

ORDINANCE 2026 –

AN ORDINANCE AMENDING PART B OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF MT. JULIET, TENNESSEE, KNOWN AS THE ZONING REGULATIONS (ORDINANCE 2001-29), ADOPTED OCTOBER 8, 2001, AS AMENDED, BY AMENDING ARTICLE V, SECTION 5-104.3, VARIABLE LOT RESIDENTIAL DEVELOPMENT

WHEREAS, the City desires to amend Article V, Section 5-104.3, Variable Lot Residential Development, by repealing and removing the section entirely; and

WHEREAS, the Planning Commission considered this request during their meeting of November 20, 2025 and forwarded a positive recommendation to the Board of Commissioners with a vote of 7-0-0; and

WHEREAS, Article V of the Zoning Regulations is desired to be modified as follows:

Part	Article	Section	Section Title	Action
B	V	5-104.3	Variable Lot Residential Development	Repealed

; and

WHEREAS, the specific amendments desired to be made to Article V, Section 5-104.3 of the Zoning Regulations are shown in redline form in the attached Exhibit A.

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of the City of Mt. Juliet, Tennessee as follows:

Section 1. The Zoning Regulations, Article V, Section 5-104.3, titled “Variable Lot Residential Development,” is hereby repealed in its entirety.

BE IT FURTHER ORDAINED

In case of conflict between this ordinance or any part hereof, and the whole part of any existing ordinance of the City, the conflicting ordinance is repealed to the extent of the conflict but no further.

If any section, clause, or provision or portion of this ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect any other section, clause, or provision or portion of this ordinance.

This ordinance shall take effect on the earliest date allowed by law.

PASSED:

FIRST READING: January 12, 2026

SECOND READING:

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James Maness, Mayor

Kenny Martin, City Manager

ATTEST:

Jennifer Hamblen, CMC, City Recorder

APPROVED AS TO FORM:

Samantha A. Burnett, City Attorney