

ORDINANCE NO. 4718-19

AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF JOHNSON CITY, TENNESSEE BEING PART OF THE APPENDIX TO ORDINANCE NO. 1519 ENTITLED "AN ORDINANCE TO ADOPT A CODE OF LAWS AND ORDINANCES FOR THE CITY OF JOHNSON CITY, TENNESSEE, AND TO REPEAL ALL LAWS AND ORDINANCES IN CONFLICT THEREWITH", AND AMENDATORY THEREOF, BY CHANGING FROM B-4 (ARTERIAL BUSINESS) DISTRICT TO R-4 (MEDIUM DENSITY RESIDENTIAL) DISTRICT A PORTION OF CERTAIN PROPERTY (TAX MAP 021, PARCELS 049.01 & 049.11) LOCATED AT 4835 NORTH ROAN STREET.

BE IT ORDAINED BY THE CITY OF JOHNSON CITY AS FOLLOWS:

SECTION 1. That the Zoning Map of the city of Johnson City, Tennessee, being a part of the appendix to Ordinance No. 1519 entitled, "An Ordinance to Adopt a Code of Laws and Ordinances for the City of Johnson City, Tennessee, and to Repeal All Laws and Ordinances in Conflict Therewith," and all ordinances supplementary thereto and amendatory thereof, be and the same is hereby amended and modified by changing the zoning on property identified in the City of Johnson City and Washington County as County ID 090, Tax Map 021, Parcels 049.11 and a portion of 049.01, including those abutting rights-of-way and reaching to the respective centerlines from B-4 (Planned Arterial Business) District to R-4 (Medium Density Residential) District.

See legal property description and concept plan marked "Exhibit 'A'" hereto
See zoning map of the above-described property marked "Exhibit 'B'" hereto.

SECTION 2. BE IT FURTHER ORDAINED, That all ordinances and parts of ordinances in conflict herewith be and the same are hereby repealed.

SECTION 3. BE IT FURTHER ORDAINED, That this ordinance shall take effect from and after its passage on third and final reading and publication as required by law, the public welfare requiring it.

PASSED ON FIRST READING	<u>12-05-2019</u>
PASSED ON SECOND READING	<u>12-19-2019</u>
PASSED ON THIRD READING	<u>01-02-2020</u>

APPROVED AND SIGNED IN OPEN MEETING

ON THE 2nd DAY OF January, 2020

 /s/ Jenny Brock

MAYOR

ATTEST:

/s/ Janet Jennings

City Recorder

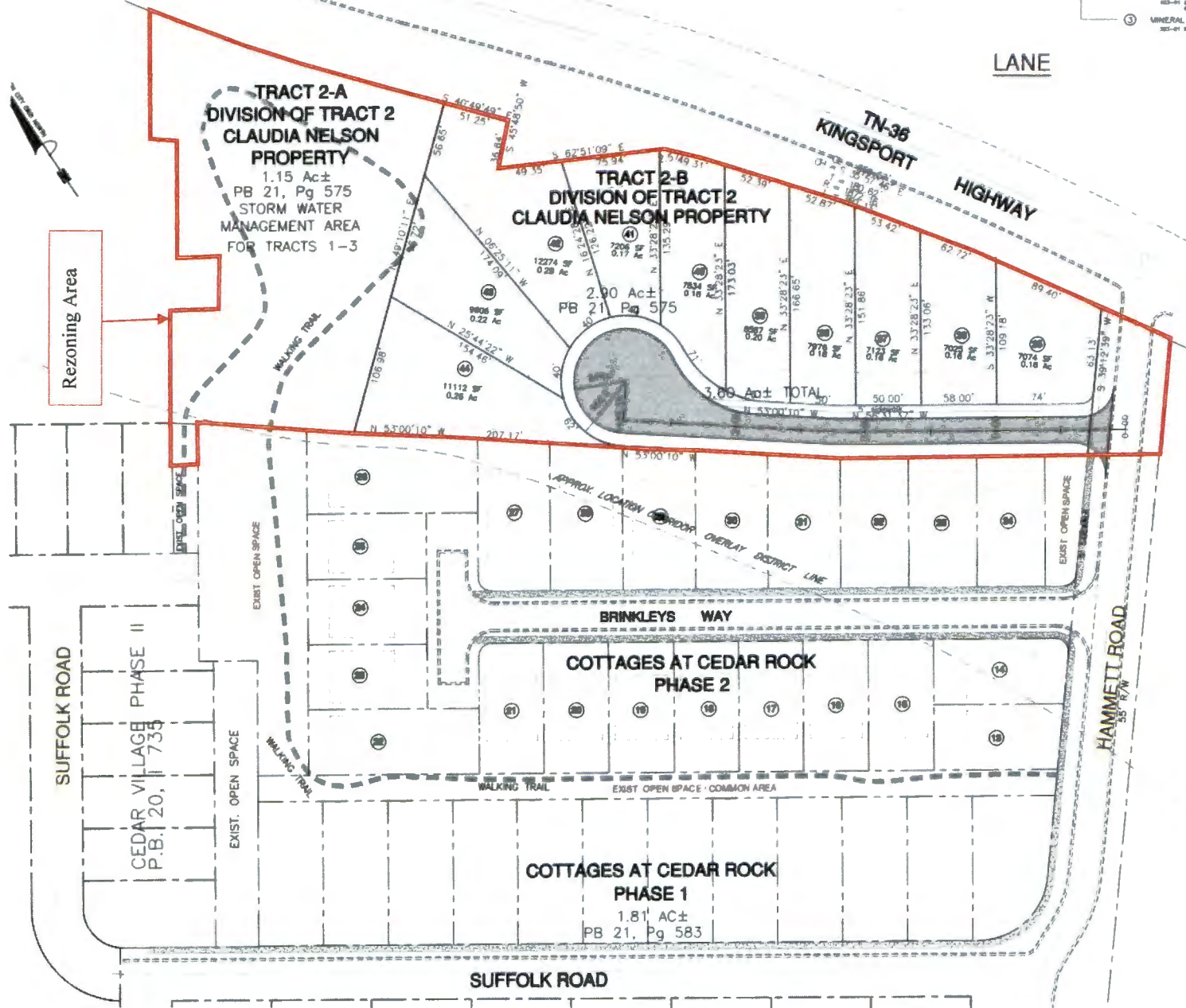
APPROVED AS TO FORM:

/s/ Sunny Sandos

City Attorney

“Exhibit ‘A’”

- ① 411-412-21 SURFACE AC
- ② 411-412-22 SURFACE AC
- ③ 411-412-23 SURFACE AC
- ④ 411-412-24 SURFACE AC
- ⑤ 411-412-25 SURFACE AC
- ⑥ BITUMINOUS GRADE 197-05-15 OVERLAY DISTRICT LINE
- ⑦ 411-412-26 SURFACE AC
- ⑧ MINERAL AGGREGATE 205-01 MINERAL AGGREGATE



Rezoning Area

LANE

SUFFOLK ROAD

CEDAR VILLAGE PHASE II
P.B. 20, Pg 735

EXIST. OPEN SPACE

EXIST. OPEN SPACE

WALKING TRAIL

SUFFOLK ROAD

COTTAGES AT CEDAR ROCK
PHASE 1
1.81 AC±
PB 21, Pg 583

COTTAGES AT CEDAR ROCK
PHASE 2

BRINKLEYS WAY

APPROX. LOCATION CORRIDOR
OVERLAY DISTRICT LINE

LANE
TN-36
KINGSPORT
HIGHWAY

HAMMETT ROAD
35' R/W

TRACT 2-A
DIVISION OF TRACT 2
CLAUDIA NELSON
PROPERTY
1.15 Ac±
PB 21, Pg 575
STORM WATER
MANAGEMENT AREA
FOR TRACTS 1-3

TRACT 2-B
DIVISION OF TRACT 2
CLAUDIA NELSON PROPERTY
2.90 Ac±
PB 21, Pg 575
3.00 Ac± TOTAL

EXIST. OPEN SPACE

EXIST. OPEN SPACE

WALKING TRAIL
EXIST. OPEN SPACE - COMMON AREA

“Exhibit ‘B’”

