

ORDINANCE NO. 24/25-04

AN ORDINANCE TO ADOPT TITLE 2 CHAPTER 3 SECTION 304 OF THE DANDRIDGE MUNICIPAL CODE AND FURTHER BEING AN ORDINANCE TITLED DESIGN REVIEW GUIDELINES

WHEREAS, the Board of Mayor and Aldermen of The Town of Dandridge, Tennessee desires to adopt ordinance 24/25-04; and

WHEREAS, it is appropriate and in the best interest of the citizens of the Town of Dandridge to adopt the requirements for Ordinance No.24/25-04 to add Chapter 2 Section 2-304 titled **Design Review Guidelines**; and

NOW, THEREFORE, BE IT ORDAINED by the Board of Mayor and Aldermen of the Town of Dandridge, Tennessee, that:

SECTION 1: Chapter 3 Sections 2-304 titled Design Review Guidelines shall be adopted as follows:

CHAPTER 3 Design Review Commission

2-304. Design Review Guidelines (Architectural Requirements). (1) The purpose and intent of the Dandridge Design Review architectural requirements is to recognize Dandridge as a unique historic town, the second oldest in Tennessee, and to guide developmental patterns which include Federalist and Greek Revival architectural features that are compatible with the oldest and most iconic historic structures within the Dandridge Historic District on the National Register of Historic Places.

(2) In addition to other requirements, buildings shall meet the following architectural requirements:

- Facades shall not be finished in concrete block, unfinished corrugated metal, or unfinished sheet metal.
- Use of different materials on different facades shall be permitted, but inferior materials shall not be used on sides which face adjoining property.
- Facades visible to A, R-1, R-2, R-3, B-1, B-2, B-3, B-4 zoned properties, or a road, shall not have architectural materials inferior in appearance or detail to any other façade of the same building or be finished in concrete block.

(3) Architectural treatment of buildings shall be compatible with buildings located within the same block or directly across any road. Where existing buildings do not conform to architectural treatment requirements, an alternative architectural treatment or theme may be approved.

(4) Buildings should be compatible with Federalist and Greek Revival architecture of the early 19th century as exemplified by the historic Jefferson County Courthouse, Roper Mansion, and Fain House. Architectural features shall include, but not be limited to, articulation of doors and windows, architectural ornamentation, and use of materials such as brick and/or siding for walls, and standing seam metal or simulated slate for roofs. There shall be no visible flat or shed roofs. Wall offsets and varied rooflines shall be used on larger buildings to create the appearance of several small buildings clustered together.

SECTION 2: This ordinance shall take effect immediately after its passage, the public welfare requiring it.

APPROVED: _____
MAYOR

ATTEST: _____
TOWN RECORDER

Passed First Reading: December 10, 2024
Passed Second Reading: January 14, 2025
Public Hearing Held: January 14, 2025