

First Reading: October 17, 2023
Second Reading: October 24, 2023

2023-0146
William Dickson
District No. 3
Planning Version

ORDINANCE NO. 14044

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 5468 OLD HIXSON PIKE, FROM O-1 OFFICE ZONE AND C-2 CONVENIENCE COMMERCIAL ZONE WITH CONDITIONS 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 Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, be and the same hereby is amended so as to rezone property located at 5468 Old Hixson Pike, more particularly described herein:

Lot 11, Map of Long Hixson Subdivision, Plat Book 14, Page 150, ROHC, Deed Book 12960, Page 705, ROHC. Tax Map Number 100J-E-009.

and as shown on the maps attached hereto and made a part hereof by reference, from O-1 Office Zone and C-2 Convenience Commercial Zone with conditions to C-2 Convenience Commercial Zone.

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

- 1) Type "B" twenty-foot (20') foot landscape buffer along the shared property line abutting R-2 Residential Zone Boundary;

- 2) Adult-oriented establishments, self-service storage facilities, gas stations, open-air markets, vehicular repair or service facilities, and wholesaling with accessory warehousing uses shall be prohibited; and
- 3) No access onto Old Hixson Pike.

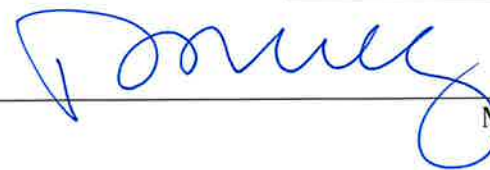
SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: October 24, 2023



CHAIRPERSON

APPROVED: DISAPPROVED:



MAYOR

/mem

2023-0146 Rezoning from O-1 & C-2 with conditions to C-2

