

**First Reading: May 10, 2016**  
**Second Reading: May 17, 2016**

2016-054  
Chambliss Center for Children  
District No. 5  
Planning Version #2

ORDINANCE NO. 13055

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 402 AND 406 GILLESPIE ROAD, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-1 RESIDENTIAL ZONE TO R-2 RESIDENTIAL ZONE, SUBJECT TO CERTAIN CONDITIONS.

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SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, be and the same hereby is amended so as to rezone properties located at 402 and 406 Gillespie Road, more particularly described herein:

Lot 2 and part of Lot 3, Final Plat – Lots 1, 2 & 3, Chamblis Centers Revision to Part of Lot 5 & Part of Lot 6, Stanley's Corrected Subdivision of the Gonway Field, Plat Book 103, Page 114, ROHC, beginning at the southwest corner of Lot 3, thence northeast some 156.98 feet along the west line of said Lots 2 and 3 parallel with Gillespie Road to a point, thence southeast some 176.5 feet to a point, thence southwest some 129.70 feet to the southeast corner of said Lot 3, thence northwest some 155.4 feet to the southwest corner of said Lot 3 being the point of beginning and being parts of the properties described in Deed Book 1769, Page 472, and Deed Book 3923, Page 188, ROHC. Tax Map No. 147P-L-024.01 (part) and 025.


and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to R-2 Residential Zone.

SECTION 2. BE IT FURTHER ORDAINED, That this rezoning shall be approved subject to the use being limited to single family, or accessory student housing affiliated with a developmental education program.


SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance is being approved due to the unique site location, abutting an existing institution and serving as an accessory use to the institution. This decision does not imply that R-2 zoning is appropriate in any location within the neighborhood.

SECTION 4. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: May 17, 2016

  
CHAIRPERSON

APPROVED:  DISAPPROVED:

  
MAYOR

/mem/Version 2



## 2016-054 Rezoning from R-1 to R-2

PLANNING COMMISSION RECOMMENDATION FOR  
 CASE NO. 2016-054: Approve



200 ft

Chattanooga Hamilton County Regional Planning Agency





## 2016-054 Rezoning from R-1 to R-2

2016-054

  
200 ft

**Chattanooga Hamilton County Regional Planning Agency**

  
**RPA**

20116-054

RECEIVED

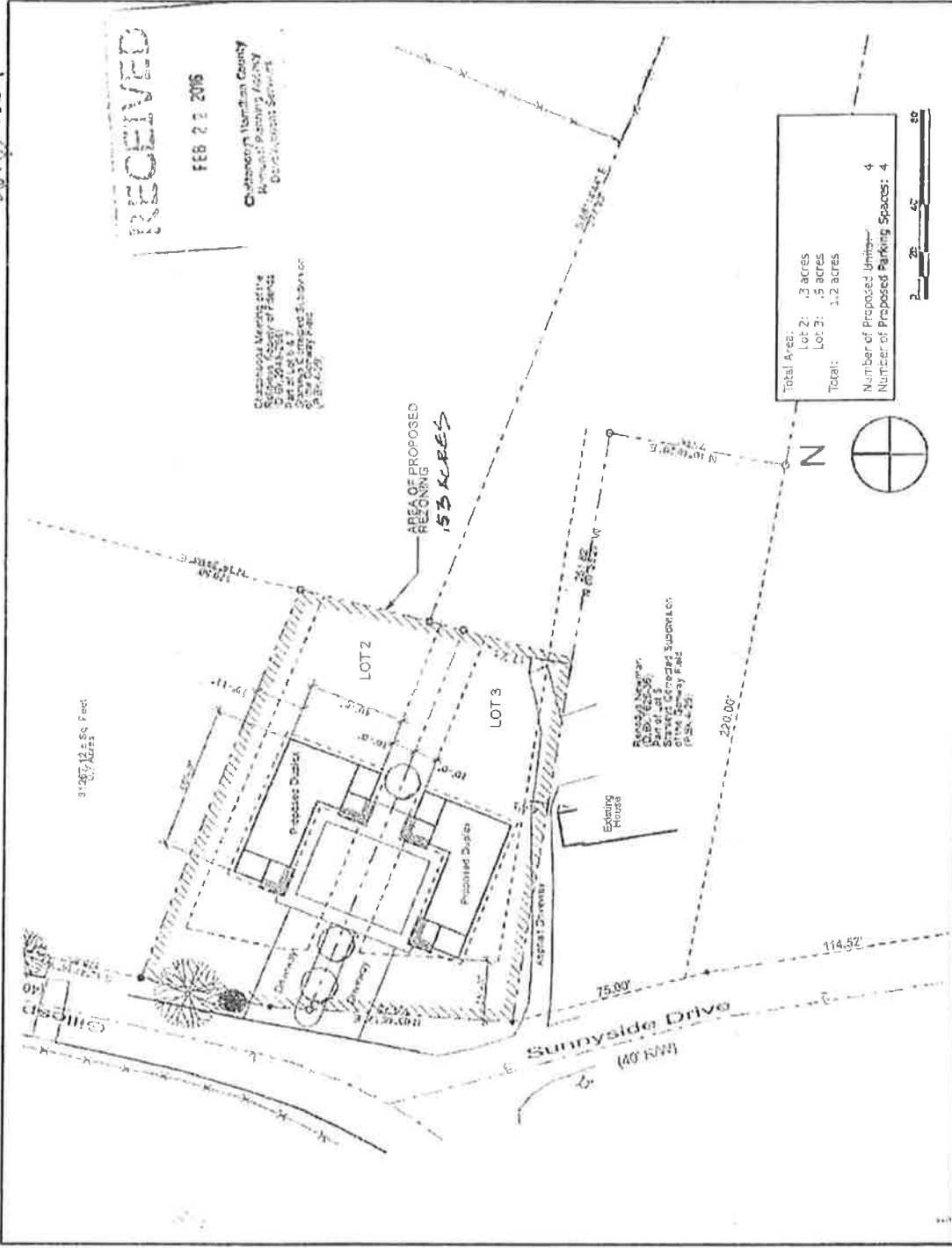
FEB 22 2016

Chatham County Planning Agency  
Development Services

Classical Members of the  
Historical Society  
Part of Lot 1, 1.7  
acres, P.D. # 14-20-11  
P.S. # 10-211-410  
P.B. # 1-25

AREA OF PROPOSED  
REZONING  
.53 ACRES

Total Area:	3 acres
Lot 2:	1.5 acres
Lot 3:	1.2 acres
Total:	3 acres
Number of Proposed Units: 4	
Number of Proposed Parking Spaces: 4	



Site Plan

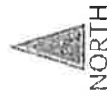
Case # 2016-054

Total Acres being requested for rezoning or special permit:

.53 Acres

Total number of dwelling units (if applicable): 4

Identify all items on the site plan that are listed in the RPA Site Plan Policy



Date Received \_\_\_\_\_

Applicant Initial [Signature]