

First Reading: December 13, 2016
Second Reading: December 20, 2016

2016-177
David Kelly and Estate of George Edwards
Rogers and Valleybrook Presbyterian Church, Inc.
District No. 3
Alternate Version

ORDINANCE NO. 13128

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 5933 HIXSON PIKE AND A PORTION OF 6001 HIXSON PIKE, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-2 RESIDENTIAL ZONE TO C-2 CONVENIENCE COMMERCIAL ZONE, SUBJECT TO CERTAIN CONDITIONS.

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 5933 Hixson Pike and a portion of 6001 Hixson Pike, more particularly described herein:

To be rezoned C-2: The south 300 feet of an unplatted tract of land located at 5933 Hixson Pike being part of the property described in Deed Book 10375, Page 761, ROHC, together with part of an unplatted tract of land located at 6001 Hixson Pike beginning at its southwest corner thence northeast some 277 feet along its west line to a point thence southeast some 300 feet to a point in the south line of said tract, thence some 38.4 feet northwest along said south line to its southwest corner, the point of beginning, being part of the property described in Deed Book 2901, Page 147, ROHC. Tax Map Nos. 100E-B-001 (part) and 100 E-A-024 (part).

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

SECTION 2. BE IT FURTHER ORDAINED, That this rezoning shall be approved


subject to the following conditions:

- 1) Privacy fence will be constructed on the developer side of the undisturbed buffer on the western portion of the property line nearest neighborhood; and
- 2) Excluding uses of gas station and convenience store.

SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two


(2) weeks from and after its passage.

Passed on second and final reading: December 20, 2016



CHAIRPERSON

APPROVED: DISAPPROVED:



MAYOR

/mem/Alternate Version



2016-177 Rezoning from R-2 to C-2 and O-1



350 ft

Chattanooga Hamilton County Regional Planning Agency

