

1ST READING

10-9-07

2ND READING

10-16-07

INDEX NO.

2007-163

John Prestwood

ORDINANCE NO. 12036

AN ORDINANCE TO AMEND ORDINANCE NO. 6958, AS AMENDED, KNOWN AS THE ZONING ORDINANCE, SO AS TO REZONE A TRACT OF LAND LOCATED AT 875 INTERMONT ROAD, MORE PARTICULARLY DESCRIBED HEREIN, FROM R-1 RESIDENTIAL ZONE TO C-2 CONVENIENCE COMMERCIAL ZONE, SUBJECT TO CERTAIN CONDITIONS.

SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That Ordinance No. 6958, as amended, known as the Zoning Ordinance, be and the same hereby is amended so as to rezone:

Lot 24, Manchester Park Subdivision, Plat Book 16, Page 46,
ROHC, Deed Book 1048, Page 51, ROHC. Tax Map 118F-B-004.

from R-1 Residential Zone to C-2 Convenience Commercial Zone.

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

1. Use as a real estate, appraisal office and classic cars sales only;
2. No more than three cars on display at any time;
3. A 10' buffer to the north property line;
4. All exterior lighting to be directed away from any residential areas;
5. One sign to be located in the center of the property as shown on the site plan to be of monument type and no higher than five (5) feet high;
6. Maintaining existing structure; and
7. Maintaining existing tree coverage unless approved by the tree forester

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

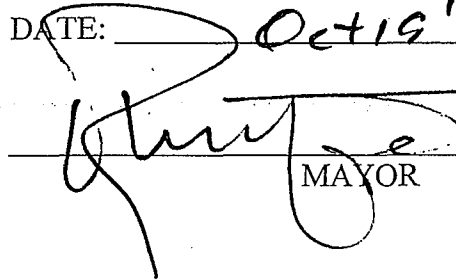
October 16, 2007.



CHAIRPERSON

APPROVED: DISAPPROVED:

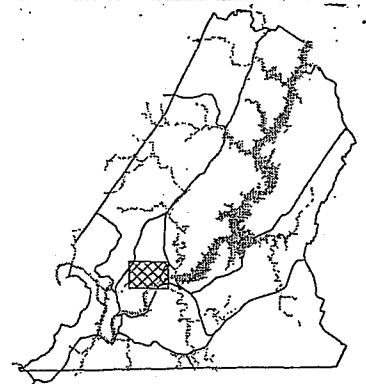
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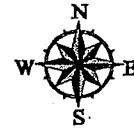
MAYOR

/add

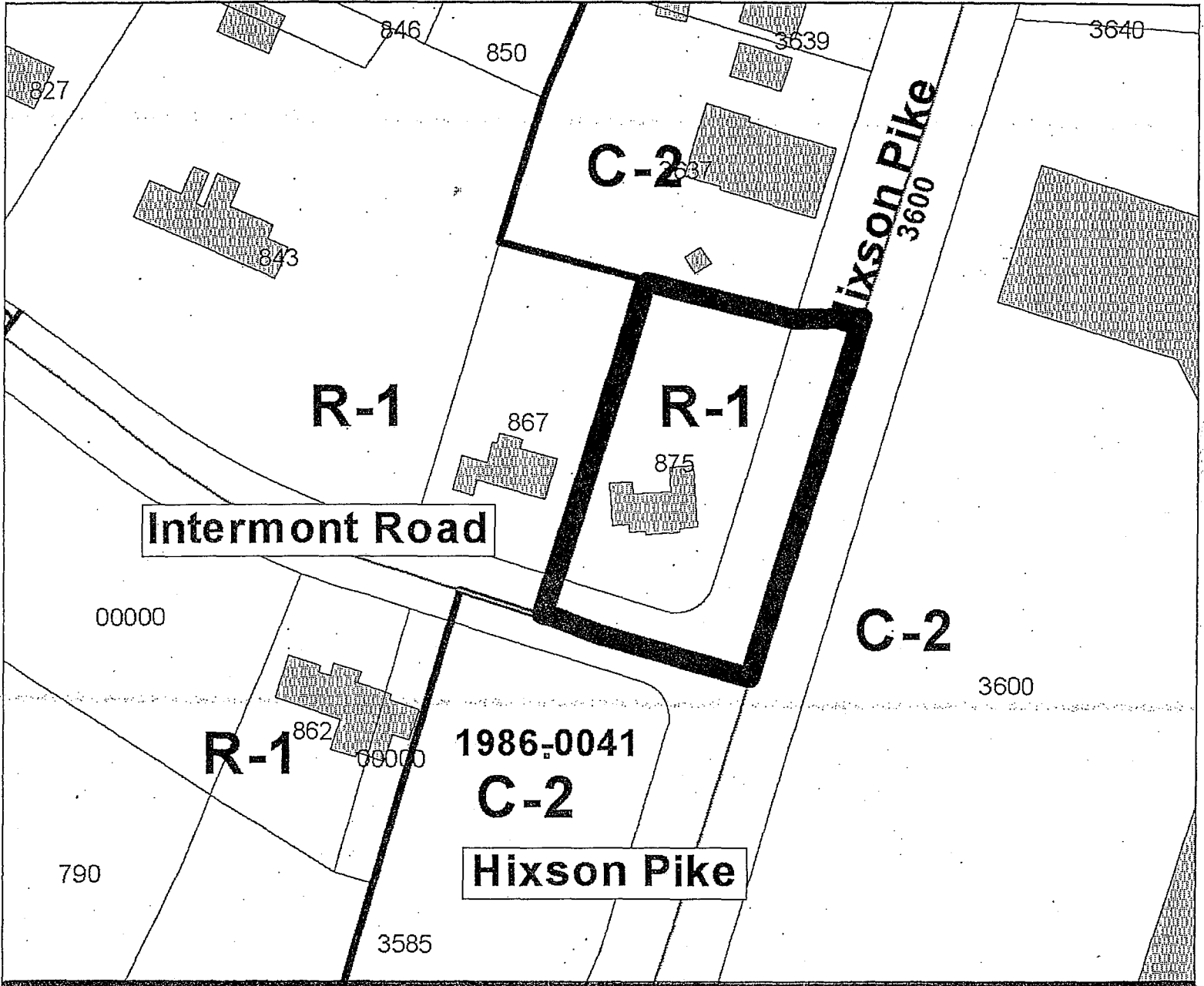
CHATTANOOGA - HAMILTON COUNTY REGIONAL
PLANNING AGENCY



CHATTANOOGA
CASE NO: 2007-0163
PC MEETING DATE: 9/10/2007
FROM: R-1
TO: C-2



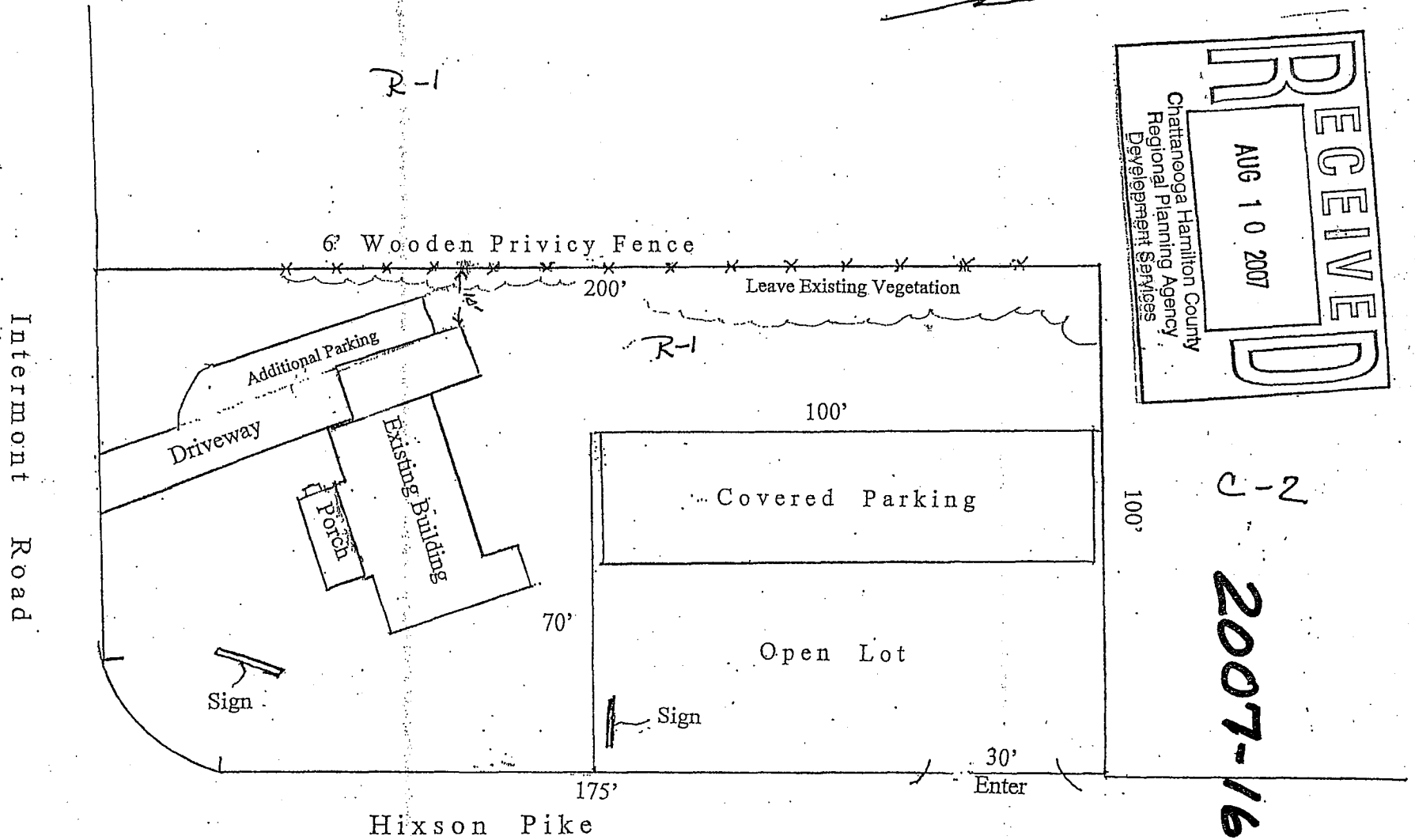
1 in. = 100.0 feet



PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2007-163: Approve, subject to:

- 1) Use as a real estate, appraisal office and classic cars sales only;
- 2) No more than three cars on display at any time;
- 3) A 10' buffer to the north property line;
- 4) All exterior lighting to be directed away from any residential areas;
- 5) One sign to be located in the center of the property as shown on the site plan to be of monument type and no higher than five (5) feet high;
- 6) Maintaining existing structure; and
- 7) Maintaining existing tree coverage unless approved by the tree forester.

SITE PLAN



RECEIVED
 AUG 10 2007
 Chattanooga Hamilton County
 Regional Planning Agency
 Development Services

C-2

2007-163

Stewart Prestwood dba
 Prestwood Appraisal Services
 875 Intermont Road
 Chattanooga, Tennessee
 Lot 24 Manchester Park
 Parcel #118F-B-004
 20,000 sq. ft.