



**AGENDA ACTION FORM**

**Consideration of an Ordinance to Amend Zoning of Tax Map 120, Parcel 3.70, Located Along Fordtown Road from the B-3, Highway Oriented Business District and the M-1R, Light Manufacturing Restricted District to the R-3, Low Density Apartment District.**

To: Board of Mayor and Aldermen  
From: Chris McCartt, City Manager *CM*

Action Form No.: AF-266-2023  
Work Session: August 14, 2023  
First Reading: August 15, 2023  
Final Adoption: September 19, 2023  
Staff Work By: Ken Weems  
Presentation By: K. Weems

**Recommendation:**

- Hold public hearing
- Approve ordinance amending the zoning ordinance to rezone Tax Map 120, Parcel 3.70, located along Fordtown Road from the B-3, Highway Oriented Business District and the M-1R, Light Manufacturing Restricted District to the R-3, Low Density Apartment District.

**Executive Summary:**

This is an owner-requested rezoning of approximately 6.3 acres located along Fordtown Road from the B-3 zone and M-1R zone to the R-3 zone. The purpose of the rezoning is to facilitate future multifamily residential development at the rezoning site. Neutral public comment was received on this item by city staff in the field and during the Planning Commission meeting. During their July 2023 regular meeting, the Kingsport Regional Planning Commission voted to send a positive recommendation to the Board of Mayor and Aldermen in support of approving the rezoning request by a vote of 6-0. The notice of public hearing was published on July 31, 2023.

**Attachments:**

1. Notice of Public Hearing
2. Zoning Ordinance
3. Staff Report

	Y	N	O
Cooper	—	—	—
Duncan	—	—	—
George	—	—	—
Montgomery	—	—	—
Olterman	—	—	—
Phillips	—	—	—
Shull	—	—	—