

**First Reading: December 8, 2015**  
**Second Reading: December 15, 2015**

2015-138  
Peter C. Cory and Miles D. Raborn  
District No. 4  
Planning Version

ORDINANCE NO. 13009

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 8407 AND 8575 PETTY ROAD, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-5 RESIDENTIAL ZONE TO R-1 RESIDENTIAL ZONE.

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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 8407 and 8575 Petty Road, more particularly described herein:

Parts of Lot 13, Joe Morris Subdivision, Plat Book 12, Page 27, ROHC, being the properties described in Deed Book 10519, Page 75 and 78, ROHC. Tax Map No. 159K-A-001 and 002.

and as shown on the maps attached hereto and made a part hereof by reference, from R-5 Residential Zone to R-1 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 15, 2015

  
\_\_\_\_\_  
CHAIRPERSON

APPROVED:  DISAPPROVED:

  
\_\_\_\_\_  
MAYOR

/mem



## 2015-138 Rezoning from R-5 to R-1

PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2015-138:  
Approve



244 ft



Chattanooga Hamilton County Regional Planning Agency





## 2015-138 Rezoning from R-5 to R-1

244 ft

Chattanooga Hamilton County Regional Planning Agency



**MAP ENGINEERS LLC**

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 State of Tennessee  
 License No. 158K-A-001

MORRIS HILL ROAD  
 RESIDENTIAL DEVELOPMENT  
 FOR  
 CORE CONSTRUCTION  
 P.O. BOX 28183  
 CHATTANOOGA, TN 37424

REZONING PLAN

REVISIONS

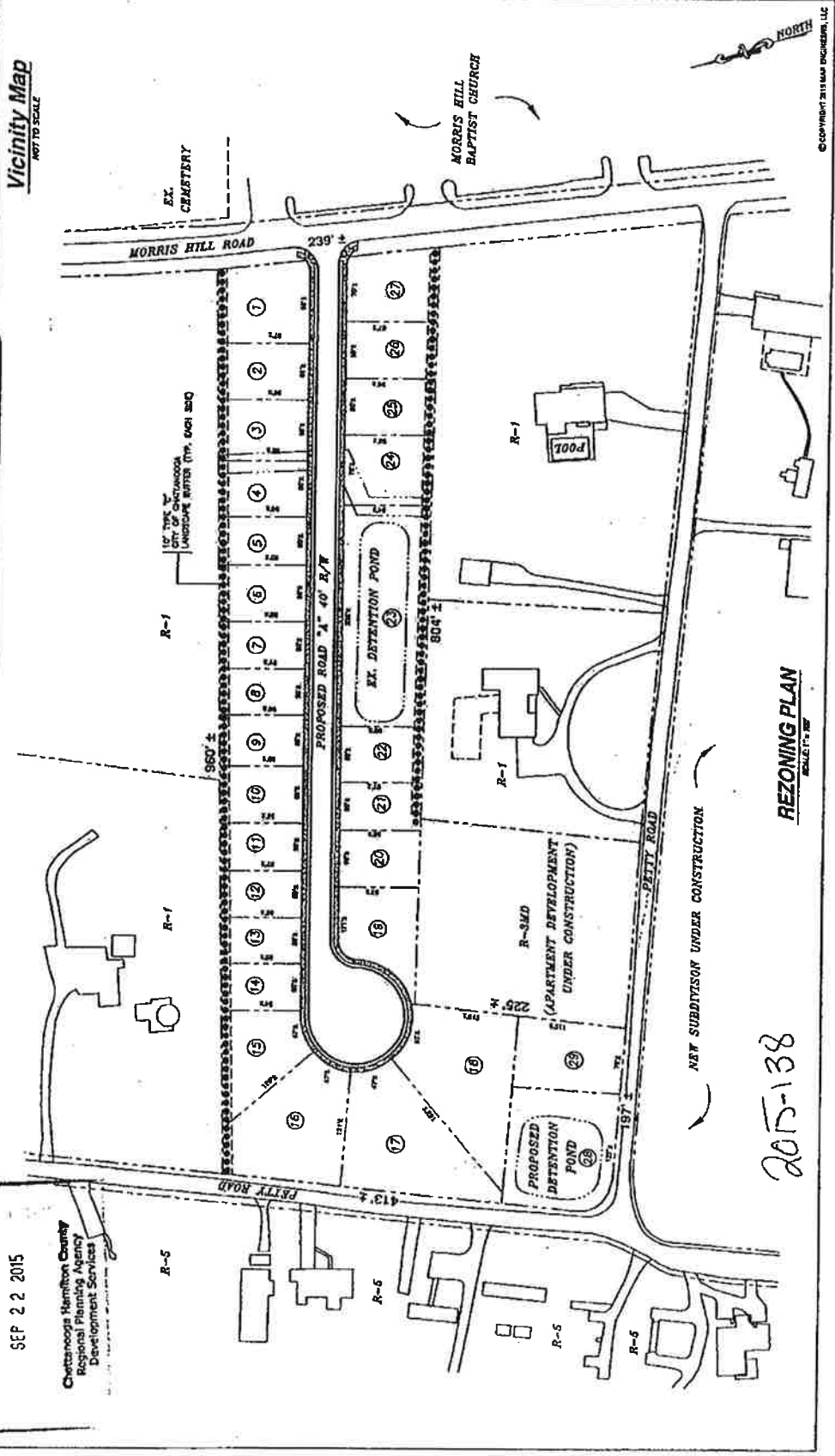
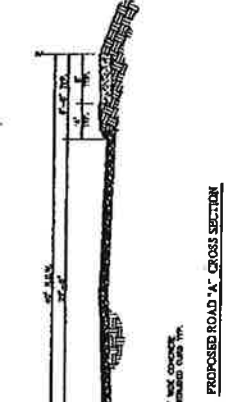
NO.	DATE	DESCRIPTION

DATE: 08/27/14  
 DRAWN BY: JAM  
 CHECKED BY: JAM  
 FILE NUMBER: 15-138  
 SHEET NUMBER: C-1



**SITE ANALYSIS**

PROPERTY ADDRESS: 8407, 8575 PETTY RD & 1812 MORRIS HILL RD  
 TAX MAP ID: 158K-A-001, 158K-A-002, 158K-A-009  
 COUNTY ZONING: R-1 & R-5  
 TOTAL ACRES: 4.56  
 TOTAL COMMUNITY LOT ACRES: 4.56  
 TOTAL COMMUNITY LOT AREA: 15.8K (OF TOTAL SITE)  
 TOTAL # OF SINGLE FAMILY LOTS: 27  
 TOTAL # OF BILGABLE RESIDENTIAL LOTS: 27  
 PROPOSED DENSITY: 4.56 UNITS/ACRE



**RECEIVED**

SEP 22 2015

Chattanooga Hamilton County  
 Regional Planning Agency  
 Development Services

2015-138

REZONING PLAN  
 SHEET C-1 OF 1

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