

ORDINANCE NO. 19-13

AN ORDINANCE TO AMEND THE ZONING MAP FROM R-20 LOW DENSITY RESIDENTIAL TO C-1R CENTRAL BUSINESS-GATEWAY INFILL RESIDENTIAL ON WEST DRIVE

WHEREAS, the City's Zoning Ordinance intent and purpose includes but is not limited to dividing the city into zones and districts restricting and regulating therein the location, construction, reconstruction, alteration, and use of buildings, structures, and land for residential, business, commercial uses; and,

WHEREAS, the City's Comprehensive Plan defines the area of the property as the White House Crossroads Character Area which is characterized by a compatible mixture of commercial, civic, and residential uses that help form the most urban center of the community; and,

WHEREAS, the property owner requests to remove the existing mobile home structure and construct two detached single-family homes on the existing non-conforming lot of record that contains limited property dimensions that would limit other zoning districts regarding minimum lot size and building setbacks; and,

WHEREAS, The City of White House Regional Planning Commission on Monday June 10, 2019 reviewed and approved the rezoning request; and,

NOW, THEREFORE, BE IT ORDNANIED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF WHITE HOUSE, TENNESSEE THAT THE FOLLOWING APPLY:

**SECTION 1.** That the City of White House Zoning Map be amended from R-20, Low Density Residential to C-1R, Central Business-Gateway Infill Residential for the property included in "EXHIBIT A" and described as follows:

106 WEST DRIVE: PROPERTY TAX MAP 107 1, GROUP B, PARCEL 043.00-0.29 ACRES AS SHOWN IN THE RECORDS OF THE ASSESSOR OF PROPERTY OF ROBERTSON COUNTY, TENNESSEE.

**SECTION 2.** That the Board of Mayor and Aldermen of the City of White House, Tennessee, hereby certify that this Ordinance has been submitted to the Planning Commission of the City of White House for a recommendation, and a notice of hearing thereon has been ordered after at least fifteen (15) days notice of the time and place of said meeting has been published in a newspaper circulated in the City of White House, Tennessee. This Ordinance shall take effect fifteen (15) days from the date of its final reading and adoption by the Board of Mayor and Aldermen, and publication, the public welfare demanding it.

**SECTION 3.** If any section, clause, provision, or portion of this Ordinance is for any reason declared invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect any other section, clause, provision or portion of this Ordinance which is not itself invalid or unconstitutional.

**SECTION 4.** In case of conflict between this Ordinance or any part thereof and the whole or part of any existing or future Ordinance of the City of White House, the most restrictive shall in all cases apply.

First Reading: June 20, 2019 PASSED

Second Reading: July 18, 2019 PASSED

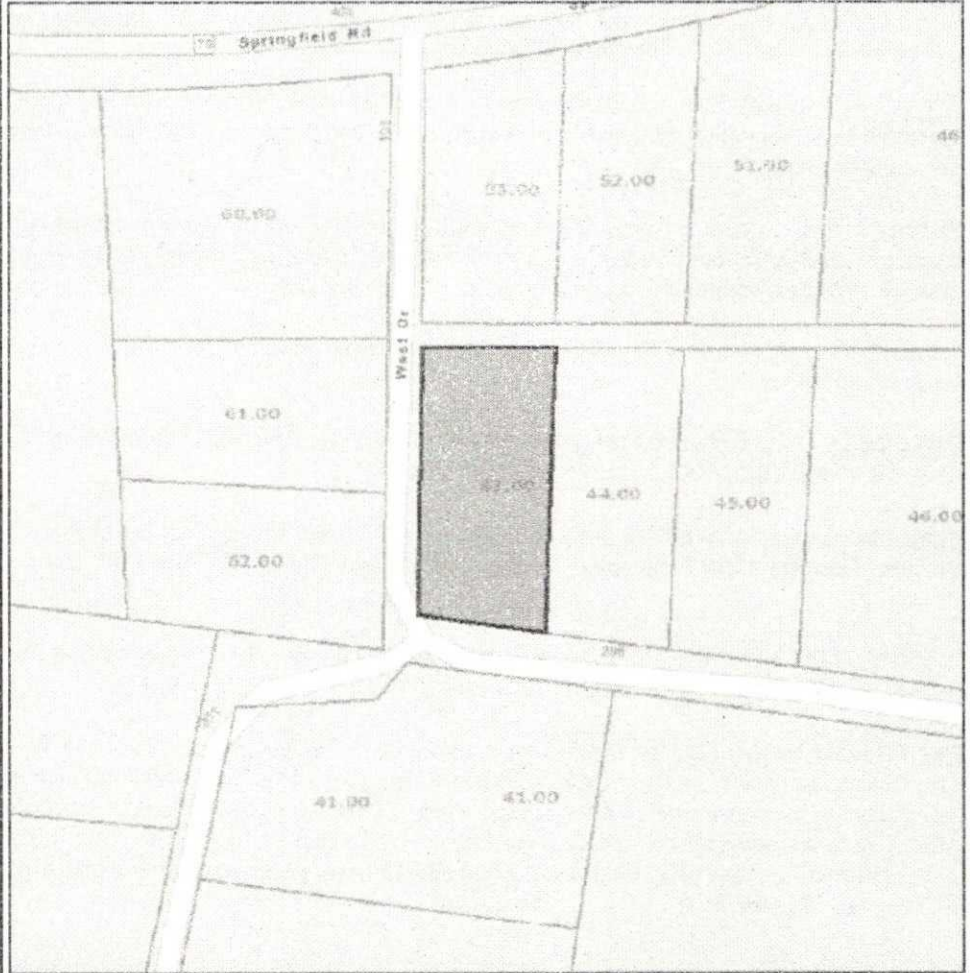
  
Michael Arnold, Mayor

ATTEST:

  
Derek Watson, City Recorder

ORDINANCE NO 19-13  
"EXHIBIT A"

Robertson County - Parcel: 1071 B 043.00



Date: May 7, 2019  
County: Robertson  
Owner: FRY HILTON GLENN  
Address: WEST DR 106  
Parcel Number: 1071 B 043.00  
Deeded Acreage: 0  
Calculated Acreage: 0  
Date of Imagery: 2013

Source: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Swisstopo, DeLorme, NAVTEQ, IGN, IGPP, Esri OpenStreetMap contributors, and the GIS User Community  
By Contributor: GIS  
State of Tennessee, Comptroller of the Treasury, Office of Local Government

The property lines are compiled from information maintained by your local county Assessor's office but are not conclusive evidence of property ownership in any court of law.