

2016-070 City of Chattanooga  
May 9, 2016

RESOLUTION

WHEREAS, Southeast Medical Properties, II, LLC 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-1 Residential Zone to R-4 Special Zone, property located at 7127 Igou Gap Road.

Lot 8, Frank Kelly Tract, Plat Book 14, Page 35, ROHC, Deed Book 8606, Page 440, ROHC. Tax Map148M-H-007 as shown on the attached map.

AND WHEREAS, the Planning Commission held a public hearing on this petition on May 9, 2016,

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

AND WHEREAS, the Planning Commission has determined that the proposal would be an extension of an existing zone.

NOW THEREFORE, BE IT RESOLVED that the Planning Commission, on May 9, 2016, recommended to the Members of the City Council of the City of Chattanooga that this petition be approved, subject to: 1) low impact lighting; 2) no access from Igou Gap; 3) increase buffer from 10' to 30' along Igou Gap Road and along the western property line; and 4) widen Jarnigan Road.

Respectfully submitted,



John Bridger  
Secretary



## 2016-070 Rezoning from R-1 to R-4

PLANNING COMMISSION RECOMMENDATION FOR CASE NO. 2016-070:  
 Approve, subject to: 1) low impact lighting; 2) no access from Igou Gap; 3) increase  
 buffer from 10' to 30'; and 4) widen Jarnigan Road.



352 ft

