

ORDINANCE 21-985

AN ORDINANCE TO AMEND THE ZONING ORDINANCE DEFINITION OF BUILDING HEIGHT TO INCLUDE A PROVISION FOR SLOPED/PITCHED BUILDING ROOFS

WHEREAS, the City's Zoning Ordinance, intent and purpose includes defining reasonable standards to which buildings or structures shall conform to provide adequate light, air, privacy, and convenience of access to property and

WHEREAS, the City's Zoning Ordinance, intent and purpose includes dividing the city into zones and districts restricting and regulating therein the location, construction, reconstruction, alteration, and use of buildings, structures, and land for business, and commercial uses; and,

WHEREAS, The Goodlettsville Planning Commission at the February 1, 2021 regularly scheduled meeting voted to recommend its passage to the Board of Commissioners and discussed that these amendments are to provide property owners design options for pitched and sloped roofs on building and accessory buildings; and,


NOW, THEREFORE, BE IT ORDAINED AND IT IS HEREBY ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF GOODLETTSVILLE, TENNESSEE, AS FOLLOWS:

SECTION 1. That Ordinance No. O6-674 adopted on second and final reading on June 22, 2006, being the municipal zoning ordinance of Goodlettsville, Tennessee, be and the same is hereby amended Section 14-201(3)(II) *Height* including an additional section as shown in "EXHIBIT A"

SECTION 2. That the Commissioners of the City of Goodlettsville, Tennessee, hereby certify that this Ordinance has been submitted to the Planning Commission of the City of Goodlettsville for a recommendation, and a notice of hearing thereon has been ordered after at least fifteen (15) days notice of the time and place of said meeting has been published in a newspaper circulated in the City of Goodlettsville, Tennessee. This Ordinance shall take effect fifteen (15) day from the date of its final passage, the public welfare demanding it.

SECTION 3. If any section, clause, provision, or portion of this Ordinance is for any reason declared invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect any other section, clause, provision, or portion, of this Ordinance which is not itself invalid or unconstitutional.

SECTION 4. In case of conflict between this Ordinance or any part thereof and the whole or part of any existing or future Ordinance of the City of Goodlettsville, the most restrictive shall in all cases apply.




MAYOR RUSTY TINNIN



CITY RECORDER

APPROVED AS TO LEGALITY AND FORM:



CITY ATTORNEY

Passed First Reading: February 11, 2021

Passed Second Reading: March 11, 2021

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“EXHIBIT A”

AMENDMENT

Section 14-201(3)(II) “Height” - *New Section*

(II) "Height." The vertical distance measured from the highest point of a structure (but excluding HVAC systems on roofs) to the average finished grade across the front of the structure, *except with pitched roofs the height is measured at the average height of the pitched roof section only when the total height at the peak of the pitched roof does not exceed forty-five (45') feet in height.*