

ORDINANCE NO. _____

AN ORDINANCE TO AMEND THE LAND USE PLAN FOR THE PROPERTY KNOWN AS ELLIOTT RESERVE LOCATED AT 12440 & 12582 LEBANON ROAD, MAP 053, PARCELS 101.01 & 102.00, FROM THOROUGHFARE COMMERCIAL TO MIXED-USE.

WHEREAS, a public hearing before the City Commission of the City of Mt. Juliet was held on August 12, 2024 and notice thereof published in the Chronicle of Mt. Juliet on July 31, 2024; and

WHEREAS, the City of Mt. Juliet Regional Planning Commission considered this request during their meeting of June 20, 2024, and gave it a positive recommendation (8-0-0); and

WHEREAS, the City of Mt. Juliet Board of Commissioners desires to amend the land use plan for the property from Thoroughfare Commercial to Mixed-Use; and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF MT. JULIET, TENNESSEE, WHILE IN REGULAR SESSION ON _____, 2024 as follows:

SECTION 1. – LAND USE PLAN AMENDMENT. The land use plan for the property described in Exhibit A is hereby amended from Thoroughfare Commercial to Mixed-Use. The land use will revert back to Thoroughfare Commercial if the Preliminary Master Development Plan Planned Unit Development fails.

LEGAL DESCRIPTION – See Exhibit A.

SECTION 2. – PLANNING COMMISSION RECOMMENDATION – This matter was considered by the Planning Commission and the item received a positive recommendation (8-0-0) in a regular meeting held on June 20, 2024.

SECTION 3. – PUBLIC HEARING – The zoning changes were the subject of a public hearing held on _____ at 6:15 p.m.

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ordinance or any part hereof, and the whole part of any existing ordinance of the City, the conflicting ordinance is repealed to the extent of the conflict but no further.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

James Maness, Mayor

FIRST READING: _____

SECOND READING: _____

ATTEST:

Sheila S. Lockett, MMC
City Recorder

Kenny Martin, City Manager

APPROVED AS TO FORM:

Samantha Burnett
City Attorney