

First Reading: June 11, 2024
Second Reading: June 18, 2024

2024-0074
Stone Creek Consulting, LLC
c/o Allen Jones
District No. 8
Planning Version

ORDINANCE NO. 14121

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PART OF A PROPERTY LOCATED AT 1709 NORTH ORCHARD KNOB AVENUE, FROM R-2 RESIDENTIAL ZONE TO M-3 WAREHOUSE AND WHOLESALE ZONE, SUBJECT TO CERTAIN CONDITIONS.

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 a property located at 1709 North Orchard Knob Avenue, more particularly described herein:

All that part of Lot 12, Corrective Plat of Lot 12, Resubdivision of Lots 12, 17 and 18 Peyer's Addition, Plat Book 53, Page 113, ROHC, Deed Book 13377, Page 508, ROHC, that is currently zoned R-2 Residential Zone. Tax Map Number 136K-C-025 (part).

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

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

- 1) A thirty-foot (30') Type A landscape buffer shall be provided along the western property line adjacent to 1801 Ocoee Street (Tax Map No. 136K-C-032); and
- 2) House of operation to be limited to the hours of 6:00 a.m. to 8:00 p.m.

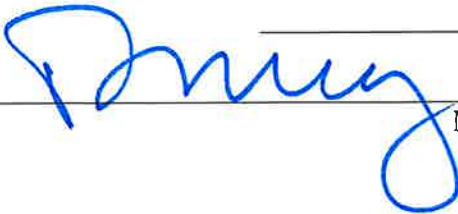
SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: June 18, 2024



CHAIRPERSON

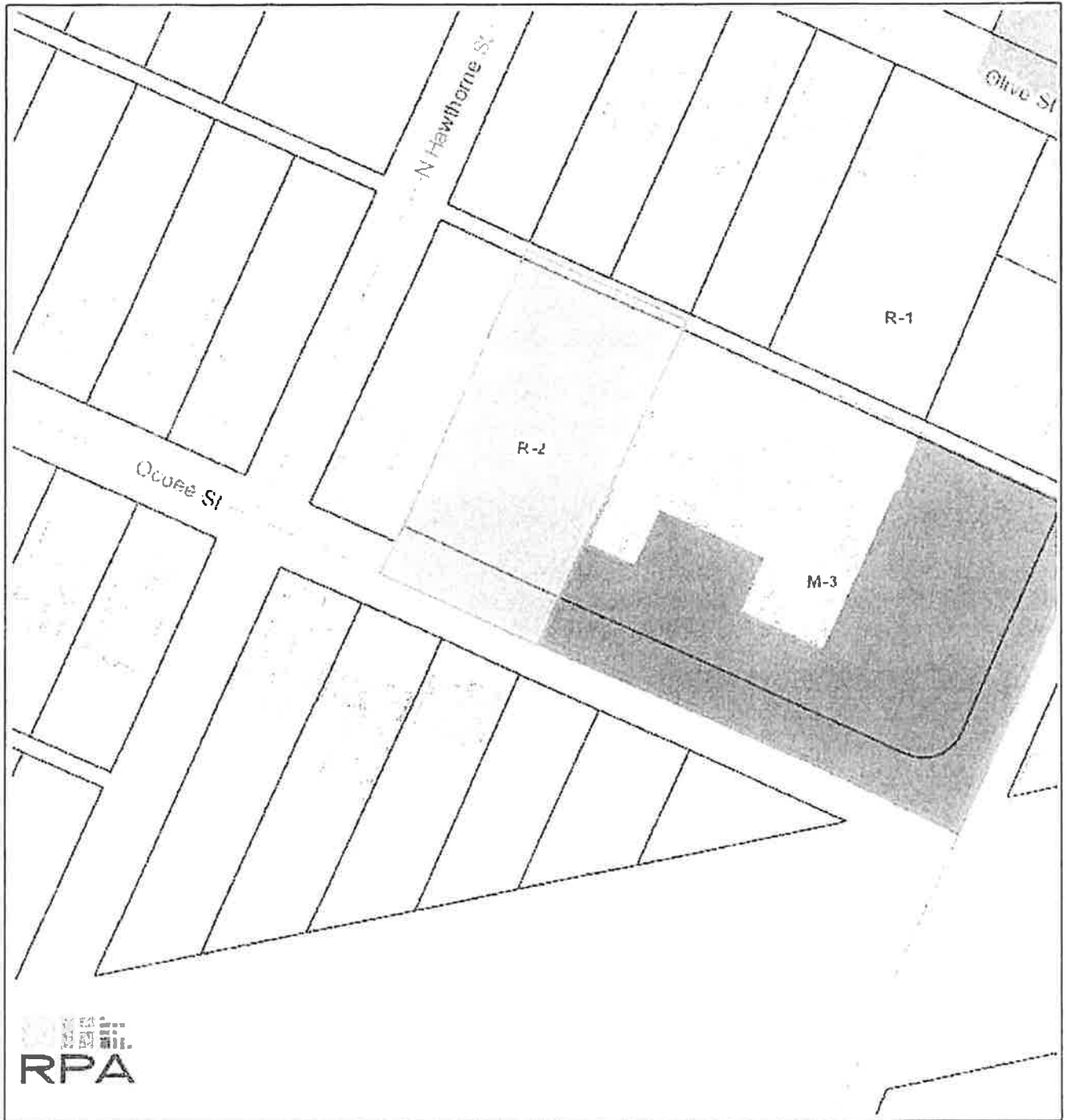
APPROVED: DISAPPROVED:



MAYOR

/mem

2024-0074 Rezoning from R-2 to M-3



PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2024-0074: Approve, subject to the list of conditions in the Planning Commission Resolution

2024-0074 Rezoning from R-2 to M-3



