

First Reading: November 16, 2021
Second Reading: November 30, 2021

2021-0162
Lentorry Coleman
District No. 9
Planning Version

ORDINANCE NO. 13744

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 2101 AND 2103 SOUTH WATKINS STREET, FROM 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 2101 and 2103 South Watkins Street, more particularly described herein:

Lots 35 and 36, Block C, Brocks Addition Number 2 to Ridgedale, Plat Book 5, Page 20, ROHC, Deed Book 12436, Page 530, ROHC. Tax Map Numbers 156G-G-009 and 010.

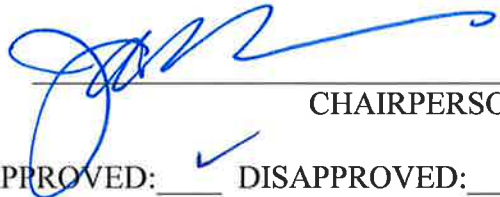
and as shown on the maps attached hereto and made a part hereof by reference, from M-1 Manufacturing Zone to UGC Urban General Commercial Zone.

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

- (1) Auto-oriented uses, adult-oriented uses, self-service storage facilities, hospitals, and wholesaling with accessory warehousing shall be prohibited; and
- (2) Maximum building height of three (3) stories.

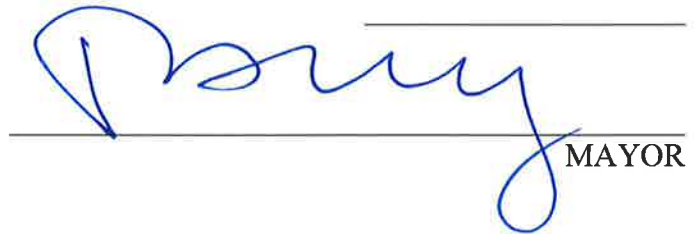
SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: November 30, 2021



CHAIRPERSON

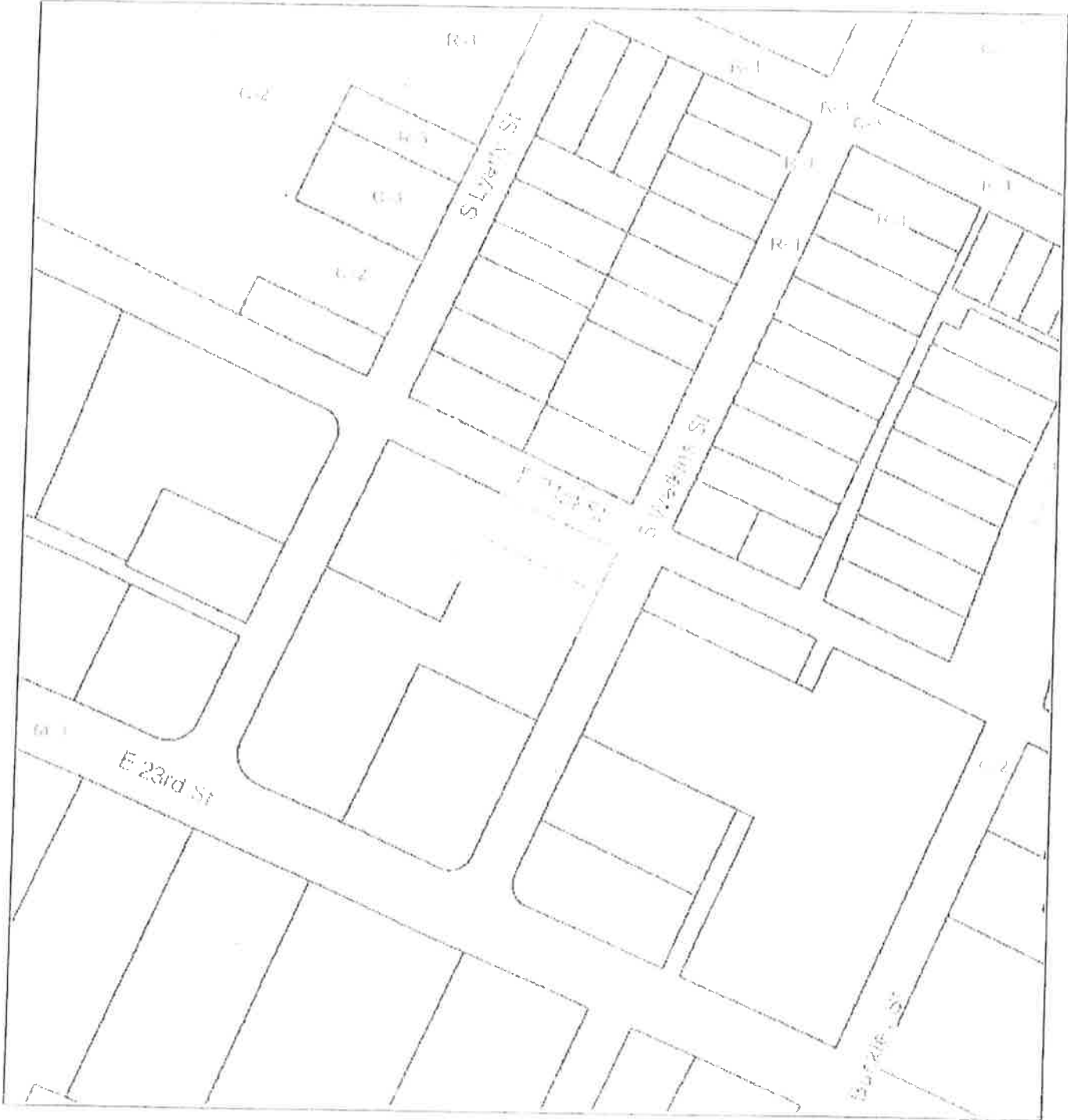
APPROVED: DISAPPROVED:



MAYOR

/mem

2021-0162 Rezoning from M-1 to UGC



PLANNING COMMISSION RECOMMENDATION
FOR CASE NO. 2021-0162: Approve, subject to the
conditions in the Planning Commission Resolution.

2021-0162 Rezoning from M-1 to UGC



2021-0162 Rezoning from M-1 to UGC

