

First Reading: September 23, 2025
Second Reading: September 30, 2025

2025-0123
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District No. 4
Planning Version

ORDINANCE NO. 14281

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 7417 AND 7423 MIN TOM DRIVE, FROM RN-1-6 RESIDENTIAL NEIGHBORHOOD ZONE TO RN-1-3 RESIDENTIAL NEIGHBORHOOD 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 properties located at 7417 and 7423 Min Tom Drive, more particularly described herein:

Lots 1 and 2, Revised Plat of Javer Trace, Plat Book 125, Page 22, ROHC, Deed Book 7949, Page 671, ROHC. Tax Map Number 149B-B-007 and 007.01.

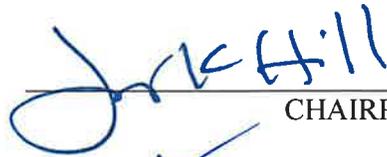
and as shown on the maps attached hereto and made a part hereof by reference, from RN-1-6 Residential Neighborhood Zone to RN-1-3 Residential Neighborhood Zone.

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

- 1) Maximum density of sixteen (16) lots;
- 2) ADU's are not permitted;
- 3) Provide a type 10-R Landscape Buffer along the western property line abutting the adjacent RN-1-6 Zoned Properties; and
- 4) Ten (10') foot Natural buffer to be provided along the eastern property line abutting the TRN-3 Zoned Properties.

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: September 30, 2025



CHAIRPERSON

APPROVED: DISAPPROVED:



MAYOR

/mem

2025-0123 Rezoning from RN-1-6 to RN-1-3



2025-0123 Rezoning from RN-1-6 to RN-1-3

