

First Reading: December 9, 2014
Second Reading: December 16, 2014

2014-124
Charles Adamson/
Mount Summit of Peace Church
District No. 4
Planning Version

ORDINANCE NO. 12886

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PART OF PROPERTIES LOCATED AT 8062 AND 8074 OLD LEE HIGHWAY, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-1 RESIDENTIAL ZONE AND R-2 RESIDENTIAL ZONE TO R-3 RESIDENTIAL ZONE.

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 part of properties located at 8062 and 8074 Old Lee Highway, more particularly described herein:

Beginning at the northeast corner of Tax Map No. 140-011.10 and going approximately 540 feet south, thence approximately 390 feet southwest, thence approximately 660 feet southeast, thence approximately 340 feet southwest, thence approximately 250 feet west, thence approximately 80 feet north, thence approximately 830 feet west, thence approximately 50 feet north, thence approximately 260 feet west, thence approximately 825 feet northeast, thence approximately 570 feet east, thence approximately 260 feet north, thence approximately 80 feet east to the point of beginning, being part of the properties described in Deed Book 4557, Page 154 and Deed Book 8764, Page 973, ROHC. Part of Tax Map Nos. 140-011 and 011.10.

and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone and R-2 Residential Zone to R-3 Residential Zone.

SECTION 2. 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 16, 2014



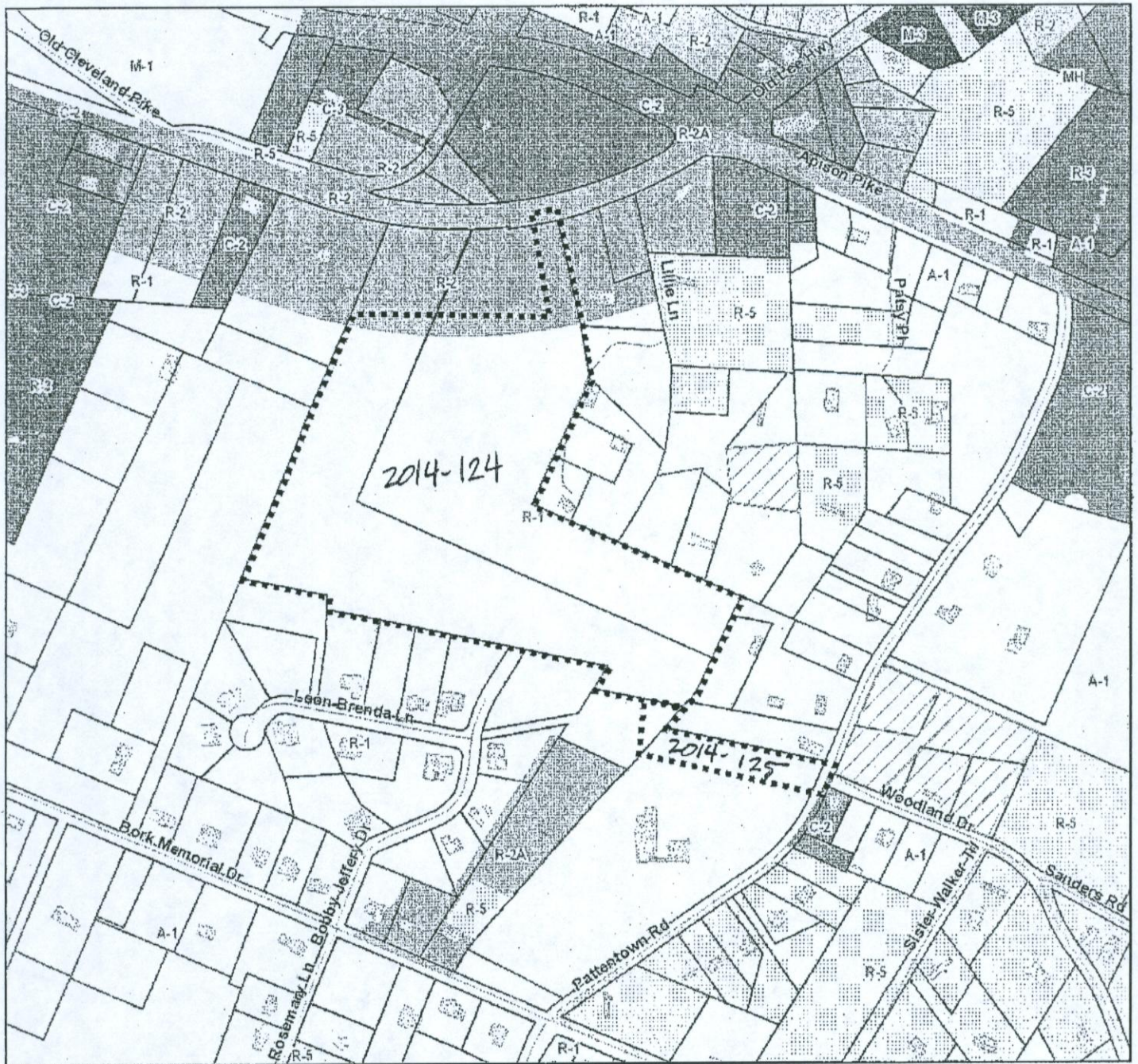
CHAIRPERSON

APPROVED: DISAPPROVED:



MAYOR

/mem



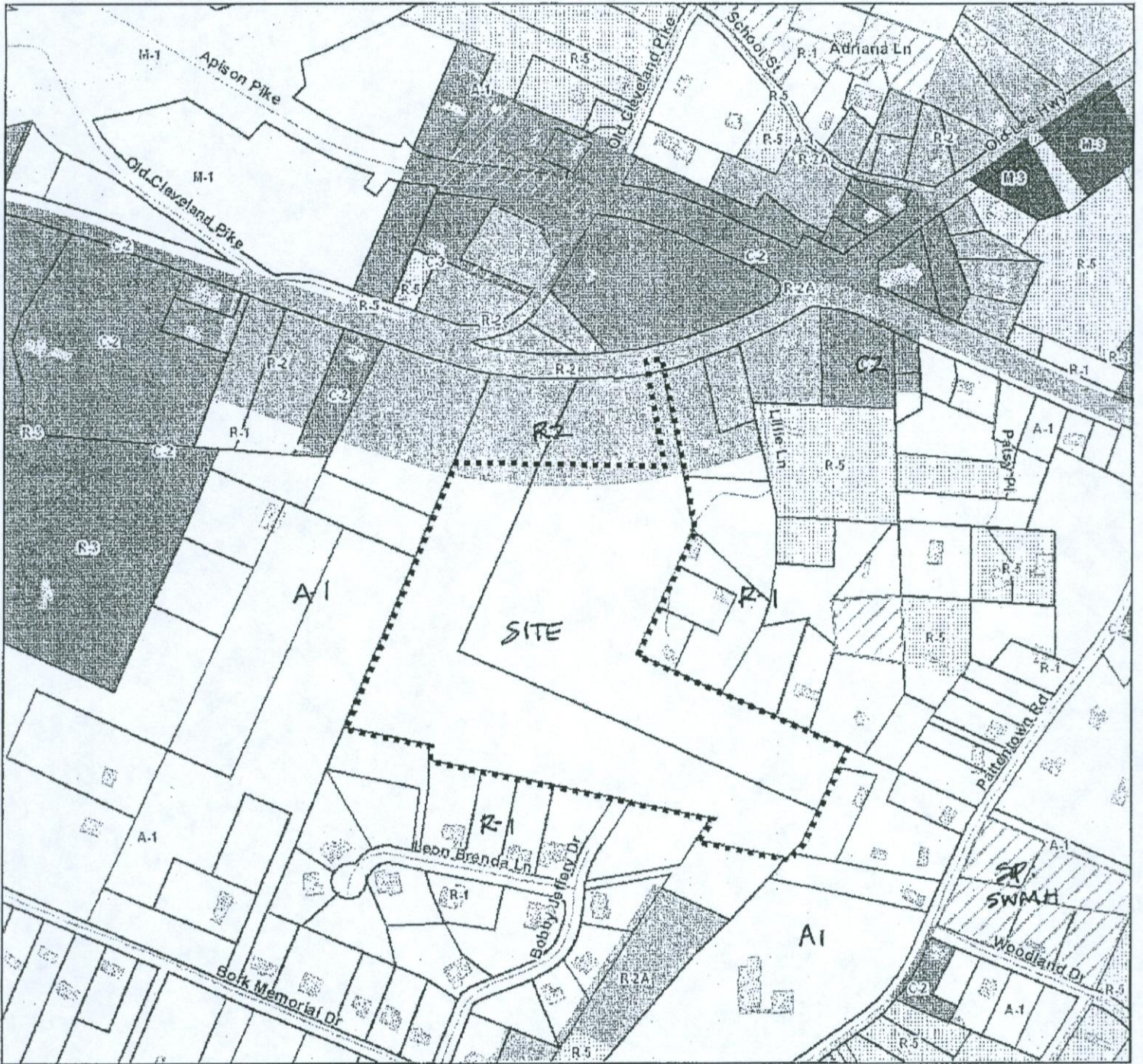
2014-124 and 125 Rezoning from A-1, R-1, and R-2 to R-3




400 ft


Chattanooga Hamilton County Regional Planning Agency






2014-124 Rezoning R-1 and R-2 to R-3

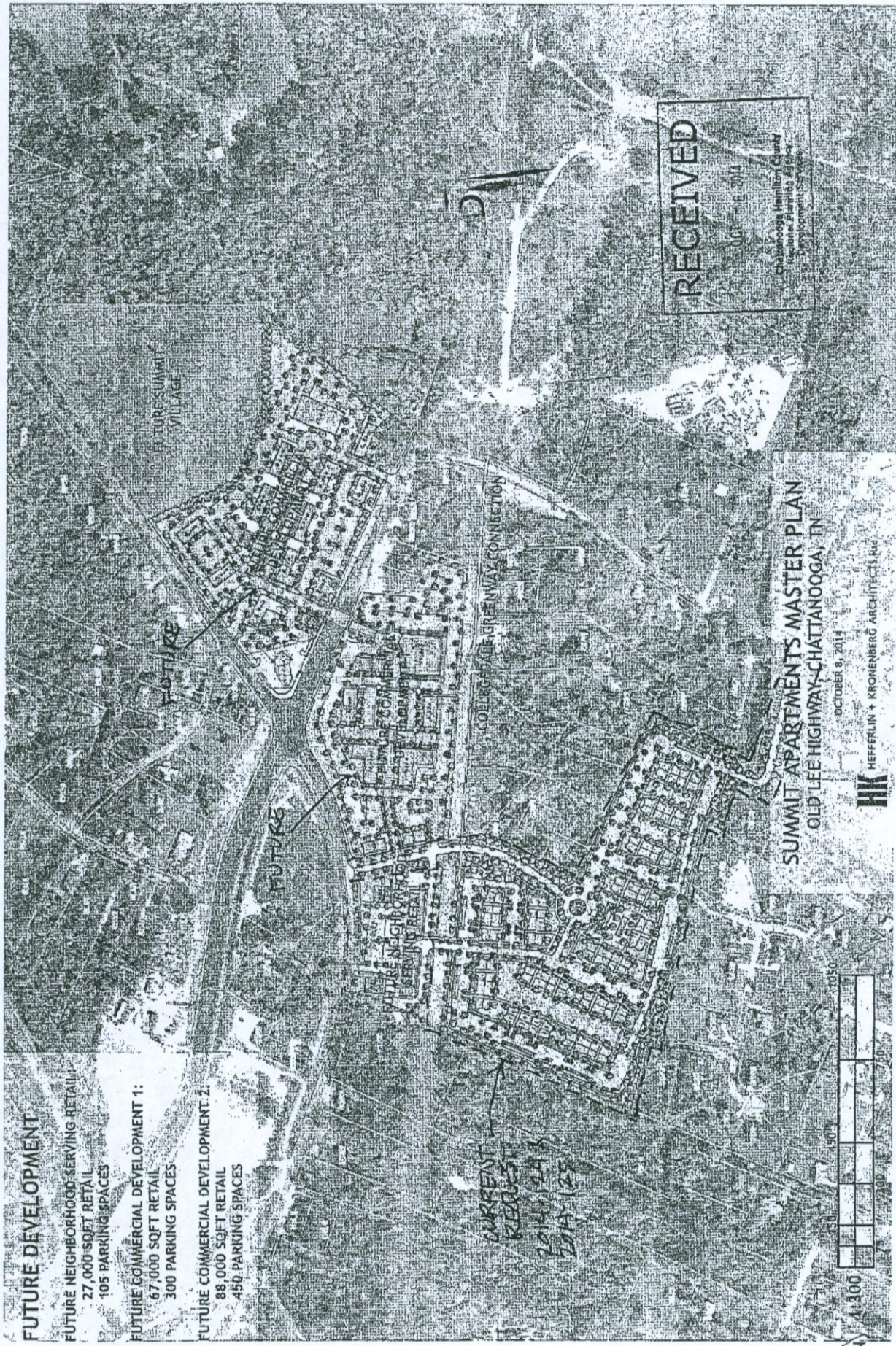




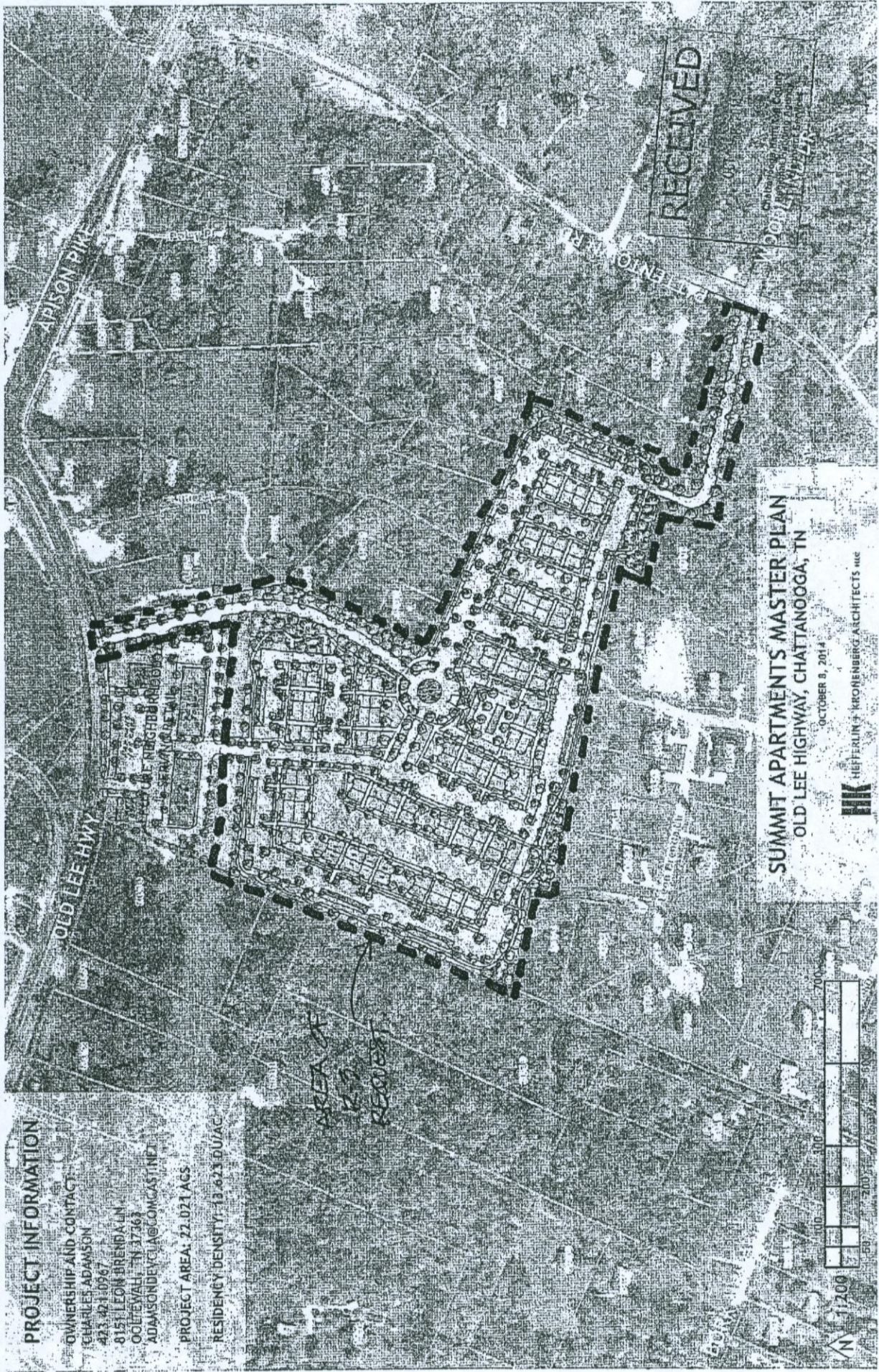
400 ft

Chattanooga Hamilton County Regional Planning Agency





FUTURE DEVELOPMENT PLAN - Shows additional areas being planned by the applicant



PROJECT INFORMATION

OWNERSHIP AND CONTACT
CHARLES ADAMSON
423.421.0967
8151 LEON BRENDALIN
OOLTEWALL, TN 37363
ADAMSONDEVCO@COMCAST.NET

PROJECT AREA: 22.021 ACS

RESIDENCY DENSITY: 13.623 DU/AC

AREA OF REQUEST

RECEIVED

SUMMIT APARTMENTS MASTER PLAN
OLD LEE HIGHWAY, CHATTANOOGA, TN

OCTOBER 9, 2014

HEFFERLIN + KRONENBERG ARCHITECTS LLC



APPLICANT'S SITE PLAN

SUMMIT APARTMENTS

SITE AREA: 22.021 ACS
 UNITS ALLOWED: 457
 UNITS PROVIDED: 300
 DENSITY ALLOWED: 13.57 DU/AC
 DENSITY PROVIDED: 13.623 DU/AC
 PROJECT AREA

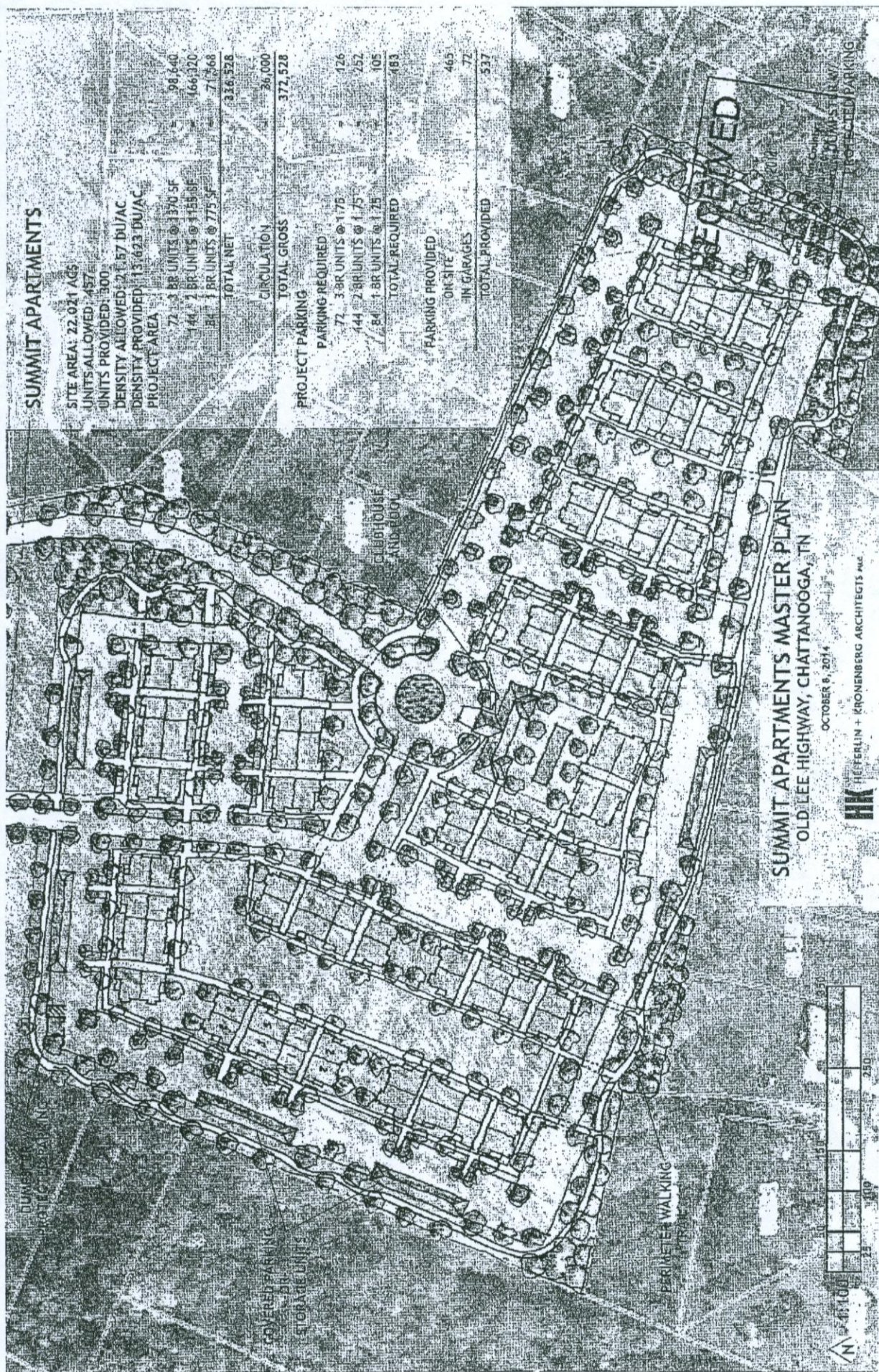
72 3 BR UNITS @ 1370 SF 98,640
 144 2 BR UNITS @ 1155 SF 166,320
 84 1 BR UNITS @ 775 SF 71,268
TOTAL NET 376,528

CIRCULATION 26,000
TOTAL GROSS 372,528

PROJECT PARKING

PARKING REQUIRED
 72 3 BR UNITS @ 1.75 = 126
 144 2 BR UNITS @ 1.75 = 252
 84 1 BR UNITS @ 1.75 = 105
TOTAL REQUIRED 483

PARKING PROVIDED
 ON SITE 465
 IN GARAGES 72
TOTAL PROVIDED 537



SUMMIT APARTMENTS MASTER PLAN
 OLD LEE HIGHWAY, CHATTANOOGA, TN

OCTOBER 6, 2014

HK HEFFERLIN + KRONENBERG ARCHITECTS, P.C.

APPLICANT SITE PLAN / 10-8-14

PROJECT INFORMATION

OWNERSHIP AND CONTACT:

CHARLES ADAMSON

243.424.0867

BUSI LEON, BRENDA LIN

OOLEWAH, TN 37363

ADAMSON@EVCLA.COM/GASTNET

PROJECT AREA: 22.021 ACS

RESIDENCY DENSITY: 13.623 DU/AC

FOREST BUFFER PLAN

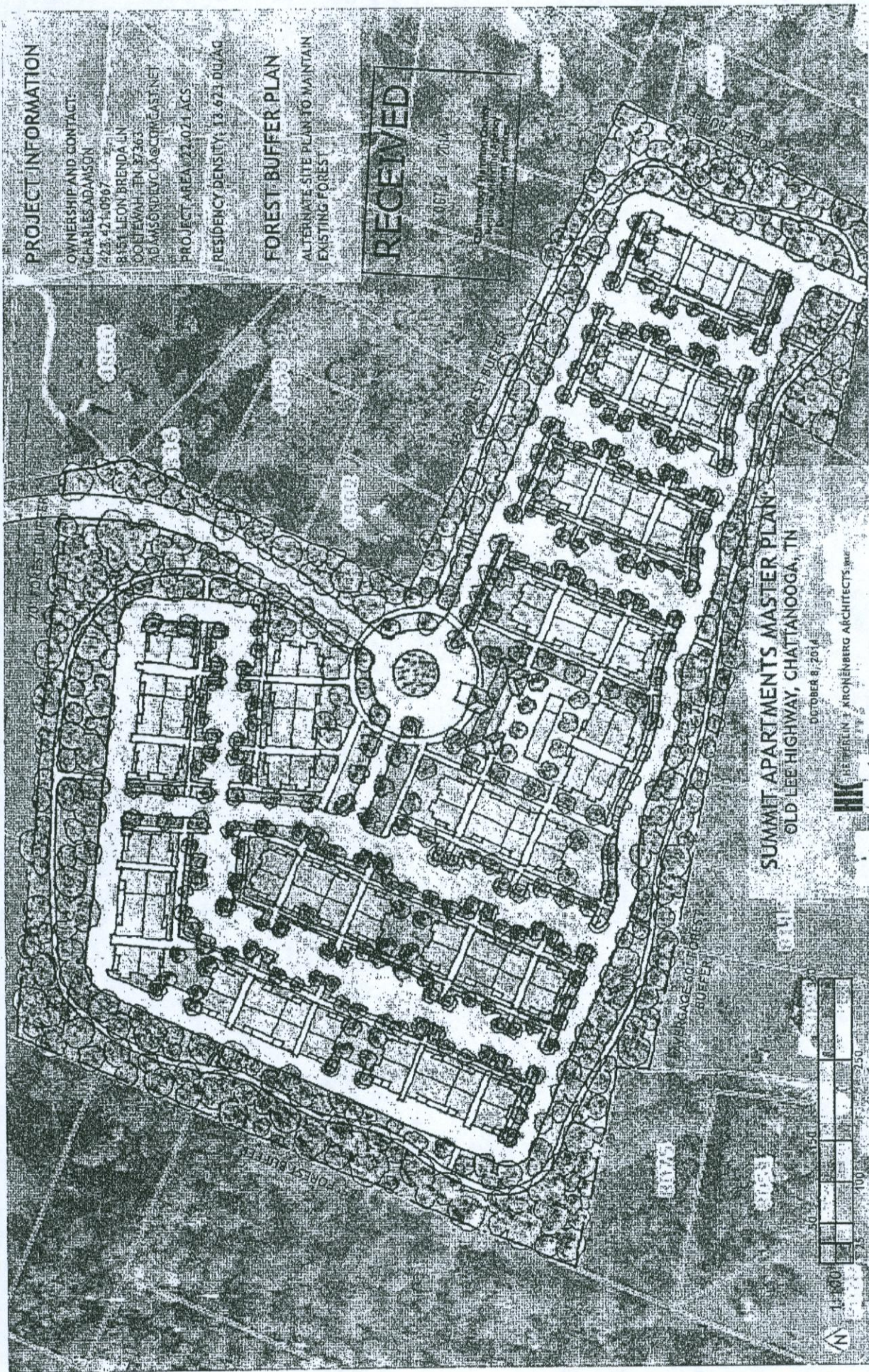
ALTERNATE SITE PLAN TO MAINTAIN

EXISTING FOREST

RECEIVED

NOV 11 2014

City of Chattanooga
Public Works Department
City Services



SUMMIT APARTMENTS MASTER PLAN

OLD LEE HIGHWAY, CHATTANOOGA, TN

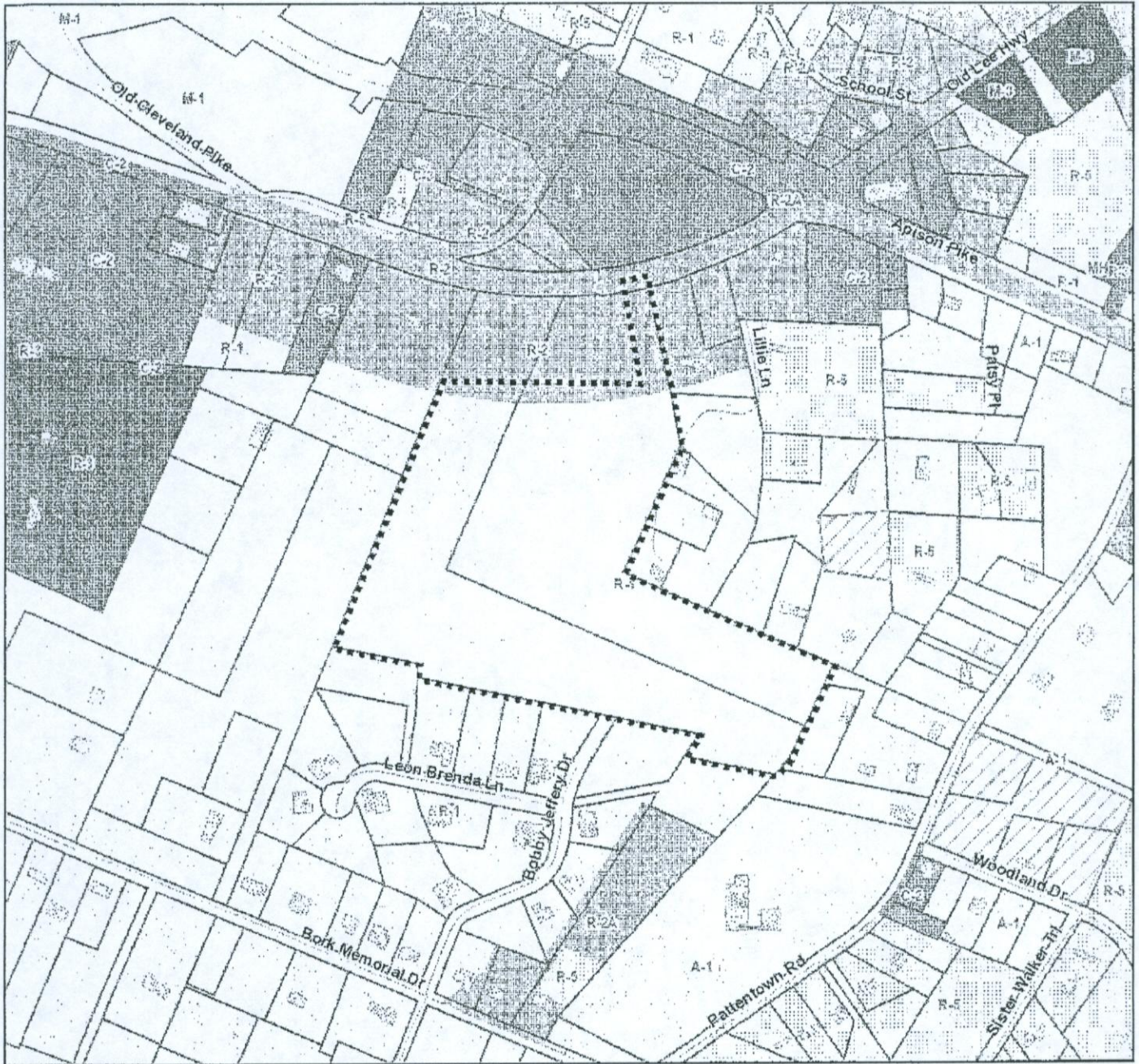
OCTOBER 8, 2014

HEFFLIN & KRONBERG ARCHITECTS, INC.



This revised version shows more landscape buffering around the exterior.

APPLICANT SITE PLAN / 10-21-14



2014-124 Rezoning from R-1 and R-2 to R-3

PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2014-124:

Approve



400 ft



Chattanooga Hamilton County Regional Planning Agency

