

ORDINANCE NO. 040424

AN ORDINANCE AMENDING THE TEXT OF THE
TELLICO PLAINS ZONING ORDINANCE,
ARTICLE 5. SECTION 5.050. R-1, LOW DENSITY RESIDENTIAL DISTRICT,
SUBSECTION E. 1. MINIMUM LOT SIZE

WHEREAS, the Mayor and Board of Aldermen of the Town of Tellico Plains, Tennessee, in accordance with Section 13-7-203 and 13-7-204 of the *Tennessee Code Annotated* may from time to time amend the text of the Zoning Ordinance, and;

WHEREAS, the Tellico Plains Regional Planning Commission has considered the needs of the City, and has recommended the amendment to the Tellico Plains Zoning Ordinance, and;

WHEREAS, the Mayor and Board of Aldermen finds the amendment of the Zoning Ordinance to be in the best interests of the Town;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE TOWN OF TELLICO PLAINS, TENNESSEE, THAT:

SECTION 1. Article 5, Section 5.050, R-1, Low Density Residential District, Subsection E, Dimensional Requirements, 1. Minimum Lot Size be amended by deleting it in its entirety and replacing it with the following:

1. Minimum Lot Size for single family dwelling with public sewer and water: 7,500 square feet in area and 90' wide at the building setback line.

SECTION 2. This ordinance shall take effect upon adoption, the public welfare requiring it.

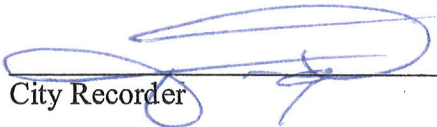
Passed on first reading: April 4, 2024

Passed on second reading: May 2, 2024

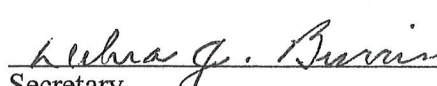
Public hearing held: May 2, 2024

Certified by Planning Commission: December 11, 2023

ATTEST:


City Recorder


Mayor


Secretary