

00-0-0134

(Do Not Write Above This Line)

AN ORDINANCE Z-00-03
BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM THE C-1-C (COMMUNITY BUSINESS-CONDITIONAL DISTRICT TO THE C-1-C (COMMUNITY BUSINESS-CONDITIONAL) DISTRICT, PROPERTY LOCATED AT 1080 RALPH DAVID ABERNATHY BOULEVARD, S.W. FRONTING 166.17 FEET ON THE SOUTH SIDE OF RALPH DAVID ABERNATHY BLVD. BEGINNING AT THE SOUTHEAST CORNER OF LAWTON STREET. DEPTH: 152.48 FEET; AREA: APPROXIMATELY 25,337 SQUARE FEET; LAND LOT 118, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: GEORGE KINGSTON
APPLICANT: HENRI J. CARDOSO
NPU-T COUNCIL DISTRICT 4

Filed by Roll Vote Call Vote

FILED BY JUL 05 2000
CITY COUNCIL

- CONSENT REFER
- REGULAR REPORT REFER
- ADVERTISE & REFER
- 1st ADOPT 2nd READ & REFER

Date Referred 2/7/00

Referred To: ZRB i Zoning
8/0/00 Referred to Zoning

First Reading

Committee _____
Date _____
Chair Sam M Starns

Committee _____
Date 5-9-00
Chair _____

Actions: _____
Fav, Adv, Held (see rev. side) _____
Other: _____

Members _____

Refer To _____
2 weeks

Committee _____
Date 6-13-00
Chair _____

Actions: _____
Fav, Adv, Held (see rev. side) _____
Other: _____

Members _____

Refer To _____

Committee _____
Date _____
Chair _____

Committee _____
Date 5-30-00
Chair Sam M Starns

Actions: _____
Fav, Adv, Held (see rev. side) _____
Other: _____

Members _____
No Recalculation

Refer To _____

Committee _____
Date 6-27-00
Chair _____

Actions: _____
Fav, Adv, Held (see rev. side) _____
Other: _____

Members _____

Refer To _____

COUNCIL ACTION

2nd 1st & 2nd 3rd
Readings

Consent V Vote RC Vote

CERTIFIED

MAYOR'S ACTION

CITY COUNCIL
ATLANTA, GEORGIA

00-0-0134

AN ORDINANCE
BY: ZONING COMMITTEE

Z-00-03
1-12-00

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at 1080 Ralph David Abernathy Boulevard, S.W. be changed from the C-1-C (Community-Business-Conditional) District to the C-1-C (Community Business-Conditional) District, to wit:

All that tract or parcel of land lying and being in Land Lot 118 of the 14th District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development," as identified by the use of the suffix "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

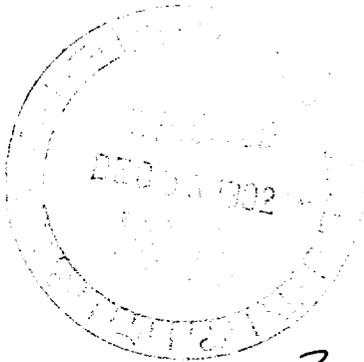
LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN L.L. 119, 14th DISTRICT, CITY OF ATLANTA, FULTON COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH RIGHT OF WAY (R/W) LINE OF RALPH DAVID ABERNATHY BLVD. WITH THE EAST R/W LINE OF LAWTON STREET; THENCE ALONG SAID R/W LINE OF RALPH DAVID ABERNATHY BLVD. S86-17-47E, 166.17' TO AN IRON PIN; THENCE LEAVING SAID R/W LINE S05-21-00E, 152.48' TO AN IRON PIN; THENCE N86-10-00W, 73.64' TO AN IRON PIN; THENCE N86-11-00W, 93.17' TO AN IRON PIN LOCATED ON THE EAST R/W LINE OF LAWTON STREET; THENCE ALONG SAID R/W LINE N05-08-04W, 152.04' TO THE POINT OF BEGINNING.

SAID TRACT CONTAINING 25,036 S.F. OR 0.575 AC.

B.K. Rochester, Jr.
B.K. ROCHESTER, JR.
GA. R.L.S. NO. 1534



2-92-44

2-00-03

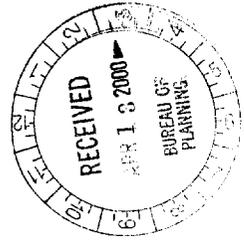
Conditions for Z-00-03

1. Site plan entitled "New Coin Laundry for: Laundromax" undated and marked received by the Bureau of Planning April 13, 2000. Said plan consisting of two (2) sheets individually identified as "Site/Landscaping Plan" and "Right/Front Elevation".
2. The attached agreement entitled "Laundromax, 1080 Ralph David Abernathy Boulevard Site", dated March 9, 2000 and marked received by the Bureau of Planning April 13, 2000 is hereby considered a condition of this rezoning and its provisions shall be enforced as such.

RALPH DAVID ABERNATHY BLVD.

LAWTON STREET

LAUNDROMAT



PROJECT DATA

1. PROJECT NAME	LAUNDROMAT
2. PROJECT ADDRESS	100 RALPH DAVID ABERNATHY BLVD
3. PROJECT CITY	ATLANTA, GA
4. TOTAL SITE AREA	10,000 SQ. FT.
5. PROJECT AREA	10,000 SQ. FT.
6. LANDSCAPE AREA	10,000 SQ. FT.

Sheet 1 of 2

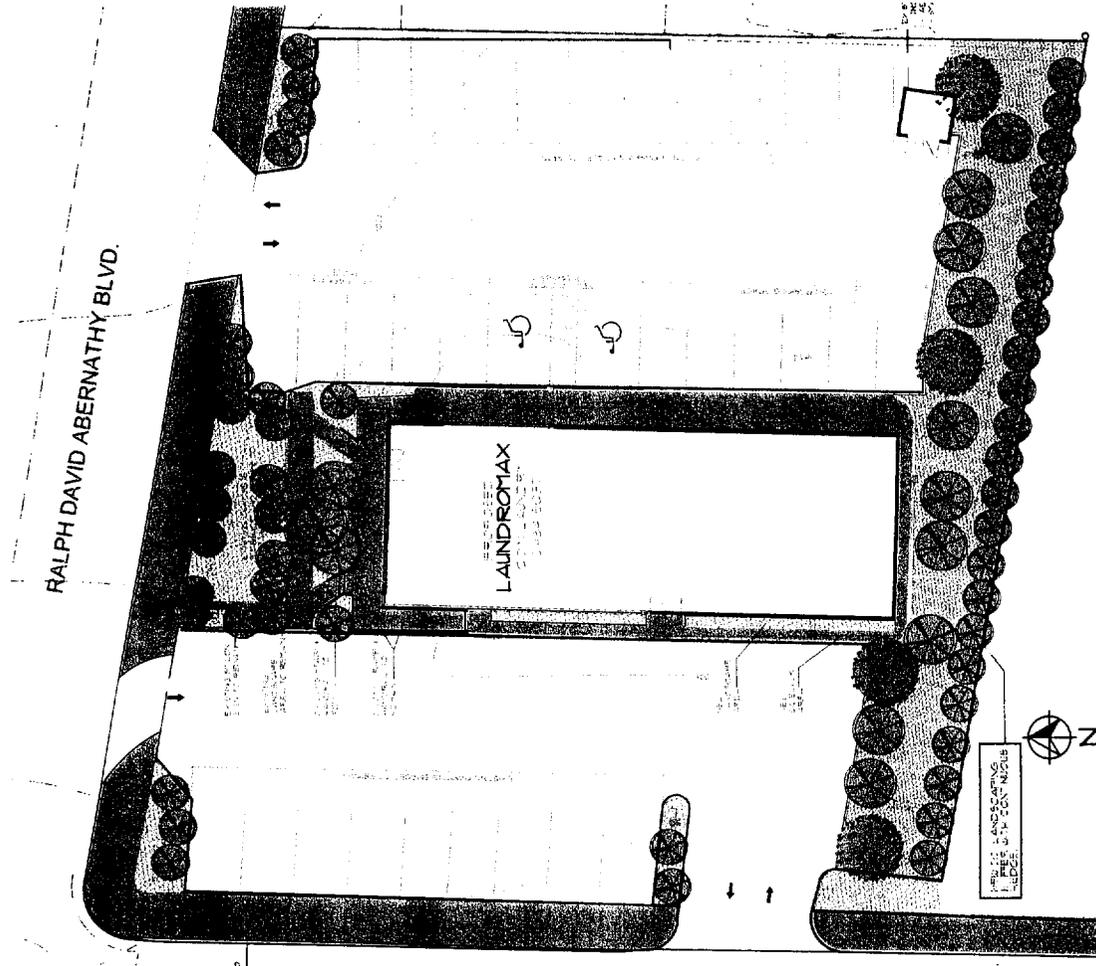
Z-00-03

NEW CONLAUNDRY FOR
MAX
 AMERICAS ALWAYS CLEAN LAUNDROMAT
 100 RALPH DAVID ABERNATHY BLVD
 ATLANTA, GA

SITE LANDSCAPING PLAN
 SCALE: 1/8" = 1'-0"

LANDSCAPE LEGEND

SYMBOL	PLANT NAME	COMMON NAME	HEIGHT	SPACING	NOTES
(Symbol)	PLANT NAME	COMMON NAME	HEIGHT	SPACING	NOTES
(Symbol)	PLANT NAME	COMMON NAME	HEIGHT	SPACING	NOTES
(Symbol)	PLANT NAME	COMMON NAME	HEIGHT	SPACING	NOTES
(Symbol)	PLANT NAME	COMMON NAME	HEIGHT	SPACING	NOTES



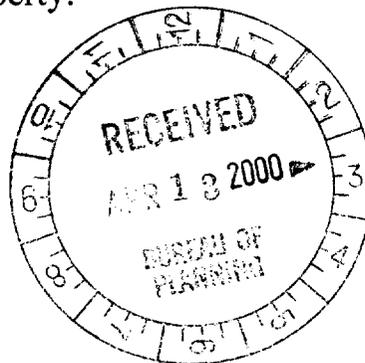
Laundromax

1080 Ralph David Abernathy Boulevard Site

Changes made since the last ^Z~~Z~~RB meeting on March 9th

Since the last meeting, we have worked closely with the Planning department, WEND and the NPU to address all of the concerns that we are aware of:

- Changed the curb cut to a right-in only at the curb cut on Ralph David Abernathy Boulevard closest to Lawton Avenue to improve traffic flow on the main road.
- Placed a 20' wide landscape buffer at the rear of the property near the abutting residential property.
- Upgraded landscaping across the entire property, especially in front of the building.
- Added a brick wainscoting on the exterior of the building to improve the look of the building and to fit better with the West End historical district.
- Agreed to remove all exterior pay telephones that exist within the confines of the property.



2-00-03

RCS# 2089
7/05/00
4:46 PM

Atlanta City Council

Regular Session

00-O-0134

Z-00-03; To rezone from C-1-C to C-1-C
prop. at 1080 Ralph David Abernathy Blvd
File

YEAS: 10
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 5
EXCUSED: 0
ABSENT 1

NV McCarty	NV Dorsey	Y Moore	Y Thomas
Y Starnes	NV Woolard	Y Martin	NV Emmons
Y Bond	Y Morris	Y Maddox	B Alexander
Y Winslow	Y Muller	Y Boazman	NV Pitts

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