

RESOLUTION 08.03.20-Y

A RESOLUTION TO AMEND THE LOUDON COUNTY ZONING RESOLUTION, ARTICLE 5 ZONING DISTRICTS, SECTION 5.043 R-1 SUBURBAN RESIDENTIAL DISTRICT, PURSUANT TO TENNESSEE CODE ANNOTATED, SECTION 13-7-105

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §13-7-105 of the Tennessee Code Annotated, may from time to time, amend the number, shape, boundary, area or any regulation of or within any district or districts, or any other provision of any zoning resolution, and

WHEREAS, the Regional Planning Commission has forwarded a recommendation regarding the amendment to the Zoning Resolution of Loudon County, Tennessee, and

WHEREAS, a notice of public hearing and a description of the resolution appeared in the Loudon County newspaper, the News Herald on July 1, 2020 consistent with the provisions of Tennessee Code Annotated, §13-7-105, and

NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Resolution of Loudon County, Tennessee be amended as follows:

Section 1. That subsection C. 9. e. in Section 5.043 R-1 Suburban Residential District shall be amended by deleting it in its entirety and replacing it with the following:

e. designed with a maximum area density of 2.5 units per acre;

Section 2. At the end of the section C. 9. In Section 5.043 R-1 Suburban Residential District add the following:

Definitions:

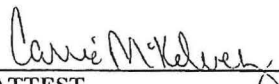
*Dwelling, Attached - A dwelling with one or more party walls, or one party wall in the case of a dwelling at the end of a group of attached dwellings.

*Dwelling, Multiple-Family - Two or more attached dwelling units.


Section 3. That subsection E. 4. in Section 5.043 R-1 Suburban Residential District shall be amended by deleting it in its entirety and replacing it with the following:

4. Land Area: No lot or parcel of land shall be reduced in size to provide separate lots or building sites of less than 20,000 square feet in area. Where there is an existing lot of record of less than 20,000 square feet, at the time of adoption of this Resolution, this lot may be utilized for the construction of one single-family dwelling, providing the lot in question has a public water supply and providing that said lot of record is not less than 7,500 square feet in area.

BE IT FINALLY RESOLVED, that this Resolution shall take effect immediately, the public welfare requiring it.


ATTEST


LOUDON COUNTY CHAIRMAN


APPROVED: LOUDON COUNTY MAYOR

DATE: 08-03-20

The votes on the question of approval of this Resolution by the Planning Commission on June 16, 2020 are as follows:

APPROVED: 9

DISAPPROVED: 0



ATTEST: SECRETARY LOUDON COUNTY
REGIONAL PLANNING COMMISSION