

ORDINANCE NO. _____

AN ORDINANCE TO FURTHER AMEND THE ZONING CODE, TEXT AND MAP, TO REZONE A PORTION OF PROPERTY LOCATED ALONG MEMORIAL BOULEVARD FROM THE B-3, HIGHWAY ORIENTED BUSINESS DISTRICT TO PD, PLANNED DEVELOPMENT DISTRICT IN THE 7TH CIVIL DISTRICT OF SULLIVAN COUNTY; TO FIX A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; AND TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

BE IT ORDAINED BY THE CITY OF KINGSPORT, AS FOLLOWS:

SECTION I. That the zoning code, text, and map, be and the same is hereby further amended to rezone a portion of property located along Memorial Boulevard from the B-3, Highway Oriented Business District to PD, Planned Development District in the 7th Civil District of Sullivan County; said area to be rezoned being further and more particularly described as follows:

BEGINNING AT AN IRON REBAR IN THE SOUTHWEST RIGHT OF WAY LINE OF MEMORIAL BLVD, HIGHWAY 126, BEING THE NORTHERN CORNER OF THE HYATT PROPERTY, (DEED BOOK 3528 PAGE 60) THENCE LEAVING SAID ROAD AND WITH SAID HYATT PROPERTY S 53°11' 43" W 257.01' TO AN IRON REBAR, THENCE LEAVING HYATT PROPERTY AND RUNNING ACROSS PARCEL 048 039.50 N 35°59' 44" W 397.24' TO A POINT IN THE LINE OF PARCEL 048 036.10, THENCE LEAVING PARCEL 048 039.50 AND CROSSING PARCEL 048 036.10 THE FOLLOWING 5 CALLS: 1) N 40°59' 39" W 321.98' TO A POINT, 2) N 84°28' 56" W 98.66' TO A POINT, 3) S 47°44' 44" W 14.59' TO A POINT, 4) S 25°20' 33" E 47.42' TO A POINT, AND 5) S 66°42' 16" W 140.65' TO A POINT IN THE LINE OF PARCEL 048 036.05, THENCE WITH THE LINE OF PARCEL 048 036.05 N 49°55' 04" E 134.94' TO A POINT BEING THE SOUTH CORNER OF PARCEL 048 036.06, THENCE CONTINUING WITH THE EAST LINE OF PARCEL 048 036.05 AND ALSO WITH THE WESTERN LINE OF PARCEL 048 036.06 THE FOLLOWING 2 CALLS: 1) N 25°14' 51" W 203.20' TO A POINT, AND 2) ON A CURVE TO THE RIGHT HAVING A RADIUS OF 50.00' AND A CHORD BEARING AND DISTANCE OF N 1°28' 36" E 44.82' TO A POINT IN THE SOUTHWEST RIGHT OF WAY LINE OF THE AFOREMENTIONED HIGHWAY 126, THENCE LEAVING PARCEL 048 036.05 AND CONTINUING WITH SAID RIGHT OF WAY LINE THE FOLLOWING 5 CALLS: 1) ON A CURVE TO THE RIGHT HAVING A RADIUS OF 788.60 AND A CHORD BEARING AND DISTANCE OF S 85°11' 01" E 54.06' TO A POINT, 2) ON A CURVE TO THE RIGHT HAVING A RADIUS OF 788.60 AND A CHORD BEARING AND DISTANCE OF S 60°08' 49" E 618.13' TO A POINT, 3) S 37°03' 22" E 27.18' TO AN IRON REBAR, 4) N 56°29' 41" E 19.98' TO AN IRON REBAR AND 5) S 36°48' 17" E 379. TO THE POINT OF BEGINNING, CONTAINING 5.114 ACRES

SECTION II. Any person violating any provisions of this ordinance shall be guilty of an offense and upon conviction shall pay a penalty of FIFTY DOLLARS (\$50.00) for each offense. Each occurrence shall constitute a separate offense.

SECTION III. That this ordinance shall take effect from and after the date of its passage and publication, as the law directs, the public welfare of the City of Kingsport, Tennessee requiring it.

PAUL W. MONTGOMERY
Mayor

ATTEST:

ANGELA MARSHALL
Deputy City Recorder

APPROVED AS TO FORM:

RODNEY B. ROWLETT, III
City Attorney

PASSED ON 1ST READING _____
PASSED ON 2ND READING _____