

2022-0057
Tucker Baptist Church
District No. 5
Planning Version #2

ORDINANCE NO. 13838

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PART OF A PROPERTY LOCATED AT 1115 NORTH MOORE ROAD, FROM R-1 RESIDENTIAL ZONE TO R-3 RESIDENTIAL 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 part of a property located at 1115 North Moore Road, more particularly described herein:

Part of an unplatted tract of land located at 1115 North Moore Road beginning at the northwest corner of Tax Map Number 147N-G-003 thence northeast some 300 feet to a point thence southeast 405 feet to a point in the east line of North Moore Road, thence southeast 413 feet along said east line to its intersection with the north line of 4900 block of Belle Vista Drive thence northwest some 165 feet to the southeast corner of Tax Map Number 147N-G-002.01, thence northeast some 135 feet along the east line of said parcel to its northeast corner thence 240 feet northwest along the north line of said parcel and Tax Map Number 147N-G-003 to the northwest corner of said parcel 003 being the point of beginning and being part of the property described in Deed Book 4492, Page 403, ROHC. Part of Tax Map Number 147N-G-002.

and as shown on the maps attached hereto and made a part hereof by reference, from R-1 Residential Zone to R-3 Residential Zone.

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


- 1) Maximum building height of three (3) stories;
- 2) Type A landscape buffer around the perimeter where abutting R-1 Residential Zone;
- 3) No vehicular access to Belle Vista Drive unless required by Transportation Department or Fire Marshall's Office;
- 4) No building within fifty (50') feet of R-1 Residential Zoned property (excluding the church at 1115 North Moore Road which is proposed to be subdivided);
- 5) Maximum of sixty-three (63) residential units; and
- 6) A landscape buffer shall be installed around the perimeter where abutting R-1 Residential Zone. The buffer shall consist of a grass-covered, earthen berm being six (6') feet in height with a 2:1 slope with a minimum of three (3') feet in width planted with hollies six (6') feet in height planted on seven (7') foot centers along the top of the berm. This is in addition to the required condition of a Type A landscape buffer. The berm landscape buffer shall be along the property line with the Type A landscape buffer to the interior of the site.

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: May 31, 2022


CHAIRPERSON

APPROVED: DISAPPROVED:


MAYOR

/mem/v2

2022-0057 Rezoning from R-1 to R-3

