

**First Reading: January 10, 2023**  
**Second Reading: January 17, 2023**

2022-0259  
Ragan Smith  
District No. 5  
Planning Version

ORDINANCE NO. 13942

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PART OF A PROPERTY LOCATED AT 4065 CAINE LANE, FROM R-1 RESIDENTIAL ZONE TO RT-1 RESIDENTIAL TOWNHOUSE 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 part of a property located at 4065 Caine Lane, more particularly described herein:

Part of Lot B5, Plat of the Simpson Estate, Plat Book 9, Page 16, ROHC, beginning at its northeast corner thence southwest 397.17 feet to a point, thence northwest 14 feet to a point, thence southwest 432 feet to the southeast corner of said property, thence northwest along the south line of said property 1464 feet to a point, thence northeast 866.2 feet to a point in the north line of said property, thence southeast 1206.4 feet to the northeast corner of said property being the point of beginning and being part of the property described in Deed Book 9604, Page 639, ROHC. Tax Map Number 137K-A-001 (part).

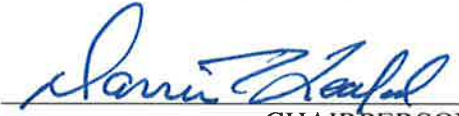
and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to RT-1 Residential Townhouse Zone.

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

- 1) Maximum density of seven (7) dwelling units per acre.

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: January 17, 2023

  
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CHAIRPERSON

APPROVED:  DISAPPROVED:

  
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MAYOR

/mem

# 2022-0259 Rezoning from R-1 to RT-1



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