

HARTSVILLE/TROUSDALE COUNTY GOVERNMENT

ORDINANCE #259-2022-29

**AN ORDINANCE TO AMEND ARTICLE V, SECTION 5.020 OF THE
ZONING RESOLUTION OF HARTSVILLE, TENNESSEE AND THE
ZONING ORDINANCE OF TROUSDALE COUNTY, TENNESSEE,
BY REZONING TAX MAP 019N GROUP B PARCEL 004.00
FROM R1 TO R2**

WHEREAS, the land use controls of Hartsville/Trousdale County, Tennessee have been adopted for the purpose of promoting the public health, safety, morals, convenience, order, prosperity, and general welfare of the community; and

WHEREAS, the location and boundaries of the zoning districts established by this resolution and ordinance, are bounded, and defined as shown on the official zoning map, entitled Zoning Map of Trousdale County, Tennessee, and any amendment thereto; and

WHEREAS, the Hartsville/Trousdale County Regional Planning Commission has duly reviewed and recommended these requests to the County Commission; and

WHEREAS, the County Commission has reviewed such recommendation and has conducted a public hearing prior to the second reading.

NOW, THEREFORE, BE IT ORDAINED BY THE HARTSVILLE/TROUSDALE COUNTY COMMISSION:

That the Zoning Map of Hartsville/Trousdale County, Tennessee be amended by the rezoning of one parcel from R-1 Residential to R-2 Residential identified as follows:

Trousdale County Tax Map 019N Group B Parcel 004.00;

This being a total of 8,029 square feet located on Planters St, Hartsville, TN; and

BE IT ENACTED that this ordinance shall take effect from and after its adoption, the public welfare requiring it.

*This Rezoning request has an unfavorable recommendation by Planning Commission September 12, 2022
Public Hearing to be held on October 24, 2022 if passed at 1st reading*

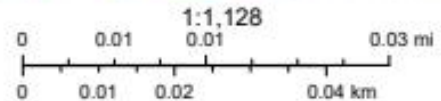
APPLICANT WITHDREW REZONING REQUEST.

Trousdale County - Parcel: 019N B 004.00



Date: September 13, 2022

County: Trousdale
Owner: CARMAN HAROLD GENE IV ETUX
Address: PLANTERS ST
Parcel Number: 019N B 004.00
Deeded Acreage: 0
Calculated Acreage: 0
Date of TDOT Imagery: 2017
Date of Vexcel Imagery: 2021



Esri, HERE, GeoTechnologies, Inc., TDOT, Esri, HERE, Garmin, GeoTechnologies, Inc., State of Tennessee, Comptroller of the Treasury, Office of Local Government (OLG)

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.

HARTSVILLE/TROUSDALE COUNTY
Sam Edwards | Zoning & Building Inspector
328 Broadway, Room 1 | Hartsville, TN 37074
office (615) 374-1125 | fax (615) 374-0558

8/26/22
MR # 529

ZONING CHANGE

PARCEL INFORMATION

Current Zoning R-1 Requested Zoning R-2 Reason Build a duplex
Property Owner Harold Gene Carmon IV + Taylor Carmon Phone _____
Property Address Planters Street, Hartsville TN 37074
Lot Size 8,029 sq ft Road Frontage 171' ft. Easements _____ ft
Tax Map Number 19-N Group B Parcel 4 Record/Deed Book 141/211
Subdivision Name _____ Phase _____ Lot # 1
Water Source City Sewer or Septic Sewer

APPLICANT INFORMATION

Applicant Name Gene Carmon IV Phone _____
Mailing Address _____ TN _____
Email: _____

IMPACT INFORMATION

Zoning of Surrounding Properties R-1, I-1
Names of Surrounding Property Owners Joyce Nipper, Wayne Pryor, Kathleen Hickman
Howard Hawkins, Dennis Goke
Affected Roads Planters Street
Schools Affected _____
Public Utilities Hartsville Water, Tri County Electric

ACTION TAKEN

Reviewed by Planning Commission _____ Action _____
Reviewed by BZA _____ Action _____
Zoning Ordinance at County Commission
1st Reading _____ Action _____
Public Hearing _____ Action _____
2nd Reading _____ Action _____
Passed _____ Failed, state reason _____

Applicant Signature

Date Submitted

\$100 Application fee

