

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN to all citizens of the City of Kingsport, Tennessee, to all persons interested, and the public at large that the City of Kingsport Board of Mayor and Aldermen will conduct a Public Hearing during its regular business meeting on March 7, 2023 to consider the rezoning of Tax Map 046O, Group D, parcels 21, 22, 23, 24, 25, 25.05, and 26 from the R-2, R-1B, and B-3 districts to the R-4 district. The regular business meeting will begin at 7:00 p.m. in the Board Room located on the third floor of City Hall, 415 Broad Street, Kingsport, Tennessee.

The property proposed for rezoning is generally described as follows:

Located in the 11th Civil District of Sullivan County, Tennessee and being more particularly described as follows:

BEGINNING at a point in the northern right-of-way line of Oak Street, said point also being the northeastern corner to Lot 1, Subdivision of the greater Kingsport Alliance for Development Inc. Property and the southwestern corner to Karen Lucas Biscardi Etvir and Donna L. Biscardi Etvir (Deed Book 3421, Page 1230);

Thence, with the northern right-of-way line of Oak Street, South 63 degrees 51 minutes 00 seconds West – 204.48 feet to an iron rod on the northern right-of-way of East Center Street;

Thence, with the northern right-of-way of East Center Street, North 74 degrees 53 minutes 50 seconds West – 36.02 feet to an iron rod on the eastern right-of-way of Myrtle Street;

Thence, with the eastern right-of-way of Myrtle Street the following two courses:

- (1) North 29 degrees 50 minutes 00 seconds West – 63.72 feet to an iron rod;
- (2) North 29 degrees 07 minutes 00 seconds West – 35.00 feet to an iron rod, a common corner to Lot 1 and Lot 2, Subdivision of the greater Kingsport Alliance for Development Inc. Property;

Thence, leaving the eastern right-of-way of Myrtle Street and continuing with the common line between Lot 1 and Lot 2, the following two courses:

- (1) North 60 degrees 10 minutes 00 seconds East – 102.63 feet to and rod;
- (2) North 29 degrees 50 minutes 00 seconds West – 10.00 feet to an iron rod on the line of Rhonda Lynn Johnson & Ronald E. Dingus (Deed Book 1070C, Page 76);

Thence, with Rhonda Lynn Johnson & Ronald E. Dingus, North 60 degrees 10 minutes 00 seconds East – 80.94 feet to an iron rod on the line of Victoria A. Duty (Deed Book 2546C, Page 380)

Thence, with Victoria A. Duty the following two courses:

- (1) South 41 degrees 08 minutes 00 seconds East – 45.90 feet to an iron rod;
- (2) North 49 degrees 25 minutes 00 seconds East – 41.36 feet to an iron rod, the southwestern corner to Karen Lucas Biscardi Etvir and Donna L. Biscardi Etvir (Deed Book 3421, Page 1230);

Thence, with Karen Lucas Biscardi Etvir and Donna L. Biscardi Etvir, South 26 degrees 09 minutes 00 seconds East – 110.22 feet to the BEGINNING.

Containing 0.678 Acres more or less.

All interested persons are invited to attend this meeting and public hearing. Additional information concerning this proposal may be obtained by contacting the Kingsport Planning Division, telephone 423-229-9485.

All City of Kingsport public meetings are conducted in accessible locations. If you require accommodations to participate in this meeting, these may be requested by calling (423) 229-9401, ext. 5 or by emailing ADAContact@KingsportTN.gov at least 72 hours in advance. Copies of any documents used are available in accessible formats upon request.



CITY OF KINGSPORT
Angie Marshall, City Clerk
PIT: 2/20/2023