

2015-063 City of Chattanooga  
May 11, 2015

## RESOLUTION

WHEREAS, Donald Runyan & Smart Living Trust petitioned the Chattanooga-Hamilton County Regional Planning Commission to recommend to the Members of the City Council of the City of Chattanooga the rezoning from R-2 Residential Zone to R-4 Special Zone, property located at 4200 Willard Drive.

A portion of the property located at 4200 Willard Drive, beginning at the northwest corner of Tax Map 129H-F-004 and going southeast 145 feet, thence southwest 173.5 feet, thence northwest 160.5 feet, thence northeast 102.62 feet to the point of beginning, being part of the property described as Tract Two in deed Book 10400, Page 937, ROHC.

AND WHEREAS, the Planning Commission held a public hearing on this petition on May 11, 2015,

AND WHEREAS, the Planning Commission heard and considered all statements favoring the petition,

AND WHEREAS, there was opposition present to the petition,

AND WHEREAS, the Planning Commission has studied the petition in relation to existing zoning and land use and potential patterns of development.

NOW THEREFORE, BE IT RESOLVED that the Planning Commission, on May 11, 2015, recommended to the Members of the City Council of the City of Chattanooga that this petition be denied for the R-4 request and recommended approval of R-3 Moderate Density (R-3 MD), subject to the following conditions: (1) Use restricted to no more than three apartment units; and (2) One shared driveway with parking behind the main buildings.

Respectfully submitted,

  
John Bridger  
Secretary



## 2015-063 Rezoning from R-2 to R-4

PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2015-063: Deny R-4; Approve R-3 Moderate Density (R-3 MD), subject to the following conditions: (1) Use restricted to no more than three apartment units; and (2) One shared driveway with parking behind the main buildings.



238 ft

**Chattanooga Hamilton County Regional Planning Agency**

