

2016-152 Hamilton County
October 10, 2016

RESOLUTION

WHEREAS, Ooltewah Development, LLC & Bassam Issa petitioned the Chattanooga-Hamilton County Regional Planning Commission to recommend to the County Mayor and Members of the County Commission granting a Special Exceptions Permit for a Residential Planned Unit Development for property located at 1650 Ooltewah-Ringgold Road.

Part of an unplatted tract of land located at 1650 Ooltewah-Ringgold Road beginning at its northeast corner, thence southwest some 397 feet, thence some 225 southeast to a point, thence some 1276 feet along the east property line to its southeast corner, thence some 450 feet northwest along its south line to a point, thence northeast some 1261 feet to a point, thence northeast some 84 feet to a point, thence northwest some 445 feet to a point in the north line of said property, thence southeast some 477 feet to the northeast corner of said property, the point of beginning as shown on the 9/21/16 revised site by MAP Engineering, project #16-171 submitted to the case file. Being part of the property described in Deed Book 10440, Pages 73 ROHC. Tax Map 172-056 (part) as shown on the attached map.

AND WHEREAS, the Planning Commission held a public hearing on this petition on October 10, 2016,

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

AND WHEREAS, no one was present in opposition 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,

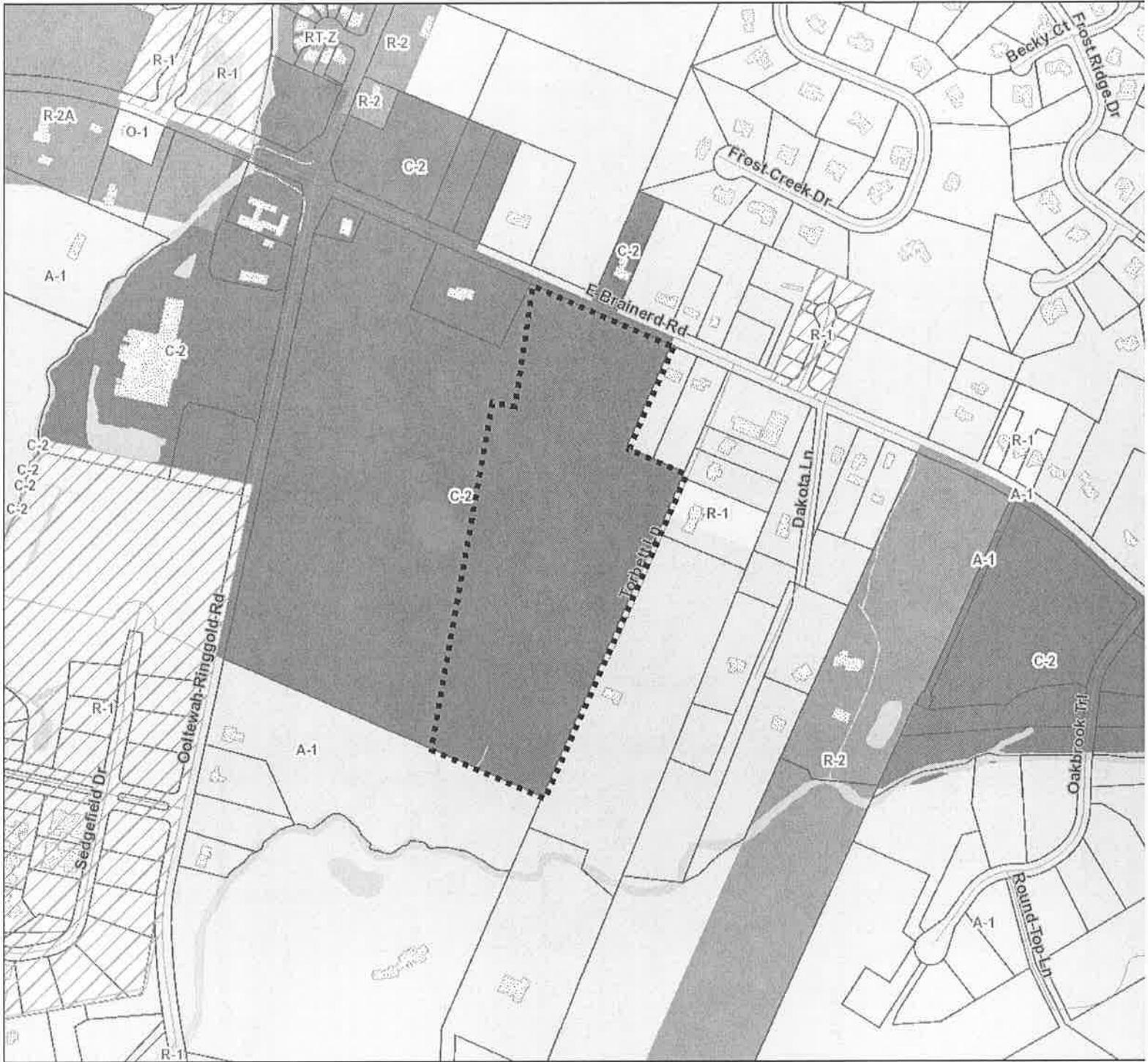
AND WHEREAS, the Planning Commission has determined that the proposal is supported by the adopted Land Use Plan for the area.

NOW THEREFORE, BE IT RESOLVED that the Planning Commission, on October 10, 2016, recommended to the County Mayor and Members of the County Commission that this petition be approved, subject to: (1) Black coated chain link fence along eastern property line; (2) Twenty foot (20') Type B landscape buffer along eastern and western property lines; (3) Single-family dwellings only; and (4) Road improvements to be approved by Hamilton County Engineering Department prior to going to County Commission meeting.

Respectfully submitted,



John Bridger
Secretary



2016-152 Special Exceptions Permit for a Residential PUD

PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2016-152:
 Approve, subject to the list of conditions in the Planning Commission Resolution



514 ft

