



ORDINANCE NO. 22-509

TOWN OF MOUNT CARMEL, TENNESSEE

AN ORDINANCE TO REZONE CERTAIN PROPERTY IDENTIFIED AS PARCEL 002.00 ON HAWKINS COUNTY TAP MAP 022J. FROM MX-2 (MIXED USE 2 DISTRICT) TO B-3 (GENERAL BUSINESS DISTRICT) WITHIN THE CORPORATE LIMITS OF MOUNT CARMEL, TENNESSEE.

WHEREAS, the Mount Carmel Board of Mayor and Alderman has adopted a zoning ordinance establishing zoning districts within the Town of Mount Carmel, Tennessee and regulations for the use of property therein; and

WHEREAS, the Mount Carmel Board of Mayor and Alderman realizes that any zoning plan must be changed from time to time to provide for the continued efficient and economic development of the town; and

WHEREAS, the owner of certain property, Suresh Nekuri, has requested that the property be rezoned from MX-2 (Mixed Use 2 District) to B-3 (General Business District); and

WHEREAS, the Mount Carmel Regional Planning Commission did review a request that the property be rezoned on March 1st, 2022, and recommended that the Mount Carmel Board of Mayor and Alderman deny the rezoning of the property

NOW, THEREFORE BE IT ORDAINED that the Mount Carmel Board of Mayor and Alderman amend the Mount Carmel Zoning Map to show the following property to be zoned B-3 (General Business District):

Parcels 002.00 within the Town of Mount Carmel, shown on Hawkins County Tax Map 022J, located at 406 Bay Street and shown on the map attached hereto as "Exhibit A."

This ordinance shall be effective from and after its passage, the public welfare requiring it.

Heard by the Planning Commission

March 1, 2022

Date

Approved on First Reading

March 24, 2022

Date

Public Hearing Held on

April 28, 2022

Date

Passed on Second Reading

April 28, 2022
Date

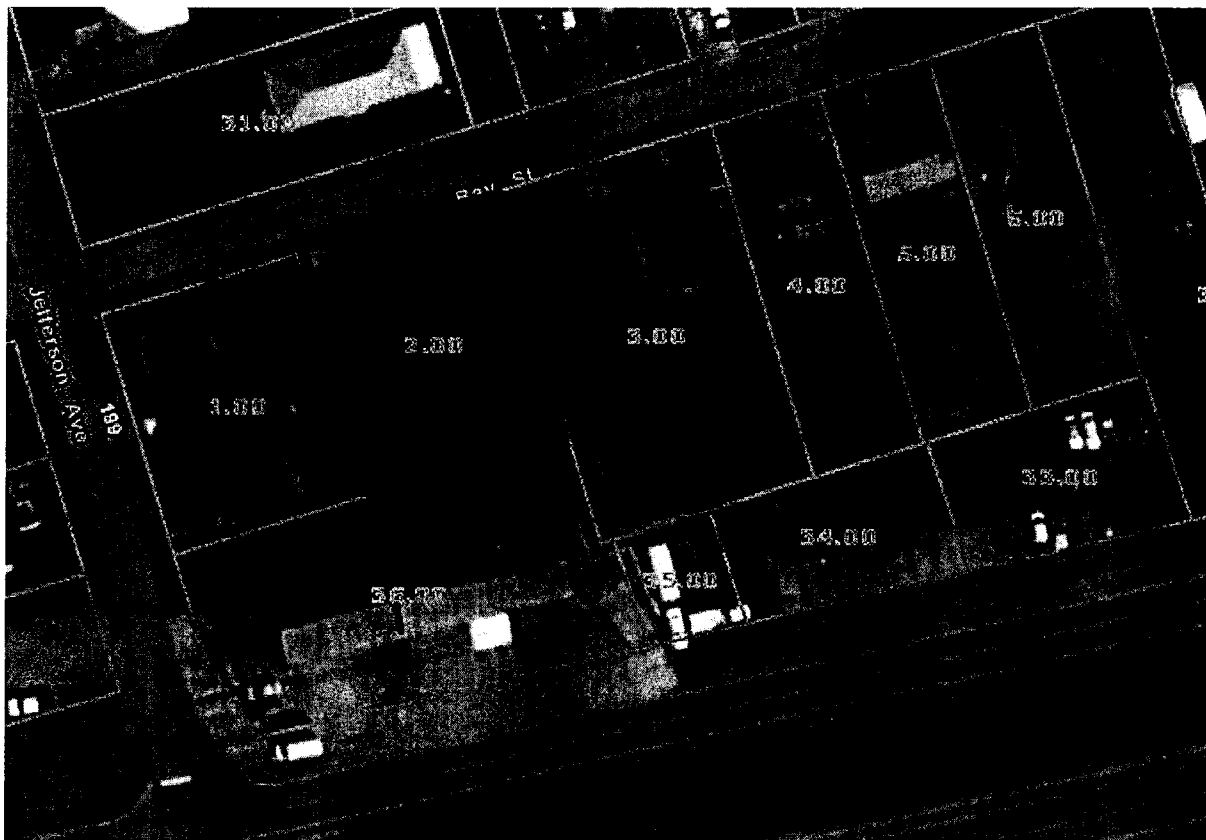
Approved and
Signed in Open Meeting

Mayor Pat Stilwell
Mayor

ATTEST:

[Signature]
City Recorder

EXHIBIT A: AREA TO BE REZONED FROM MX-2 TO B-3
A PORTION OF THE TOWN OF MOUNT CARMEL ZONING MAP IDENTIFIED AS TAX
MAP 022J, PARCEL 002.00.



AREA TO BE REZONED

MOTION: Alderman Steven McLain			
SECOND: Alderman Jim Gilliam			
1 st READING	AYES	NAYS	OTHER
Alderman Mindy Fleishour		X	
Alderman John Gibson	X		
Alderman Jim Gilliam	X		
Alderman Steven McLain	X		
Alderman Darby Patrick	X		
Vice-Mayor Tresa Mawk		X	
Mayor Pat Stilwell	X		
TOTALS	5	2	

MOTION: Alderman John Gibson			
SECOND: Mayor Pat Stilwell			
2 nd READING	AYES	NAYS	OTHER
Alderman Mindy Fleishour		✓	
Alderman John Gibson	✓		
Alderman Jim Gilliam	✓		
Alderman Steven McLain	✓		
Alderman Darby Patrick	✓		
Vice-Mayor Tresa Mawk		✓	
Mayor Pat Stilwell	✓		
TOTALS	5	2	

NEWSPAPER: Kingsport Times-News Published: May 6, 2022

KINGSPORT TIMES-NEWS

PUBLICATION CERTIFICATE 1595184

Kingsport, TN May 6, 2022

This is to certify that the Legal Notice hereto attached was published in the Kingsport Times-News, a daily newspaper published in the City of Kingsport, County of Sullivan, State of Tennessee, beginning in the issue of May 6, 2022, and appearing 1 consecutive weeks times, as per order of Town of Mount Carmel

Signed Misty Mcmurray

PUBLIC NOTICE

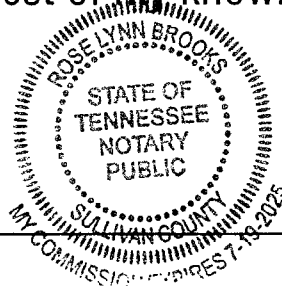
The Town of Mount Carmel has passed Ordinance 22-509 An Ordinance to rezone certain property identified as Parcel 002 .00 on Hawkins County Tap Map 022j. From Mx-2 (Mixed use 2 district) to B-3 (General Business District) within the corporate limits of Mount Carmel, Tennessee on April 28, 2022.45"

PUB1T: 5/6/22

STATE OF TENNESSEE, SULLIVAN COUNTY, TO-WIT:

Personally appeared before me this 6th day of May 2022, Misty McMurray

of the Kingsport Times-News and in due form of law made oath that the foregoing statement was true to the best of my knowledge and belief.



Rose Lynn Brooks
NOTARY PUBLIC

My commission expires _____

KINGSPORT TIMES-NEWS

PUBLICATION CERTIFICATE

Kingsport, TN April 22, 2022 1593576

This is to certify that the Legal Notice hereto attached was published in the Kingsport Times-News, a daily newspaper published in the City of Kingsport, County of Sullivan, State of Tennessee, beginning in the issue of April 22, 2022, and appearing 1 consecutive weeks times, as per order of Town of Mount Carmel

Signed Ashley Bleivins

PUBLIC NOTICE

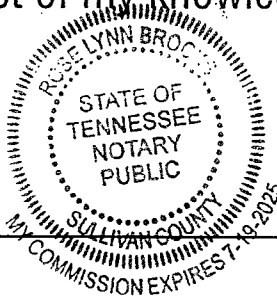
The Mount Carmel Board of Mayor and Aldermen will hold a public hearing at 6:30 pm April 28, 2022 in the senior center at City Hall 100 E Main St, Mount Carmel TN to consider on second and final reading a request by the owner of the property at 406 Bay St (Assessor Id: Control Map 022J Group H Parcel 002.00) to rezone the property from Mixed Use 2 (MX2) to General Business(B3). The public is invited to attend.

PUB1T: 4/22/22

STATE OF TENNESSEE, SULLIVAN COUNTY, TO-WIT:

Personally appeared before me this 22nd day of April 2022, Ashley Bleivins of the Kingsport Times-News and in due form of law made oath that the foregoing statement was true to the best of my knowledge and belief.

My commission expires



Rose Lynn Brooks
NOTARY PUBLIC

This legal notice was published online at www.timesnews.net and www.publicnoticeads.com during the duration of the run dates listed. This publication fully complies with Tennessee Code Annotated 1-3-20