

First Reading: June 09, 2020
Second Reading: June 16, 2020

2020-0064
HK Architects
c/o Chris Dufresne
District No. 8
Planning Version

ORDINANCE NO. 13566

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 1253, 1257, AND 1265 EAST 13TH STREET, FROM R-3 RESIDENTIAL ZONE AND M-1 MANUFACTURING ZONE TO UGC URBAN GENERAL COMMERCIAL 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 properties located at 1253, 1257, and 1265 East 13th Street, more particularly described herein:

The east half of Lot 249, Orange Grove, Plat Book 3, Page 39, ROHC, and two unplatted tracts of land located at 1257 and 1265 East 13th Street being the properties described as Tracts 1 thru 3 in Deed Book 11469, Page 458, ROHC. Tax Map Nos. 146P-C-002, 003 and 005.

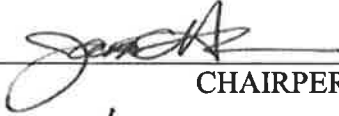
and as shown on the maps attached hereto and made a part hereof by reference, from R-3 Residential Zone and M-1 Manufacturing Zone to UGC Urban General Commercial Zone.

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be subject to the condition of residential uses only.

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 16, 2020



CHAIRPERSON

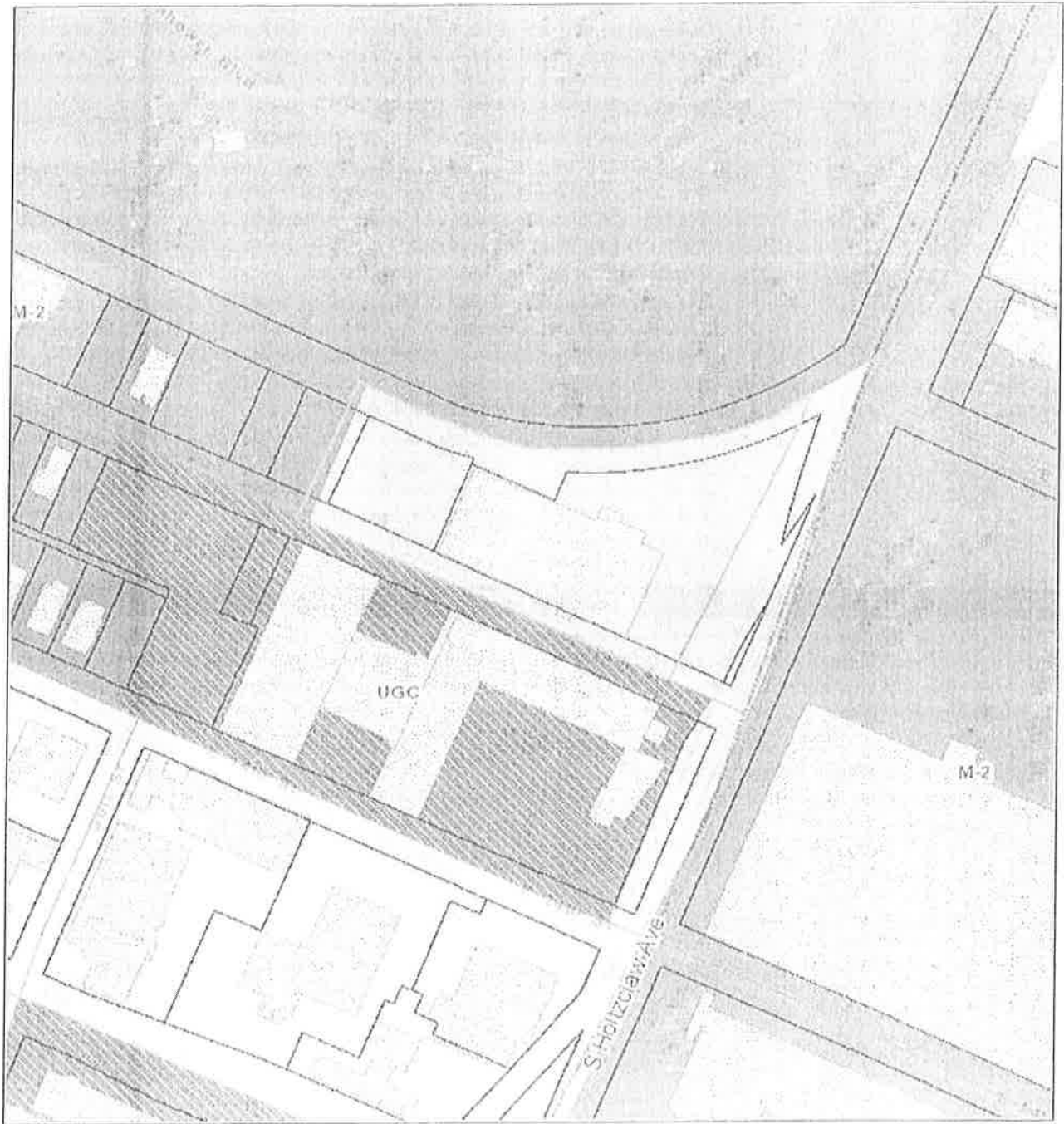
APPROVED: DISAPPROVED:



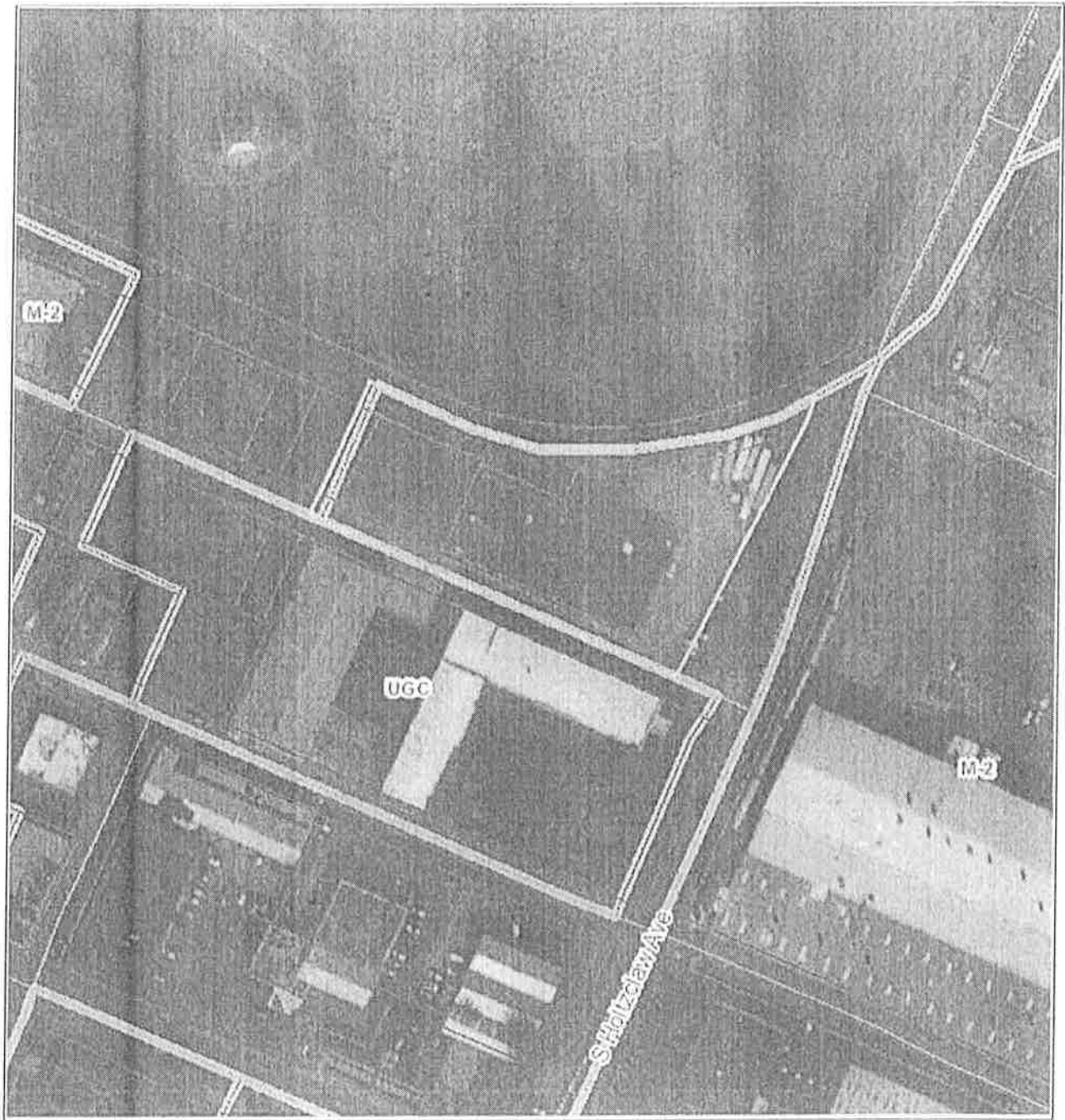
MAYOR

/mem

2020-0064 Rezoning R-3 and M-1 to UGC



2020-0064 Rezoning R-3 and M-1 to UGC



2020-0064

MAR 23 2020

TOTAL ACRES: 1.55

PARKING

TOTAL: 88 CARS

UNITS

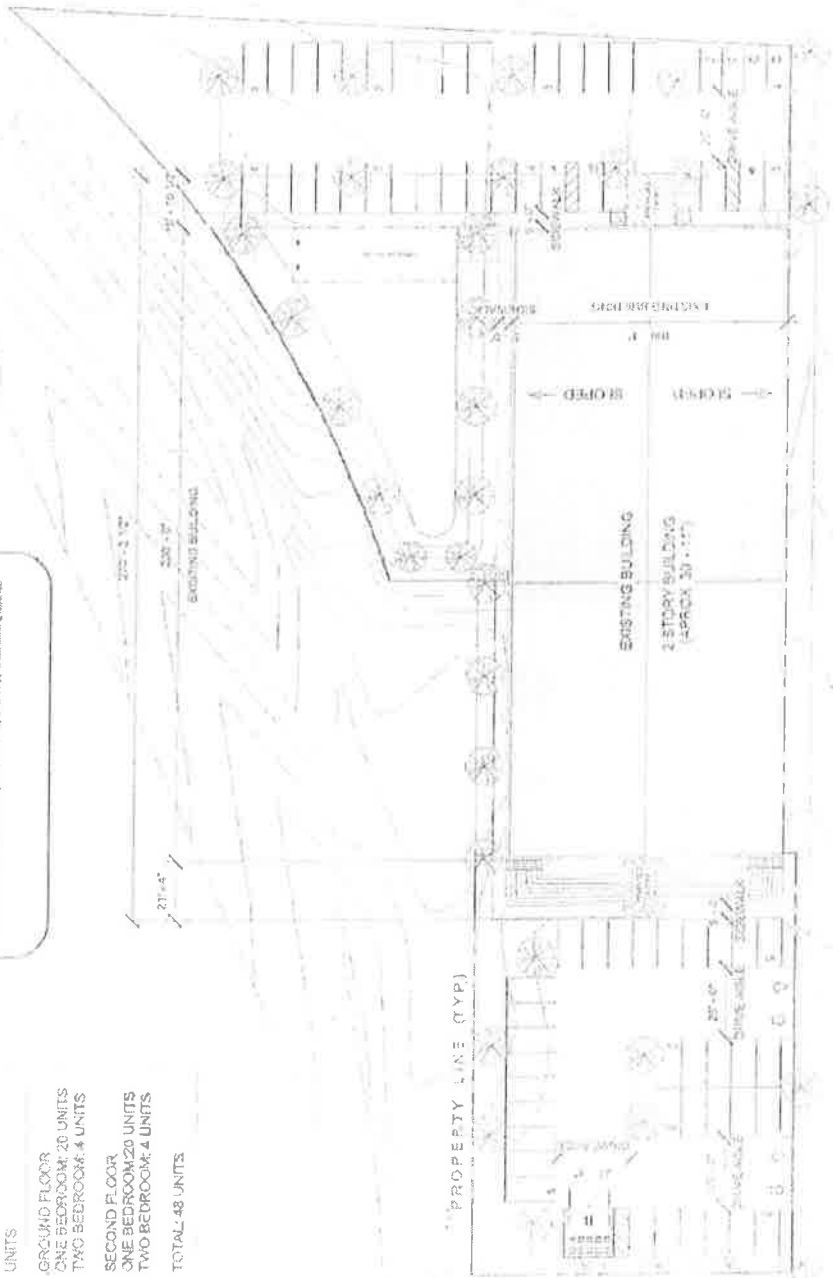
GROUND FLOOR
ONE BEDROOM: 20 UNITS
TWO BEDROOM: 4 UNITS

SECOND FLOOR
ONE BEDROOM: 20 UNITS
TWO BEDROOM: 4 UNITS

TOTAL: 48 UNITS

DISCLAIMER

This plan was filed as part of zoning application for information purposes only. It is not intended to constitute an offer of any real estate. Approval of the zoning commission does not constitute an approval of the project. Approval of the zoning commission does not constitute an approval of the plan for a proposed use, including parking, building permit, or construction with the project. The zoning commission does not make any representation, warranty, or guarantee, and shall not be held liable for any damages, including reasonable attorney's fees, arising out of the application, whether or not the project is approved.



SITE PLAN
FACTORY LOFTS
1225 E 10TH ST.
CHATTANOOGA, TN 37405



S. HOLTZCLAW AVE.

ENCLOSED
DUMPSTER