

Monteagle Regional Planning Commission
6:00 PM CST, March 5, 2019

Meeting Agenda

- I. Call to Order
 - ___ Ron Terrill, Chair
 - ___ Carter Underhill, Vice-Chair
 - ___ Tony Gilliam, Secretary
 - ___ Jessica Blalock, Vice-Mayor
 - ___ Peter Beasley

- II. Approval of Previous Meeting Minutes

- III. Staff and Community Reports
 - A. Staff-approved plat report (none)
 - B. Building inspector's report

- IV. Old Business
 - A. Any properly presented old business

- V. New Business
 - A. Zoning Ordinance Amendment
 - 1. Allowing Agricultural Uses in Commercial Zones
 - B. Zoning Map Discussion
 - C. Any properly presented new business

- VI. Adjournment

ORDINANCE NO. _____

AN ORDINANCE TO AMEND THE ZONING ORDINANCE TO ADD PROVISIONS FOR AGRICULTURAL USES IN THE C-1, C-2, AND C-3 ZONING DISTRICTS ON PARCELS OF AT LEAST 50 ACRES OR MORE IN THE TOWN OF MONTEAGLE, TENNESSEE

WHEREAS, *Tennessee Code Annotated (TCA)* § 13-7-201 provides the authority for the zoning of territories within a municipality; and

WHEREAS, the Monteagle Regional Planning Commission has certified zoning districts as provided for in *TCA* § 13-7-202; and

WHEREAS, *TCA* § 13-7-204 authorizes amendments to a zoning map and text of the zoning ordinance; and

WHEREAS, in accordance with *TCA* § 13-7-203, subsection (a), the Monteagle Regional Planning Commission has approved and recommended the zoning ordinance amendments herein described to the Monteagle Mayor and Board of Aldermen; and

WHEREAS, in accordance with *TCA* § 13-7-203 subsection (a), an advertised public hearing was held regarding this zoning ordinance amendment.

BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE TOWN OF MONTEAGLE, TENNESSEE, that Section 501, Schedule of Permitted Uses, be amended as follows:

Section 1. Edit Section 501 table, subsection “Other Land Uses”, to include “Agricultural Uses” within C-1, C-2, and C-3 zones;

Section 2. Include the following within Chapter Five as Section 503:

- This use includes tilling of soil, the raising of crops, horticulture, and gardening, but not including the keeping or raising of domestic animals or fowl, except household pets, and not including agricultural industry or business, such as fruit or vegetable-packing plants, animal hospitals, or similar uses.
 - o Agricultural uses are permitted on a single parcel of at least 50 or more acres.

Section 4. Renumber all following sections in Chapter Five sequentially beginning with 504 to maintain alphabetical order.

BE IT FURTHER ORDAINED THAT this Ordinance shall be effective immediately upon final passage, the public welfare requiring it.

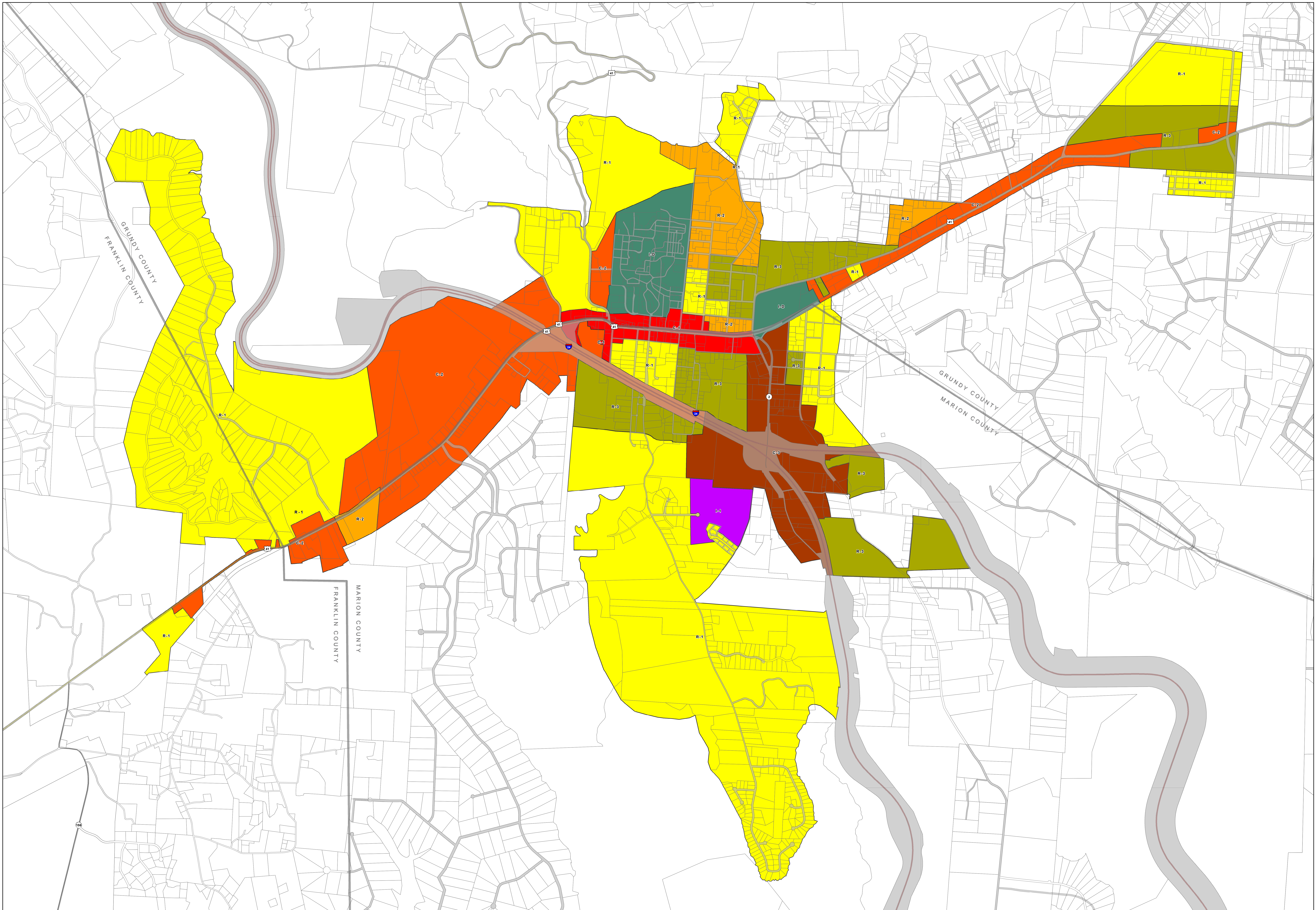
First Reading: _____

Second Reading _____

Date of Public Hearing: _____

Mayor, Town of Monteagle

Attest: _____
Town Recorder



LEGEND

- Planned Unit Development Overlay
- R-1 Low Density Residential District
- R-2 Medium Density Residential District
- R-3 High Density Residential District
- C-1 Central Business District
- C-2 Highway Business District
- C-3 Interchange District
- I-1 Light Industrial District
- I-2 Institutional Development District

**Zoning
Monteagle, Tennessee**

This Zoning Map was officially adopted by the Monteagle Board of Mayor and Alderman,
meeting in regular session on _____ by a majority of the members present.

Town Recorder

Mayor, Town of Monteagle

Amendments after June 1, 2010

ORD NUM	DATE	ORD NUM	DATE
63-10-44A	6/29/10		
05-12	6/29/12		
08-14	10/27/14		
18-01	3/26/18		
18-03	5/29/18		

Map Prepared By:
Community Development
Southeast Tennessee Development District
Chattanooga, TN
Geographic Information Systems

This map is for planning purposes only.
This is not an engineering map.

Source: SETDD & 2016 TNBMP Data

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