

**First Reading: March 10, 2026**  
**Second Reading: March 17, 2026**

2025-0189  
Stone Creek Consulting LLC  
c/o Allen Jones  
District No. 6  
Planning Version #2

ORDINANCE NO. 14340

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 2149 WEST SHEPHERD ROAD, FROM RN-2 RESIDENTIAL NEIGHBORHOOD ZONE TO TRN-3 TRADITIONAL RESIDENTIAL NEIGHBORHOOD ZONE, SUBJECT TO CERTAIN CONDITIONS.

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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 property located at 2149 West Shepherd Road, more particularly described herein:

Lot 34, Subdivision of Tract Number 7 of the Lilah Pope Shepherd Estate, Plat Book 13, Page 6, Deed Book 14061, Page 416, ROHC.  
Tax Map Number 148B-B-010.

and as shown on the maps attached hereto and made a part hereof by reference, from RN-2 Residential Neighborhood Zone to TRN-3 Traditional Residential Neighborhood Zone.

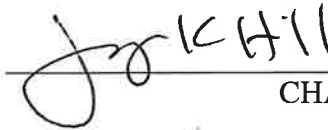
SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be subject to the following conditions:

- 1) Maximum building height of thirty-five (35') feet;


- 2) One hundred (100') feet maximum width per building mass (massed building);  
and
- 3) Ten (10') feet landscape buffer along southern property line.

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: March 17, 2026

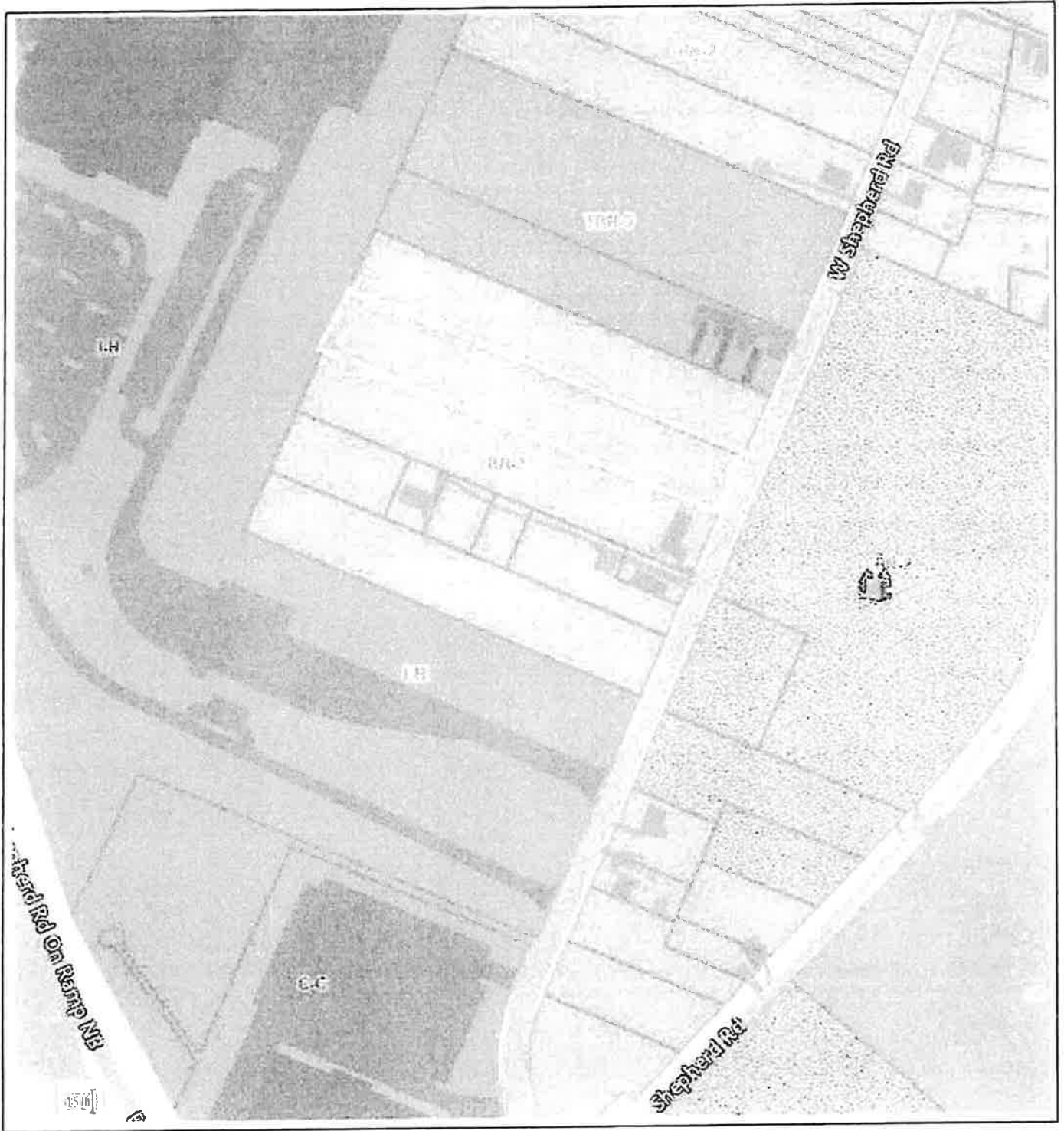
  
\_\_\_\_\_  
CHAIRPERSON

APPROVED:  DISAPPROVED:

  
\_\_\_\_\_  
MAYOR

/mem/v2

# 2025-0189 Rezoning from RN-2 to C-C with conditions



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