

ORDINANCE 05-36  
AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF  
SPRING HILL, TENNESSEE

WHEREAS, the Board of Mayor and Alderman for the City of Spring Hill may, pursuant to its charter and general laws of the State of Tennessee, enact and amend the zoning ordinance and other regulations in accordance with a comprehensive plan for the purpose of promoting the health, safety, morals, convenience, order, prosperity, and general welfare of the community.

WHEREAS, the Spring Hill Planning Commission has recommended to the Board of Mayor and Aldermen that the Zoning Ordinance of the City of Spring Hill, Tennessee, be amended as hereafter described.

BE IT THEREFORE ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF SPRING HILL, TENNESSEE; THAT;

ARTICLE VI – SECTION 1.7(1)c IS CHANGED TO READ;

All signs shall be set back from the lot lines or public right-of-way a minimum of six (6) feet. Proposed change: seven and one-half (7 1/2) feet.

ARTICLE VI – SECTION 1.7(2) IS CHANGED TO READ;

And that they shall be at least six (6) feet distance from all street or lot lines. Proposed change: seven and one-half (7 1/2) feet.

ARTICLE VI – SECTION 2.7(1)c IS CHANGED TO READ;

All signs shall be set back from the lot lines or public right-of-way a minimum of six (6) feet. Proposed change: seven and one-half (7 1/2) feet.

ARTICLE VI – SECTION 2.7(2) IS CHANGED TO READ;

And that they shall be at least six (6) feet distance from all street or lot lines. Proposed change: Seven and one-half (7 1/2) feet.

ARTICLE VII – SECTION 1.7 (2.2) IS CHANGED TO READ;  
Freestanding Signs.

One freestanding sign, not exceeding ten (10) square feet in area. The base of such signs shall be set back from any lot line a minimum of seven and one-half (7 1/2) feet. The face of the sign may extend to the lot line, but in such instance, the lowest point on the sign shall be no closer than nine (9) feet to ground level. Only one (1) such sign shall be permitted for each street address.

No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than twenty (20) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the

twenty (20) foot height.

Proposed Changed Freestanding Signs: One freestanding sign, not exceeding ten (10) square feet in area. The base of such signs shall be set back from any lot line a minimum of seven and one-half (7 1/2) feet. Only one (1) such sign shall be permitted for each street address.

No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than fifteen (15) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the fifteen (15) foot height.

#### ARTICLE VII – SECTION 2.7(2)

Base of signs shall be set back a minimum of seven (7) feet from the public right-of-way. Proposed change: seven and one-half (7 1/2) feet.

#### ARTICLE VII – SECTION 2.7(4) IS TO CHANGED TO READ:

No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than twenty (20) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the twenty (20) foot height.

Proposed change: No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than fifteen (15) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the fifteen (15) foot height.

#### ARTICLE VII – SECTION 3.7(2) IS CHANGED TO READ;

Base of signs shall be set back a minimum of seven (7) feet from the public right-of-way. Proposed change: seven and one-half (7 1/2) feet.

#### ARTICLE VII – SECTION 3.7(5) IS CHANGED TO READ;

No sign shall be set closer to the ground that will inhibit the line of sight distances or reaches a height greater than twenty (20) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the twenty (20) foot height.

Proposed Change: No sign shall be set closer to the ground that will inhibit the line of sight distances or reaches a height greater than fifteen (15) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the fifteen (15) foot height.

ARTICLE VII – SECTION 4.7(6) IS CHANGED TO READ;

No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than twenty (20) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the twenty (20) foot height.

Proposed change: No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than fifteen (15) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the fifteen (15) foot height.

ARTICLE VIII – SECTION 1.7(2) IS CHANGED TO READ;

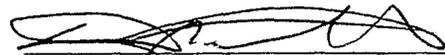
No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than twenty (20) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the twenty (20) foot height.

Proposed changed: No sign shall be set closer to the ground, that will inhibit the line of sight distances or reaches a height greater than fifteen (15) feet, except those signs attached to buildings. If berms are approved, or if berms are added to the site later, they shall be included in the fifteen (15) foot height.

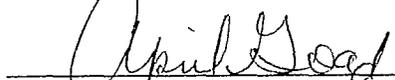
**BE IT FURTHER ENACTED**, that all Ordinances or parts of Ordinances in conflict herewith, be and the same hereby are repealed or modified as the case may be.

**BE IT FURTHER ENACTED**, that this Ordinance shall take effect from and after its adoption, the public welfare requiring it.

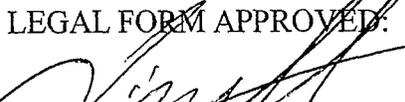
**Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee, on the 19<sup>th</sup> day of December, 2005.**

  
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Danny M. Leverette, Mayor

ATTEST:

  
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April Goad, City Recorder

LEGAL FORM APPROVED:

  
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Tim Underwood, City Attorney