

ORDINANCE 20-12

AN ORDINANCE AMENDING THE CITY OF SPRINGFIELD ZONING ORDINANCE CHAPTER 13, SECTIONS 11-1305 A., 11-1306 B., 11-1307 C. AND CHAPTER 14, SECTION 1403.4 G., 1. AND 2. TO READ AS SET FORTH IN “EXHIBIT A” ATTACHED

Whereas, T.C.A. Sections 13-7-201 through 13-7-210 delegate the responsibility to local governmental units to adopt regulations designed to promote the public health, safety, and general welfare of its citizenry; and

NOW, THEREFORE, BE IT ORDAINED by the Board of Mayor and Aldermen of Springfield, Tennessee as follows:

Section 1. The City of Springfield Zoning Ordinance Chapter 13 entitled Administration and Enforcement is hereby amended by rescinding the existing Sections 11-1305 A., 11-1306 B. and 11-1307 C. and replacing with new Sections 11-1305 A., 11-1306 B. and 11-1307 C.; to read as set forth in “Exhibit A” attached;

Section 2. The City of Springfield Zoning Ordinance Chapter 14 entitled Grading and Erosion Requirements is hereby amended by rescinding the existing Section 1403.4 G., 1. and 2.; to read as set forth in “Exhibit A” attached;

Section 3. All ordinances, resolutions and policies in conflict herewith are hereby rescinded to the extent of the conflict only.

Passed 1st reading: May 19, 2020

Passed 2nd reading: June 16, 2020

Passed 3rd reading: June 18, 2020



Ann Schneider, Mayor

Attest:



Lisa H. Crockett, City Recorder

ORDINANCE 20-12
EXHIBIT A

Amendment 1- The City of Springfield Zoning Ordinance Chapter 13 entitled **Administration and Enforcement**. Rescind Sections 11-1305 A., 11-1306 B. and 11-1307 C. and replace with new Sections 11-1305 A., 11-1306 B. and 11-1307 C.; to read as follows:

11-1305. Zoning Variances

A. Application for Variances, Notice of Hearing, Fee

A written application for a variance shall be filed with the board by the property owner or his designated agent on forms provided by the board or by letter, and the application shall contain information and exhibits as may be required under Section 11-1303(b)(2). No more than 60 days after the filing of the application, a hearing shall be held on the application, unless otherwise withdrawn or postponed by written request by the applicant. Notice of hearing shall be in accordance with Section 11-1304(g). A fee *established by the Board of Mayor and Aldermen by separate ordinance*, payable to the City shall be charged to cover review and processing of each application for a variance, except that the fee shall be waived for a governmental agency.

11-1306. Conditional Use Permits

B. Application for Conditional Use Permit, Notice of Public Hearing

The application for a conditional use permit shall be made by the property owner or his designated agent and filed in writing with the board on forms provided by the board and shall contain information and exhibits as may be required under Section 11-1303(b) or in the case of buildings or other structures or uses to be located within floodplain districts, as may be required by Chapter 9. Not more than 60 days after filing such application, a hearing shall be held on the application, unless otherwise withdrawn or postponed upon written request by the applicant. Notice of hearing shall be held in accordance with Section 11-1304(h)(2). A fee *established by the Board of Mayor and Aldermen by separate ordinance*, payable to the City shall be charged to defray cost of review and processing for each application for a conditional use permit, except that the fee may be waived for any government agency.

11-1307. Amendments

C. Application for Amendment--Fee

An application by an individual for an amendment shall be accompanied by a fee *established by the Board of Mayor and Aldermen by separate ordinance*, payable to the City, and shall also be accompanied by maps, drawings, and data necessary to demonstrate that the proposed amendment is in general conformance with the general plan of the area and that public necessity, convenience, and general welfare, require the adoption of the proposed amendment. An accurate legal description and scale drawing of the land and existing buildings shall be submitted with application.

Amendment 2- The City of Springfield Zoning Ordinance Chapter 14 entitled Grading and Erosion Requirements. Rescind Section 1403.4 G., 1. and 2. and replace with new Section 1403.4 G., 1. and 2.; to read as follows:

1403.4 Issuance of Permit

G. Permit Fees

A fee shall be paid to the Office of the Code Enforcement Officer by the applicant in order to validate the permit after the plan review and approval. Fees shall be as follows:

- (1) For projects involving 10,000 square feet or less or 500 cubic yards or less, the grading permit fee shall be *as established by the Board of Mayor and Aldermen by separate ordinance.*
- (2) For projects involving over 10,000 square feet or over 500 cubic yards, the grading permit fee shall be *as established by the Board of Mayor and Aldermen by separate ordinance.*