

ORDINANCE 84-14

AN ORDINANCE AMENDING SECTION 11-204 OF THE BELLE MEADE CITY CODE BY ADDING THERETO RESTRICTIONS AS TO AREA OF BUILDINGS, AS RELATED TO AREA OF LOTS UPON WHICH THEY ARE SITUATED, AND AMENDING SECTION 11-201(4) BY ADDING THERETO THE WORD "NATURAL"

BE IT ORDAINED, by the City of Belle Meade, as follows:

Section 1. Belle Meade City Code, Section 11-204, is amended by deleting the introductory paragraph and substituting in lieu thereof the following:

"11-204. Area, set back, yard, and height requirements; Irrespective of the zoning district in which located, the area which may be occupied by buildings or structures on any lot shall be restricted as follows:

- 1. A dwelling whose height is 25 feet or less, including attached garage, shall not exceed 18% of lot area, and a dwelling any part of which exceeds 25 feet in height shall not exceed 12.5% of lot area. If more than one-half of a dwelling exceeds 25 feet in height, along the wall to the rear of the wall facing the nearest public street, even though it is 25 feet or less under the definition set forth in Section 11-201(4) hereof, then such dwelling shall occupy not more than 12.5% of lot area.
- 2. A driveway shall not exceed 10% of lot area.
- 3. A terrace shall not exceed 4% of lot area.
- 4. A swimming pool and terrace or deck associated therewith shall not exceed 3% of lot area.

The foregoing provisions for lot area, set back lines, rear yards, side yards, and height shall apply to the districts heretofore designated and described in Section 11-203 of the Belle Meade City Code.

Section 2. Belle Meade City code, 11-201(4), is amended by inserting between the words "average" and "ground", the word "natural". This amendment is for 11-201(4) as in effect prior hereto.

Passed on first reading
12/19/84

Elizabeth C. Proctor
Mayor Elizabeth C. Proctor

Passed on second reading
12/26/84

J. D. [unclear]
Vice Mayor

Passed on third reading
2/20/85

John W. Gray
Commissioner

Jean B. Coode
City Recorder