

CITY OF RIDGETOP, TENNESSEE
ORDINANCE NO. 2022-109

Motion Failed

**AN ORDINANCE TO AMEND 95-34 THE ZONING ORDINANCE OF THE CITY OF
RIDGETOP, TENNESSEE, A REZONING OF 1.54 ACRES FROM LOW-DENSITY
RESIDENTIAL-AGRICULTURAL (R-1A) DISTRICT TO HIGH-DENSITY
RESIDENTIAL (R-3) FOR 1861 WOODRUFF AVE**

Whereas, the City of Ridgetop, Tennessee, by authority granted by Sections 13-7-201 through 13-7-210 of The Tennessee Code, adopted the Zoning Ordinance to provide for the establishment of districts within the corporate limits of Ridgetop, Tennessee, regulating within such districts the location, height, bulk, number and size of buildings, the percentage of open space, the density of population, the uses of land, buildings, and other structures, for the purpose of promoting the public health, safety, morals, convenience, order, prosperity, and general;

Whereas, ART V, Section 5.020 of 95-34, the Zoning Ordinance of the City of Ridgetop, Tennessee identifies the Official Zoning Map and amendments thereto for any zoning changes made to all properties lying in the corporate limits;

Whereas, the Ridgetop Municipal Planning Commission has duly recommended to the Board of Mayor and Aldermen that the Official Zoning Map for Ridgetop, Tennessee NOT be amended by the zoning change to the property as hereinafter described; and

Whereas, the Board of Mayor and Aldermen of the City of Ridgetop have reviewed such recommendation and have conducted a public hearing thereon.

NOW THEREFORE BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF RIDGETOP, TENNESSEE, that the Official Zoning Map for Ridgetop, Tennessee be amended by the rezoning request as follows:

To amend Ordinance 95-34, The Zoning Ordinance of the City of Ridgetop, to rezone the described property in Attached hereto and commonly referred to as 1861 Woodruff Ave, Greenbrier, Tennessee, from Residential Agricultural (R1-A) to High Density Residential (R-3).

Robertson County Tax Map 132L, Group B Parcel 57.00—1.54 acres [See 'ATTACHMENT']

This ordinance shall take effect and be in force from and after the date of its adoption, the public welfare demanding it.

Not Recommended by Planning Commission on August 25, 2022

Public Hearing Held on November 15, 2022

Failed 1st Reading: September 20, 2022

Failed 2nd Reading: November 15, 2022

MAYOR

CITY RECORDER

‘ATTACHMENT ’

Property Description

1861 Woodruff, Ave, Greenbrier, TN 37073

1.54 Acres

Being Tract No. 2 in the Re-Subdivision of Ridgetop Plaza, a plat of which is of record in plat book 3, Page 57, Register’s Office for Robertson County, Tennessee, to which record reference is hereby made for a more particular description thereof.

PLAT MATTERS: The above-described property is subject to easements, setback lines, notes, environmental and conservation notes and all other matters as indicated on the Re-Subdivision of Ridgetop Plaza, a plat of which is of record in Plat Book 3, Page 57, Register’s Office for Robertson County, Tennessee.

Being the same property conveyed to PNE Investments, LLC, of record in Record Book 2178, Page 309, Register’s Office for Robertson County, Tennessee.

