

2004-090
Wise Properties-TN, LLC

RESOLUTION NO. 24255

A RESOLUTION APPROVING A SPECIAL EXCEPTIONS PERMIT FOR A PLANNED UNIT DEVELOPMENT KNOWN AS THE TOWNHOMES OVER CHATTANOOGA PLANNED UNIT DEVELOPMENT, ON A TRACT OF LAND LOCATED IN THE 500 BLOCKS OF WOODLAND AND FOREST AVENUES, MORE PARTICULARLY DESCRIBED HEREIN AND AS SHOWN ON THE FINAL PLANNED UNIT DEVELOPMENT PLAN ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE, SUBJECT TO CERTAIN CONDITIONS.

WHEREAS, Wise Properties-TN, LLC petitioned the Chattanooga-Hamilton County Regional Planning Commission to recommend that the City Council of the City of Chattanooga grant a special exceptions permit for a Planned Unit Development on a tract of land located in the 500 blocks of Woodland and Forest Avenues, known as the Townhomes Over Chattanooga Planned Unit Development; and

WHEREAS, The Chattanooga City Council approved the Preliminary Planned Unit Development Plan for the Townhomes Over Chattanooga Unit Development on July 13, 2004 in Resolution No. 24150; and

WHEREAS, A Final Planned Unit Development Plan has been submitted for Lot 1, which substantially conforms to the Preliminary Planned Unit Development Plan, and the Chattanooga-Hamilton County Regional Planning Commission has recommended that the Chattanooga City Council approve the attached Final Planned Unit Development Plan for the Townhomes Over Chattanooga Planned Unit Development;

24255

11-9-04

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That the Final Planned Unit Development Plan for the Townhomes Over Chattanooga Planned Unit Development located on a tract of land located in the 500 blocks of Woodland and Forest Avenues, more particularly described as follows:

A tract of land located in the 500 blocks of Woodland and Forest Avenues. Lots 2 thru 7, 15 and 16, Block F, Frazier and Colville's Addition to Hill City, Plat Book 4, Page 28, ROHC and Lot 2, Granert Family Trace, Plat Book 62, Page 61, ROHC. Tax Map 135D-R-004 thru 006 and 020 thru 25.

be and hereby is approved.

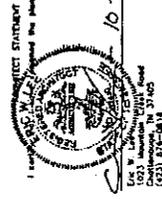
BE IT FURTHER RESOLVED, That there be and hereby is granted a Special Exceptions Permit for the development of Townhomes Over Chattanooga Planned Unit Development, as shown on and in accordance with the attached Final Planned Unit Development Plan, including any and all notes and conditions referenced on such Plan.

ADOPTED: November 9, 2004.

AKS/add

- NOTES:**
1. Project name: [unclear]
 2. [unclear]
 3. [unclear]
 4. [unclear]
 5. [unclear]
 6. [unclear]
 7. [unclear]
 8. [unclear]
 9. [unclear]
 10. [unclear]
 11. [unclear]
 12. [unclear]
 13. [unclear]
 14. [unclear]
 15. [unclear]

APPROVED FOR RETURNING
 DATE: [unclear]
 BY: [unclear]
 FUNCTIONAL AUTHORITY
 DATE: [unclear]
 CITY/PLANNING COMMISSION



10-13-04

OWNER CERTIFICATION
 I, the undersigned owner(s) of the subject of the property indicated herein, do hereby certify that the information herein is true and correct to the best of my knowledge and belief and that the same is correct to the best of my knowledge and belief.

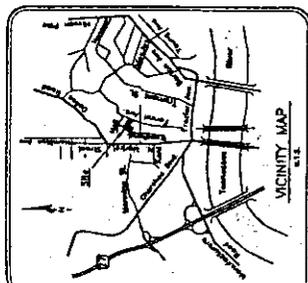
Michael Stone Llyw
 10/13/04

Michael Stone Llyw
 In, Registered Land Surveyor #3887
 Date: [unclear]

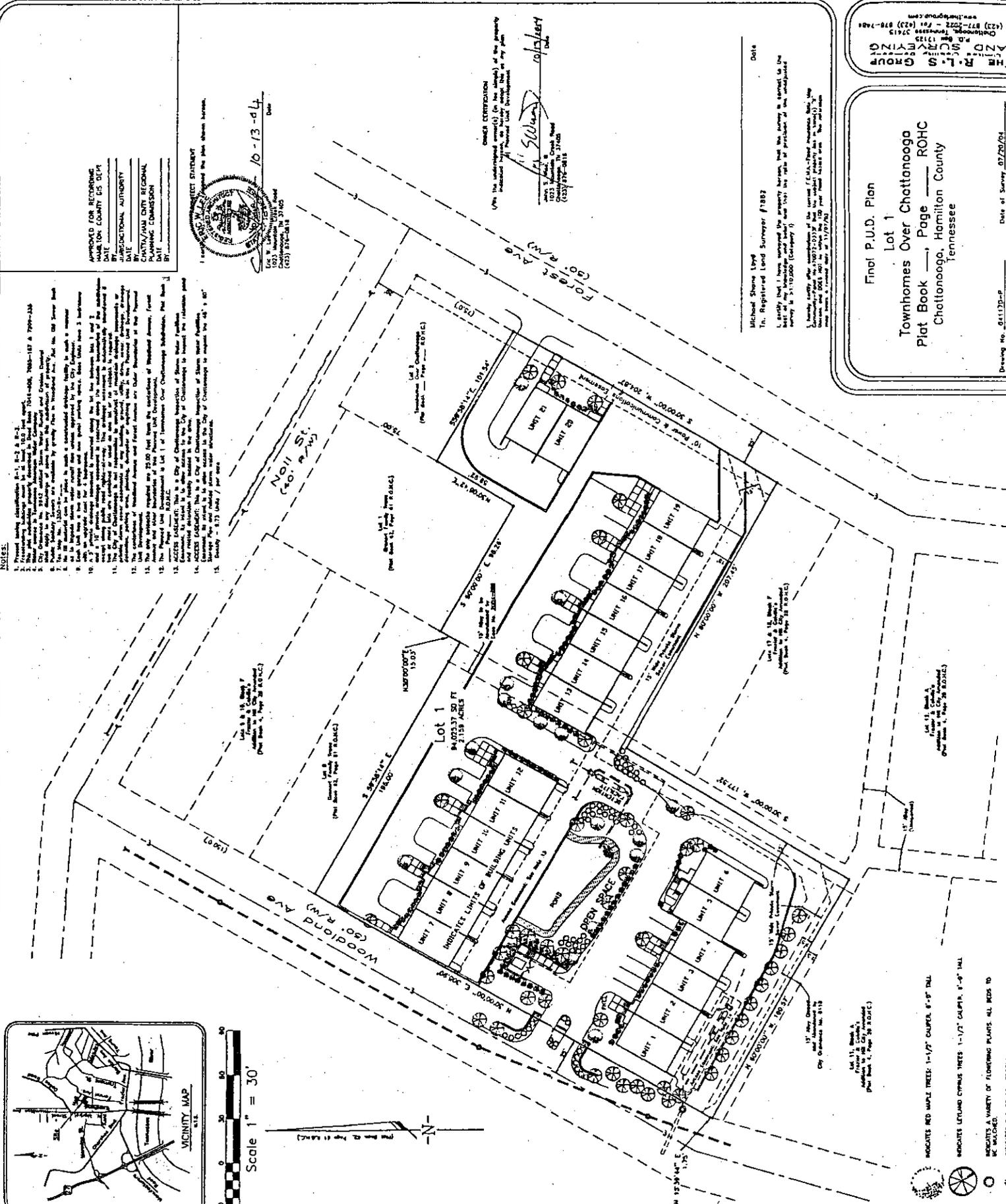
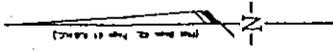
THE R.L.S. GROUP
 LAND SURVEYING
 1013 [unclear]
 Chattanooga, TN 37405
 (423) 877-2222 - Fax (423) 878-7400
 www.rlsgrp.com

Final P.U.D. Plan
 Lot 1
 Townhomes Over Chattanooga
 Plat Book [unclear], Page [unclear] ROHC
 Chattanooga, Hamilton County
 Tennessee

Drawing No. 041370-P
 Date of Survey: 07/20/04
 10/13/04



VICINITY MAP
 Scale 1" = 30'



- INDICATES RED MAPLE TREES: 1-1/2" CALIPER, 8'-9" TALL
- INDICATES LIGNUM VITAE TREES: 1-1/2" CALIPER, 8'-9" TALL
- INDICATES A VARIETY OF FLOWERING PLANTS, ALL BEGS TO BE MAINTAINED
- INDICATES SHRUBS OR HERBICIDES