

**First Reading: June 12, 2018**  
**Second Reading: June 19, 2018**

2018-058  
Cynthia Brown  
District No. 4  
Planning Version

ORDINANCE NO. 13328

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 7724 STANDIFER GAP ROAD, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-1 RESIDENTIAL ZONE TO R-4 SPECIAL 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 property located at 7724 Standifer Gap Road, more particularly described herein:

Lot 1, Final Plat Dutch Homes, Plat Book 86, Page 108, Deed book 10908, Page 437, ROHC. Tax Map No. 139N-A-011.01.

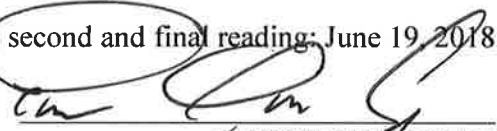
and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to R-4 Special Zone.

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

- 1) Office use and single-family detached residential only;
- 2) Except for the existing driveway and parking pad, no additional surface parking or paving shall be permitted between the structure and Standifer Gap Road;
- 3) Signage restricted to one (1) name plate, non-illuminated, attached to the building or projecting from the building and not more than one (1) square foot in area;
- 4) No dumpster service for trash pick-up; and
- 5) Use of existing structure only and limited to one story.

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: June 19, 2018

  
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VICE-CHAIRMAN

APPROVED:  DISAPPROVED:

  
\_\_\_\_\_  
MAYOR

/mem

# 2018-0058 Rezoning from R-1 to O-1

