2003-053

APPLICATION NO: 2003-053 JURISDICTION: Hamilton County Dist. #5

APPLICANT: Princess Ann Hawkins

DATE OF PLANNING COMMISSION MEETING: April 14, 2003

LOCATION: 4824 Green Shanty Road

PRESENT ZONING: A-1 Agricultural District

REQUEST FOR: M-1 Industrial District

PROPOSED DEVELOPMENT: Storage of Classic Cars

SIZE OF TRACT: .9 Acres ±

ACCESS TO TRACT: Poor

SITE CHARACTERISTICS: Residential - Extended Zone

SURROUNDING DEVELOPMENT: M-1

EXTENSION OF EXISTING ZONE: Yes

IN ACCORDANCE WITH LAND USE PLAN: No

STAFF RECOMMENDATION: Deny PLANNING COMMISSION RECOMMENDATION: Deny

REASONS FOR RECOMMENDATION:

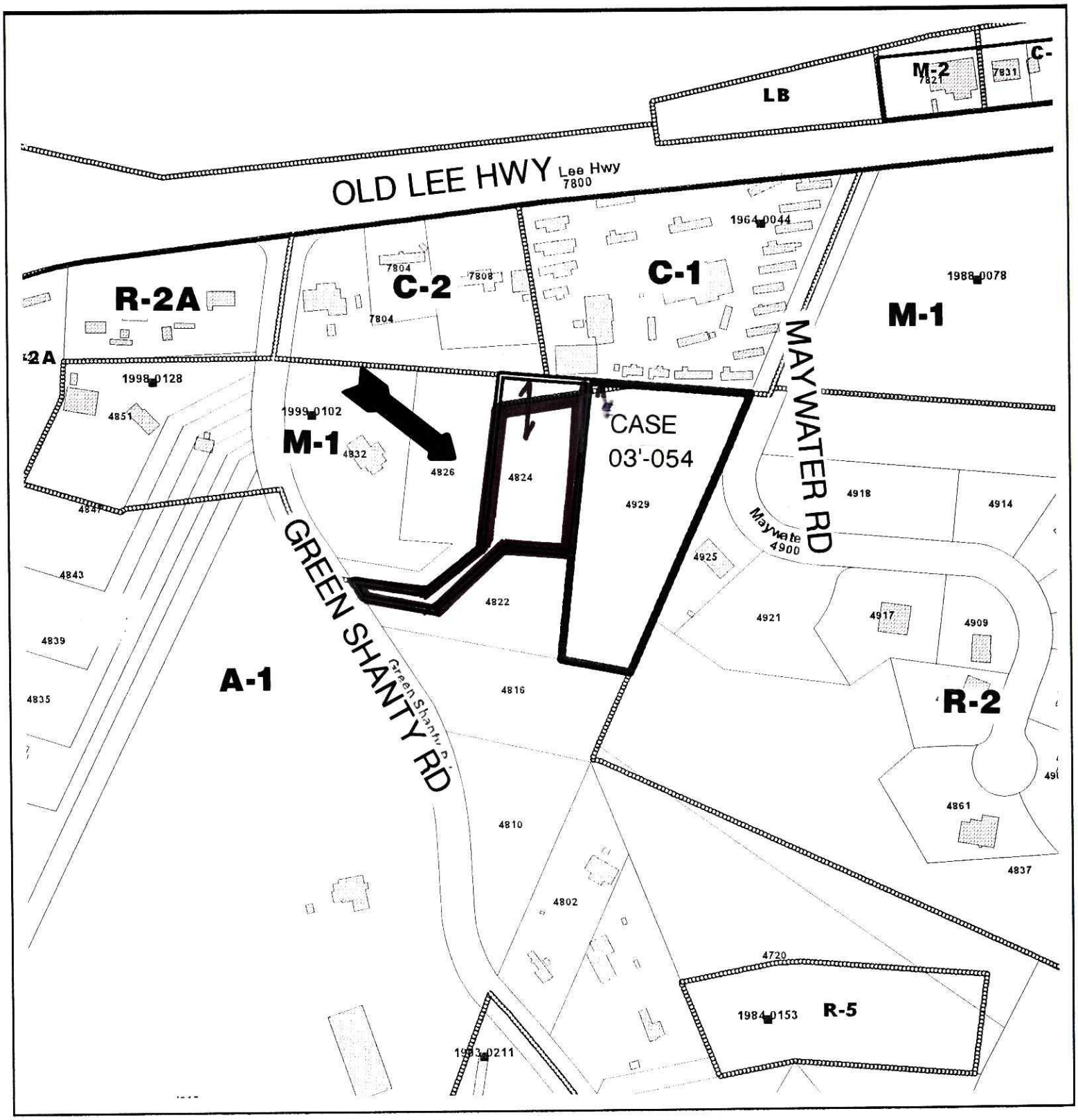
It would be preferable to place this use in an area already established for outdoor storage.

Even thought this is an extension of an existing zone it does not comply with the existing East Brainerd Plan.

This area has been changing over the past few years to a more residential neighborhood with new subdivisions in the Summitt area.

This property owner was warned in May of 1998 by the Director of Building and Zoning of the violation for the use of the property as a wrecking yard. Rezoning should not be used as a way to reward in the misuse of property.

CHATTANOOGA - HAMILTON COUNTY REGIONAL PLANNING AGENCY

HAMILTON COUNTY
CASE NO: 2003-0053
PC MEETING DATE: 4/14/2003
FROM: A-1
TO: M-1

1 in. = 200.0 feet