

## **NOTICE**

WHEREAS, petition to amend Ordinance No. 6958, known as the Zoning Ordinance, has been proposed to the City Council of the City of Chattanooga:

1) The Chattanooga-Hamilton County Regional Planning Commission has recommended that the following petitions to rezone be approved:

**2025-0089 Eric Hudson c/o Semnoz Properties, LLC.** 7117 Bonny Oaks Drive, from RN-1-6 Residential Neighborhood Zone to C-NT Neighborhood Transition Commercial Zone, subject to certain conditions.

**2025-0102 Seth Francis c/o Crunk Engineering.** Part of a property located at 6401 Mountain View Road, from C-C Commercial Corridor Zone to INST Institutional Zone, subject to certain conditions.

**2025-0105 N & R Properties.** 3524 Broad Street, from C-MU1 Commercial Mixed-Use Zone to C-R Regional Commercial Zone, subject to certain conditions.

**2025-0109 Riverton LLC.** 1100 block of Lupton Drive, from RN-3 Residential Neighborhood Zone to C-C Commercial Corridor Zone, subject to certain conditions.

**2025-0112 John Felkner and Louise Wilkins c/o Wilkins Partners, LP.** Properties located at 1721, 1723, 1725, and 1735 Joiner Road, from C-NT Neighborhood Transition Commercial Zone and RN-1-6 Residential Neighborhood Zone to RN-3 Residential Neighborhood Zone, subject to certain conditions.

2) The Chattanooga-Hamilton County Regional Planning Commission has recommended that the following petitions to rezone be denied:

**2025-0054 Joseph Postell.** Properties located at 7458 and 7460 Pinewood Drive, from RN-1-6 Residential Neighborhood Zone to RN-2 Residential Neighborhood Zone.

**2025-0099 Llew Boyd.** 4525 Hixson Pike, from C-C Commercial Corridor Zone to I-L Light Industrial Zone.

3) The Chattanooga-Hamilton County Regional Planning Commission has recommended that a condition be lifted from Ordinance No. 13935 of previous Case No. 2022-0233 on the following properties:

**2025-0111 Ben Berry c/o Berry Engineers.** Properties located at 4905 and 4907 Pattentown Road, lift Condition No. 1 from Ordinance No. 13935 of previous Case No. 2022-0233, and add a new condition.

The City Council of the City of Chattanooga, Tennessee will hold a public hearing in the Assembly Room, John P. Franklin Sr. City Council Building, located at 1000 Lindsay Street, Chattanooga, TN 37402, on

**August 12, 2025,**

at the 3:30 p.m. business meeting for the purpose of hearing any person whose property may be affected by, or who may otherwise be interested in, said amendments.

This the 27<sup>th</sup> day of July 2025.

**Nicole S. Gwyn  
City Council Clerk**