

RESOLUTION NO. _____

A RESOLUTION FOR STUDY OF ZONING OPTIONS FOR
THE SOUTH BROAD COMMERCIAL DISTRICT (SOUTH OF
CHATTANOOGA CREEK TO LOOKOUT MOUNTAIN).

WHEREAS, the South Broad area is planned for traditional urban development with multi-story buildings and a mix of uses intended to provide a concentration of goods and services that attract commerce within a walkable urban environment while also building on the natural assets of the river, creeks and mountains; and

WHEREAS, South Broad is experiencing new growth and investment due to extension of the Riverwalk and other transportation infrastructure and is in need of zoning that is more in keeping with the South Broad plan vision for a town center destination that is walkable and safe; and

WHEREAS, the South Broad Area is intended to promote higher density development that supports transit and multimodal transportation including automobile, bicycle, and pedestrian traffic; and

WHEREAS, the current zoning regulations do not include standards that relate well to the urban environment desired.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, that the Chattanooga-Hamilton County Regional Planning Agency conduct a Zoning Study, continuing the efforts made in 2007 and 2011 to study options for zoning that supports the community's vision and accommodates urban development patterns.

ADOPTED: _____, 2015

/mem



Chattanooga Council

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November 18, 2014

As your City Council Representative for the South Broad neighborhood, I am requesting the Regional Planning Agency provide a recommendation regarding rezonings in the South Broad area.

In 2011, at the request of the City Council the Chattanooga-Hamilton County Regional Planning Agency completed a Zoning Study of the South Broad area. Since that time investments are being made in the South Broad neighborhood:

- The Riverwalk construction has begun toward the South Broad and St. Elmo neighborhoods:
- The City's Department of Transportation has a new transportation plan and bikeway options:
- The City's Public Works Department has new infrastructure upgrades.

Therefore, I have asked the Regional Planning Agency to review the 2011 Zoning Study, noting these and any other significant changes that have occurred in the area since 2011 and provide a recommendation to the Planning Commission and City Council for re-zonings in the South Broad area.

Sincerely,

Chris Anderson