE MORE OR LESS.

REVISED 4/8/04 TO SHOW DAVIS PROPERTY.



DORRTHA R. GODSEY  
1848/77  
ZONED R-4



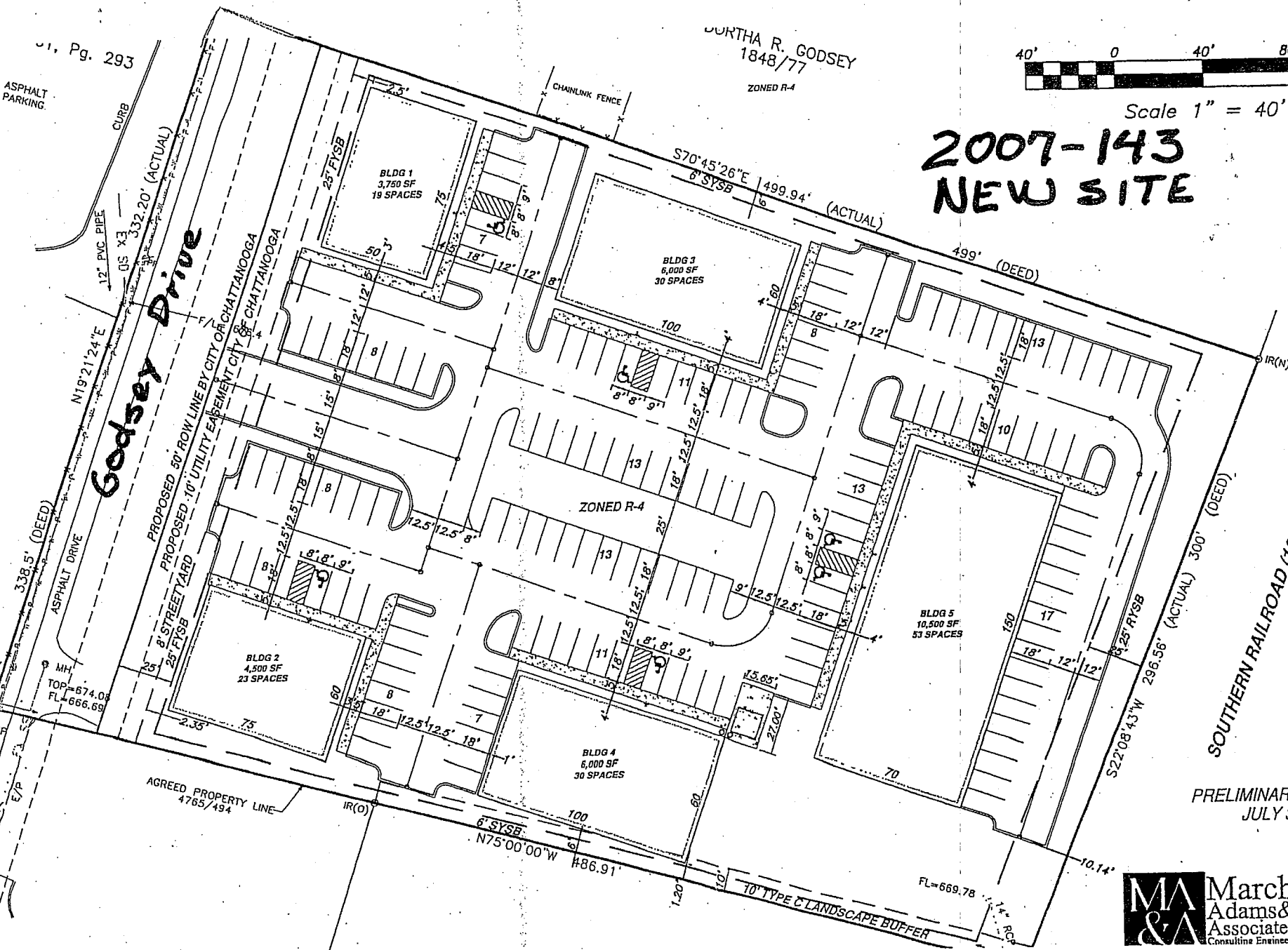
Scale 1" = 40'

2007-143  
NEW SITE



ASPHALT PARKING

Godsey Drive



PRELIMINARY SITE PLAN  
JULY 3, 2007

**MA & A** March Adams & Associates  
 Consulting Engineers  
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 MAA #: 07233