

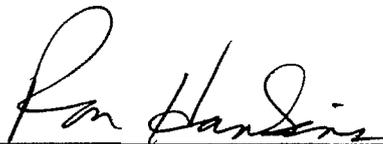
ORDINANCE NO. 96-41

**AN ORDINANCE TO AMEND THE MUNICIPAL ZONING ORDINANCE
AND MUNICIPAL ZONING MAP BY THE RECLASSIFICATION OF
THE PROPERTY OF DONNIE CAMERON LOCATED ADJACENT
TO THOMPSON STATION ROAD AND BUCKNER LANE
(WILLIAMSON COUNTY TAX MAP 154, PARCEL 62.03)
CONTAINING APPROXIMATELY 112 ACRES FROM AN (AG) AGRICULTURAL
DISTRICT TO AN (R-2) MEDIUM DENSITY RESIDENTIAL DISTRICT**

BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE TOWN OF SPRING HILL, TENNESSEE that the Spring Hill Municipal Zoning Ordinance, Ordinance No. 74-2, and the municipal zoning map of the Town of Spring Hill, as the same have been previously amended, are hereby further amended by the reclassification of approximately 112 acres of the property of Donnie Cameron located adjacent to Thompson Station Road and Buckner Lane (Williamson County Tax Map 154, Parcel 62.03) from an (AG) Agricultural District (temporary zoning after annexation) to an (R-2) Medium Density Residential District.

This amendment to the Zoning Ordinance was submitted to the Spring Hill Regional Planning Commission which, at its regular meeting held on December 9, 1996, approved this amendment. This Ordinance was adopted by the Board of Mayor and Aldermen on January 20, 1997, after a public hearing on January 20, 1997, and after due publication of notice of the public hearing in the Columbia Daily Herald and the Franklin Review Appeal on 12-22, 1996.

Passed and adopted by the Board of Mayor and Aldermen of the Town of Spring Hill, Tennessee on the 20th day of January, 1997.



RON HANKINS, MAYOR

ATTEST:



JUNE QUIRK, RECORDER

LEGAL FORM APPROVED:



N. HOUSTON PARKS, ATTORNEY

PASSED ON 1ST READING: Dec. 16, 1996

PASSED ON 2ND READING: Jan. 20, 1997

CAPTION PUBLISHED: _____

PROPOSED PLAN OF SERVICES FOR
TIM L. CAMERON, TRUSTEE OF THE
CAMERON CHILDREN TRUST, PROPERTY
ON THE SOUTH SIDE OF THE
BURWOOD-THOMPSON STATION ROAD
AND THE EAST SIDE OF BUCKNER LANE
IN WILLIAMSON COUNTY, TENNESSEE,
CONTAINING APPROXIMATELY 112 ACRES
WHICH HE HAS REQUESTED TO BE ANNEXED
TO THE CITY LIMITS OF THE TOWN OF SPRING HILL
(WILLIAMSON COUNTY TAX MAP 154, PARCEL 62.03)

The Board of Mayor and Aldermen of the Town of Spring Hill hereby proposes the following Plan of Services for the Tim L. Cameron, Trustee of the Cameron Children Trust, property, on the south side of the Burwood-Thompson Station Road and the east side of Buckner Lane, the same being designated as Williamson County Tax Map 154, Parcel 62.03, as designated in the Office of the Assessor of Properties of Williamson County, Tennessee:

1. Police and fire protection (excluding fire hydrants) will be provided immediately upon the effective date of the annexation.

2. Public utilities: Water and sewers will not be extended to the property at the expense of the Town of Spring Hill. Electric service, if not presently available, will not be extended to the property at the expense of the Town of Spring Hill. The costs of providing any of such services, if available, will be paid by the owners or developers of the property.

3. Solid waste disposal to residents of the area comparable to that currently afforded residents of Spring Hill will be provided commencing March 1, 1995.

4. Roads: Any roads constructed in the area not presently in existence will be constructed by the owners or developers of the property. Any improvements to the Burwood-Thompson Station Road or Buckner Lane, including paving or widening, will likewise be done at the expense of the owners or developers of the property.

Those portions of these roads currently maintained by the county within the property proposed to be annexed will be maintained at the expense of the Town of Spring Hill.

5. Recreational facilities: The recreational facilities located within the Town of Spring Hill would be available to the inhabitants of the annexed areas immediately upon the effective date of the annexation.

6. Fire hydrants: Water pressure and volume sufficient for development of the property is not presently available to this area. The contract with the Columbia Board of Public Utilities has recently been renegotiated to increase the volume and construction is presently underway on the installation of a meter to handle the increased volume of water under the new contract. Any extension of water lines to the property will be at the expense of the owners or developers of the property. Adequate pressure and volume cannot be assured until facilities underway and planned are completed, including the utilization of the water tank on Buckner Road recently purchased from the HB&TS Utility District. Fire hydrants required to service structures constructed on the property will

also be installed at the expense of the owners or developers of the property.

7. Zoning services: The area under consideration for annexation would be zoned as soon after its annexation as the same can be reasonably accomplished.

This Plan of Services was proposed by a resolution adopted by the Board of Mayor and Aldermen of the Town of Spring Hill at a meeting held on the ____ day of _____, 199__.

FREEMAN COWHERD, MAYOR

JUNE QUIRK, RECORDER

LEGAL FORM APPROVED:

ROBIN S. COURTNEY
ATTORNEY FOR THE TOWN OF SPRING HILL