

First Reading: February 14, 2023
Second Reading: February 21, 2023

2023-0016
Comfort Home Builders
c/o Ingram Gore & Associates
District No. 4
Planning Version

ORDINANCE NO. 13953

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 2341 JENKINS ROAD, FROM R-1 RESIDENTIAL ZONE TO R-T/Z RESIDENTIAL TOWNHOUSE/ZERO LOT LINE 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 property located at 2341 Jenkins Road, more particularly described herein:

Lot 2-A, Final Plat of Lots 2 and 2-A, Resubdivision of Lot Number 2 of Noll's Acres Subdivision, Plat Book 35, Page 173, ROHC, Deed Book 12218, Page 212, ROHC. Tax Map Number 149B-C-032.

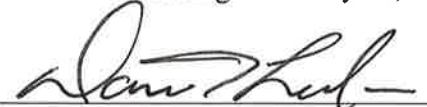
and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to R-T/Z Residential Townhouse/Zero Lot Line Zone.

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

- 1) One (1) curb cut along Jenkins Road; and
- 2) Maximum of four (4) units per massed building.

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: February 21, 2023



CHAIRPERSON

APPROVED: DISAPPROVED:



MAYOR

/mem

2023-0016 Rezoning from R-1 to R-T/Z



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