

**First Reading: September 14, 2021**  
**Second Reading: September 21, 2021**

2021-0122  
G.T. Issa Premier Homes  
District No. 4  
Planning Version

ORDINANCE NO. 13712

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 1629, 1631, AND 1633 JENKINS ROAD, FROM R-1 RESIDENTIAL ZONE TO R-T/Z RESIDENTIAL TOWNHOUSE ZERO LOT LINE 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 1629, 1631, and 1633 Jenkins Road, more particularly described herein:

Lot 2, Final Plat of the Mattie C. and J. C. Keener Tracts situated on Hoyt Street, Plat Book 48, Page 214, ROHC, together with the unnumbered Emma May (Oliphant) Croft Lot, the unnumbered Walter Rush Lot and Lot 7, Subdivision of a part of the Emma Jones Estate, Plat Book 13, Page 17, ROHC, being the properties described in Deed Book 3836, Page 332, Deed Book 5055, Page 912, and Deed Book 5667, Page 261, ROHC. Tax Map Numbers 147G-H-019.01 and 020 thru 023.

and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to R-T/Z Residential Townhouse Zero Lot Line Zone.

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be approved subject to being limited to a density of 5.8 dwelling units per acre.

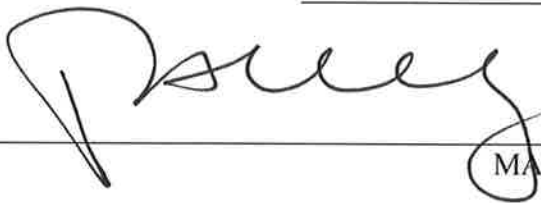
SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two

(2) weeks from and after its passage.

Passed on second and final reading: September 21, 2021

  
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CHAIRPERSON

APPROVED:  DISAPPROVED:

\_\_\_\_\_  
  
\_\_\_\_\_  
MAYOR

/mem

2021-0122 Rezoning from R-1 to R-T/Z



2021-0122 Rezoning from R-1 to R-T/Z

