

**ORDINANCE NO. 4668-18**

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 (PLANNED ARTERIAL BUSINESS) DISTRICT TO R-4 (MEDIUM DENSITY RESIDENTIAL) DISTRICT CERTAIN PROPERTY (038A-D-005.00) LOCATED AT 2833 E. OAKLAND AVE.

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**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 the following described property from B-4 (Planned Arterial Business) District to R-4 (Medium Density Residential) District.

See legal property depiction marked "Exhibit 'A'" hereto

See Concept Plan marked "Exhibit 'B'" hereto.

See zoning map of the above-described property marked "Exhibit 'C'" 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 BE IT FURTHER ORDAINED,** That all ordinances and parts of ordinances in conflict herewith be and the same are hereby repealed.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 10/04/2018

PASSED ON SECOND READING 10/18/2018

PASSED ON THIRD READING 11/01/2018

APPROVED AND SIGNED IN OPEN MEETING

ON THE \_\_\_\_1st\_\_\_\_ DAY OF November, 2018

/s/ Jenny Brock, Vice-Mayor

MAYOR

**ATTEST:**

/s/ Janet Jennings

**City Recorder**

**APPROVED AS TO FORM:**

/s/ Erick Herrin

**City Attorney**

“Exhibit ‘A’”

the Property, described as being in the County of Washington and State of Tennessee, to wit:

All that certain piece, tract or parcel of land, situated, lying or being in the corporate limits of the City of Johnson City, and in the 10<sup>th</sup> Civil District of Washington County, State of Tennessee, and more particularly described as follows, to-wit:

(1) BEGINNING at a metal pin in the southwesterly side of Oakland Avenue, said pin being 1402.71 feet in a southeasterly direction along the southwesterly side of Oakland Avenue from the easterly right of way line of Fulkerson Road;

(2) THENCE continuing with the southwesterly side of Oakland Avenue S 60 deg. 30' E 188.66 feet to an iron pin in said southwesterly side of Oakland Avenue;

(3) THENCE continuing with the southwesterly side of Oakland Avenue S 77 deg. 04' E, crossing a natural gas main and under an overhead telephone service, 30.94 feet to an iron pin at the intersection of the southerly side of Oakland Avenue and the westerly line of Twin Falls Drive;

(4) THENCE leaving the southerly side of Oakland Avenue, and near and northwesterly from Twin Falls Drive, S 60 deg. 37' 30" W. crossing a creek flowing from the southeast toward the northwest and crossing a natural gas main in all 270.00 feet to a metal pin;

(5) THENCE N 21 deg. 16' W. passing under an overhead electric service, in all 101.67 feet to a metal pin;

(6) THENCE N. 29 deg. 30' E passing under overhead electric service and also passing under overhead telephone service, crossing said creek flowing from southeast to northwest in all 158.00 feet to the place of the BEGINNING;

CONTAINING 0.689 acres (30,003.5 sq. ft.), be the same ever so much more or less;

HAVING THEREON a two-story rock and frame residence with two covered porches and a frame spring or well house;

AND BEING the same property a map or plat of which was prepared and made by William C. Hawk, Registered Land Surveyor No. 928, State of Tennessee, and is marked "Revised 6/24/83 map of a portion of the Morton Brothers Property Scale 1" = 50' date 6/23/83 drawn by WCH Job No. 83139 Civil District Tenth County Washington State of Tennessee", to which map or plat reference is here had and made.

BEING the same property conveyed from Carrie Morton McKenzie et al to James B. Shannon and wife, Catherine G. Shannon, by deed dated the 1<sup>st</sup> day of August, 1983, recorded in the Register's Office for Washington County, Tennessee at Jonesborough, in Deed Book 594, page 451, to which reference is here made.

This legal description is the same as set out in previous deeds of record.

“Exhibit B”



