

**First Reading: January 11, 2022**  
**Second Reading: January 18, 2022**

2021-0229  
Ian Blackmore  
District No. 3  
Planning Version

ORDINANCE NO. 13771

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO AMEND CONDITIONS OF ORDINANCE NO. 12397 FOR THE PROPERTIES LOCATED AT 1563, 1585, 1605, 1625, 1637, 1650, 1657, 1674, 1681, 1690, 1697, AND 1698 DESTINY DRIVE AND 6401, 6409, 6412, 6417, 6437, 6442, 6461, AND 6468 SERENADE LANE.

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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 amend conditions of Ordinance No. 12397 for the properties located at 1563, 1585, 1605, 1625, 1637, 1650, 1657, 1674, 1681, 1690, 1697, and 1698 Destiny Drive and 6401, 6409, 6412, 6417, 6437, 6442, 6461, and 6468 Serenade Lane, more particularly described herein:


Lots 1 thru 50, Nestle Downs Subdivision, Plat Book 120, Page 176, Deed Book 12562, Page 603, ROHC. Tax Map Numbers 101-009, 101A-B-001, 002, 004, 007, 009, 012, 015, 018, 020, 023, 026, 028, 031, 034, 037, 039, 041, 044 and 047.


and as shown on the maps attached hereto and made a part hereof by reference.

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be approved to Lift Condition Number 2 from Ordinance No. 12397; Condition Number 1 of Ordinance No. 12397 shall remain in effect.

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: January 18, 2022

  
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CHAIRPERSON  
APPROVED:  DISAPPROVED:

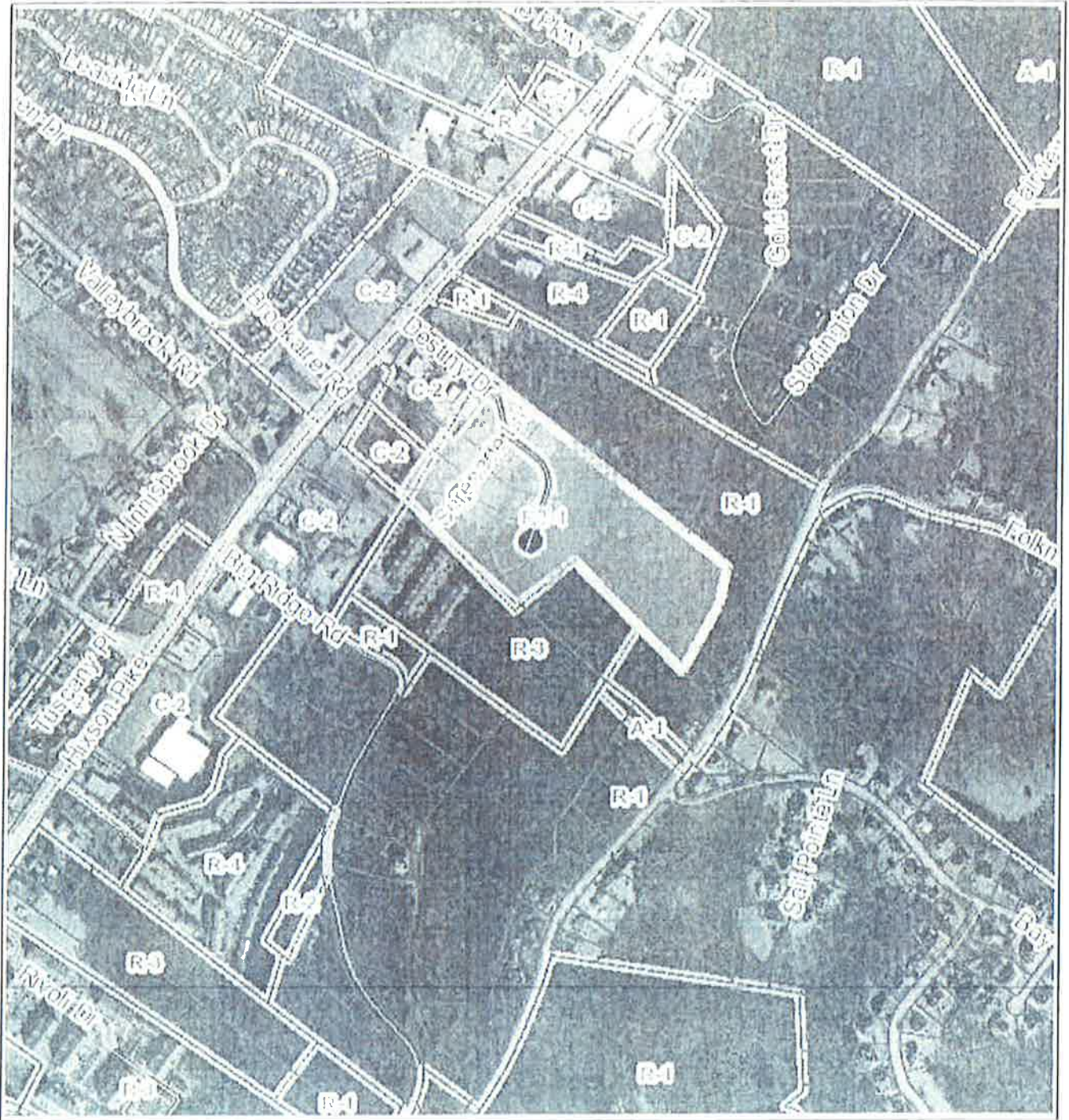
  
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MAYOR

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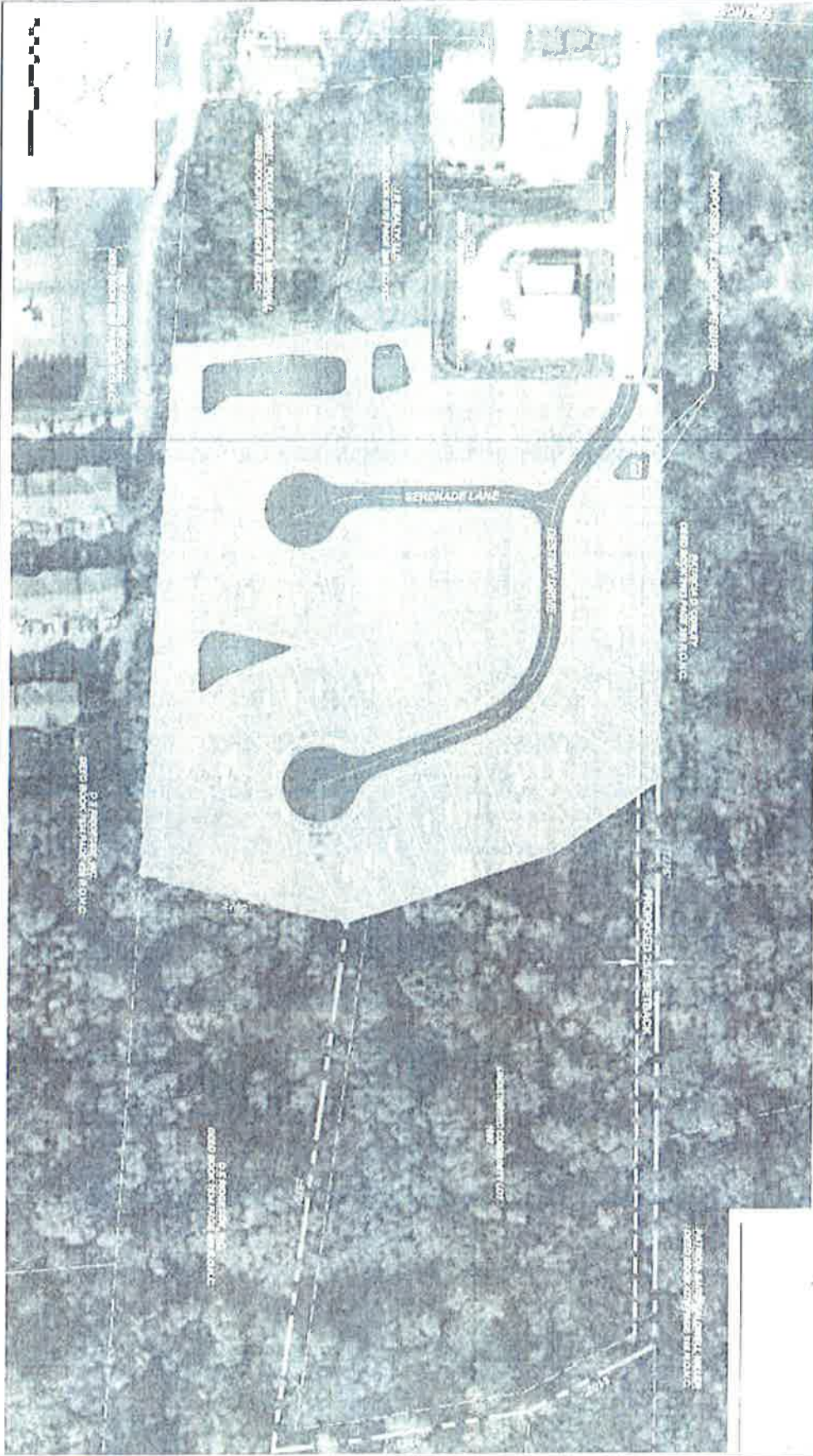


# 2021-0229 Amend Conditions



ADDRESSES: 1563-1637, 1697 DESTINY DRIVE (FORMALLY 6412 HIXSON PIKE)  
 TAX MAP IDS: 101A B 001, 002, 004, 007, 009 & 101 009  
 CURRENT ZONING: RT-1  
 PROPOSED ZONING: RT-1  
 PLANTED: 1 CREAGE: ±16.48 AC  
 PLANTED LOT COUNT: 50 (48 BUILDABLE LOTS & 2 COMMUNITY LOTS)

- PROPOSED CONDITIONS:
- NO DWELLINGS WITHIN 25' OF THE NORTHERN PROPERTY LINE.
  - PROVIDE A TEN FOOT (10') WIDE LANDSCAPE BUFFER, WITH CLASS I TREES PLANTED AT TWENTY-FIVE FEET (25') ON CENTER SPACING. EXISTING VEGETATION RETAINED WITHIN THE REQUIRED BUFFER CAN QUALIFY FOR EQUIVALENT SCREENING.



**FOR REVIEW ONLY**

WORKING CONDITIONS LISTED  
 for  
 THE CITY OF WASHINGTON

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