

**First Reading: July 9, 2024**  
**Second Reading: July 16, 2024**

2024-0088  
Stone Creek Consulting, LLC  
c/o Allen Jones  
District No. 7  
Planning Version

ORDINANCE NO. 14130

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE AN UNADDRESSED PROPERTY IN THE 4100 BLOCK OF 12<sup>TH</sup> AVENUE, FROM R-1 RESIDENTIAL ZONE TO C-2 CONVENIENCE COMMERCIAL 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 an unaddressed property in the 4100 block of 12<sup>th</sup> Avenue, more particularly described herein:

Lots 1 and 2, Block 2, Subdivision of Lots 4, 5 and East Half of 8, 9, and 10 of the DeSabra Home Place, Plat Book 5, Page 49, ROHC, and being the property described as Tract 2 in Deed Book 12418, Page 95, ROHC. Tax Map Number 168G-F-028.

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

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be subject to the following conditions:


- 1) Maximum build height of twenty-five (25') feet;
- 2) Auto-oriented uses, adult-oriented establishments, kennels, animal day care facility, animal grooming service, and similar uses for small domestic animals, hospitals, and self-storage facilities are prohibited; and
- 3) No vehicular access to 12<sup>th</sup> Avenue.

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: July 16, 2024

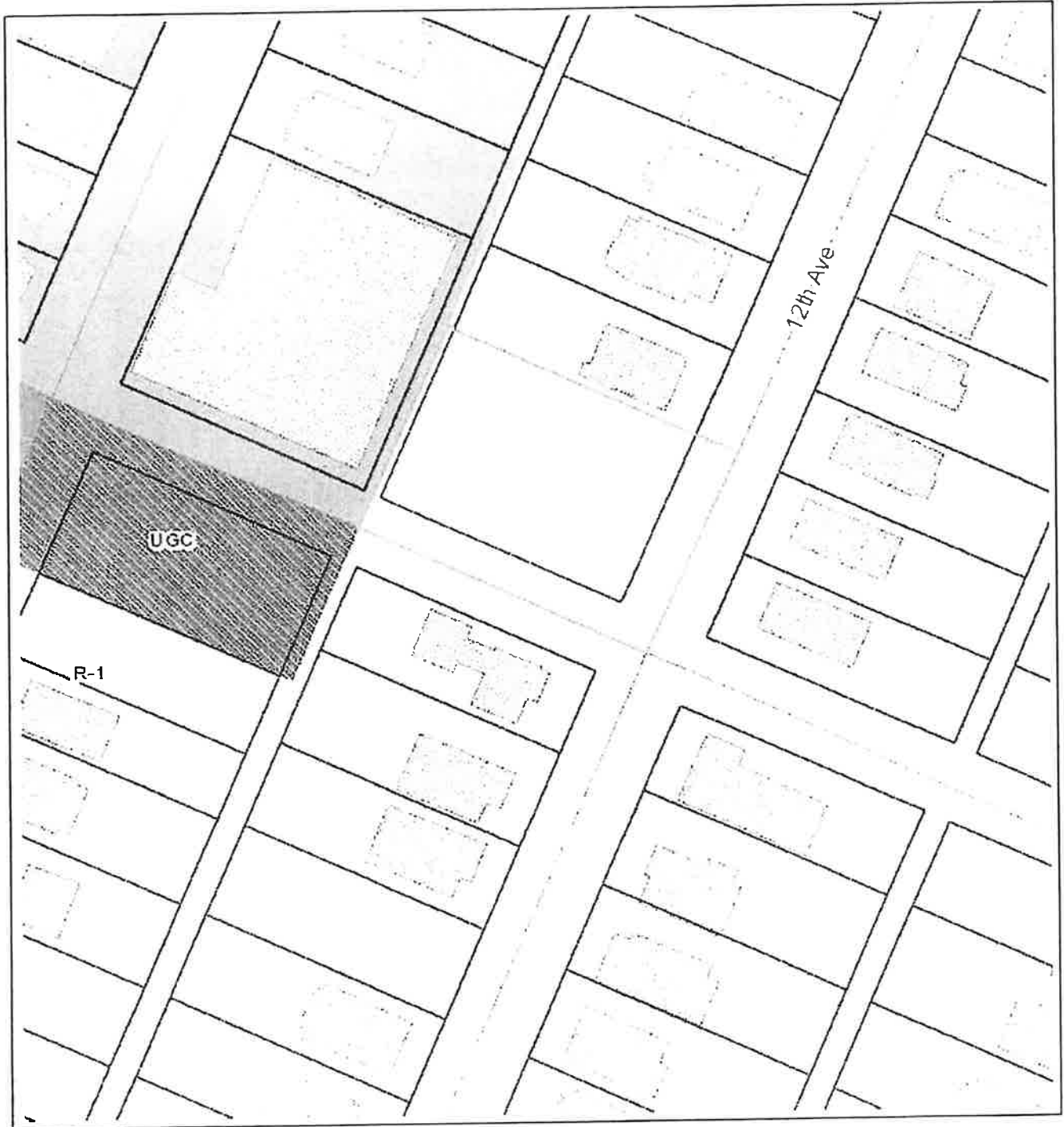
  
\_\_\_\_\_  
CHAIRPERSON

APPROVED:  DISAPPROVED:

  
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MAYOR

/mem

2024-0088 Rezoning from R-1 to C-2 with Conditions



2024-0088 Rezoning from R-1 to C-2 with Conditions

