

2018-005  
Dreamtech Homes, LLC  
District No. 4

RESOLUTION NO. 29324

A RESOLUTION APPROVING A SPECIAL EXCEPTIONS PERMIT FOR A RESIDENTIAL PLANNED UNIT DEVELOPMENT FOR PROPERTY LOCATED AT 1135 MCNICHOL LANE.

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BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That there be and is hereby granted a Special Exceptions Permit for a Residential Planned Unit Development for property located at 1135 McNichol Lane, more particularly described in the attached maps:

An unplatted tract of land located at 1135 McNichol Lane being the property described in Deed Book 2054, Page 258, ROHC. Tax Map No. 159O-A-026.01.

ADOPTED: February 13, 2018

/mem

# 2018-0005 Special Exceptions Permit for a Residential PUD

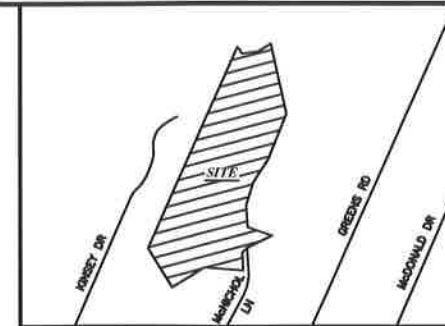


PLANNING COMMISSION RECOMMENDATION  
FOR CASE NO. 2018-005: Approve.



**SITE ANALYSIS**

PROPERTY ADDRESS: 1135 McNICOL LANE  
 TAX MAP ID: 1590-A-026.01  
 SITE CURRENTLY ZONED: R-1  
 PROPOSED ZONING: R-1 PUD  
 SINGLE FAMILY RESIDENTIAL: 23 LOTS  
 3 COMMUNITY LOTS: 1.90± ACRES  
 R/W TO BE DEDICATED: 1.18± ACRES  
 SINGLE FAMILY RESIDENTIAL LOTS: 4.82± ACRES  
 TOTAL ACREAGE: 7.90± ACRES  
 COMMUNITY LOT PERCENT TOTAL AREA: 24 %  
 PROPOSED SF DENSITY: 2.9± UNITS PER ACRE

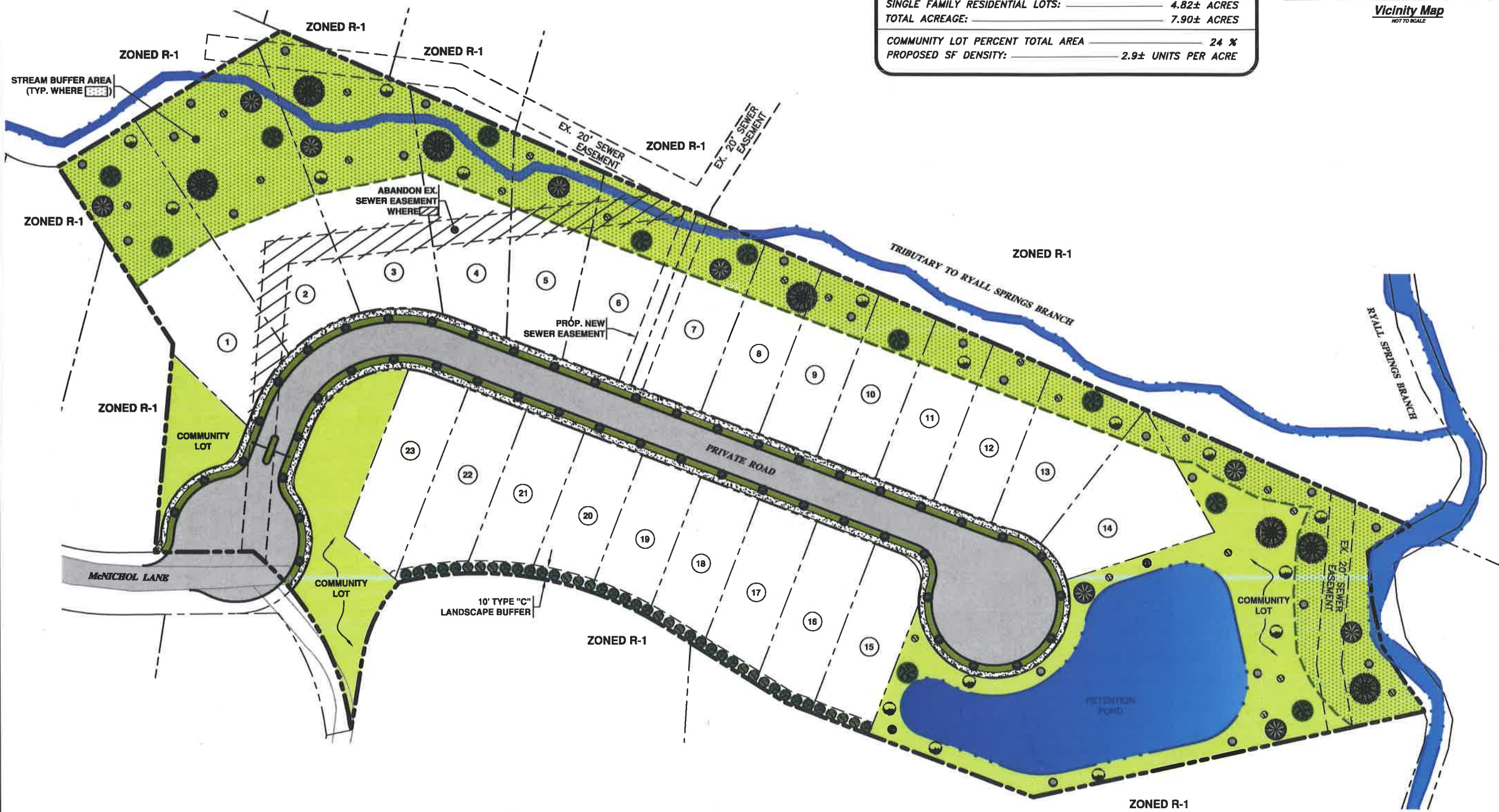


Vicinity Map  
NOT TO SCALE



7800 Applegate Lane  
Chattanooga, TN 37421  
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**MAP ENGINEERS L.L.C.**



**Proposed Zoning Plan**

SCALE: 1" = 40'



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**McNICOL LANE SUBDIVISION**

FOR:  
 DREAMTECH HOMES LLC  
 8412 FENWICK DRIVE  
 COOLTEWAH, TN 37363

**PROPOSED ZONING PLAN**

REVISIONS	
1	
2	
3	
4	
5	

FILE:17197\_GHS\_XREF.DWG

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DATE: 11/09/17  
 DRAWN BY: WMB  
 CHECKED BY: MAP  
 PROJ. NUMBER: 17-197  
 SHEET NUMBER: C-1

2018-0005