

00-0-0871

(Do Not Write Above This Line)

AN ORDINANCE Z-00-42  
BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM THE R-4A (SINGLE-FAMILY RESIDENTIAL) DISTRICT TO THE PD-H (PLANNED DEVELOPMENT-HOUSING) DISTRICT, PROPERTY LOCATED AT THE SOUTHWEST CORNER OF LANES LANE, N.E. AND ELVAN AVENUE, N.E. FRONTING APPROXIMATELY 300 FEET ON THE SOUTHSIDE OF LANES LANE BEGINNING AT THE SOUTHWEST CORNER OF ELVAN AVENUE. DEPTH: VARIES; AREA: 4.85 ACRES; LAND LOT 212, 15TH DISTRICT, DEKALB COUNTY, GEORGIA.  
OWNER: KIRKWOOD DEVELOPMENT LLC  
APPLICANT: PRESTON AND ASSOCIATES  
NPU-0 COUNCIL DISTRICT 5

ADOPTED BY  
AUG 0 7 2000  
COUNCIL

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

Date Referred 7/5/00  
Referred To: ZRB + Zoning

First Reading

Committee Zoning  
Date 8-27-00  
Chair Sam H. Smith

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Actions \_\_\_\_\_  
Fav, Adv, Held (see rev. side) \_\_\_\_\_  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

Committee Zoning  
Date 8-1-00  
Chair Sam H. Smith  
Actions \_\_\_\_\_  
Fav, Adv, Held (see rev. side) \_\_\_\_\_  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Actions \_\_\_\_\_  
Fav, Adv, Held (see rev. side) \_\_\_\_\_  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Actions \_\_\_\_\_  
Fav, Adv, Held (see rev. side) \_\_\_\_\_  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

COUNCIL ACTION

- 2nd Reading
- 1st & 2nd Reading
- 3rd Reading
- Consent Vote
- V Vote
- RC Vote

CERTIFIED

CERTIFIED  
AUG 7 2000  
ATLANTA CITY COUNCIL PRESIDENT  
*Richard A. Pitts*

CERTIFIED

AUG 0 7 2000  
*Flora Douglas Johnson*  
MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED

AUG 1 6 2000  
WITHOUT SIGNATURE  
BY OPERATION OF LAW



City Council  
Atlanta, Georgia

00-0-0871

AN ORDINANCE  
BY: ZONING COMMITTEE

Z-00-42  
5-12-00

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 **the southwest corner of Lanes Lane, N.E. and Elvan Avenue, N.E.** be changed from the R-4A (Single-Family Residential) District to the PD-H (Planned Development-Housing) District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **212** of the **15<sup>th</sup>** District, **DeKalb** County, Georgia, being more particularly described by the attached legal description.

SECTION 1. That this amendment is approved under the provisions of Chapter 19 entitled, "PD Planned Development District," and Chapters 19A through 19D (as applicable) of the Zoning Ordinance of the City of Atlanta, and the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the applicable provisions of these Chapters and with the attached conditions.

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.

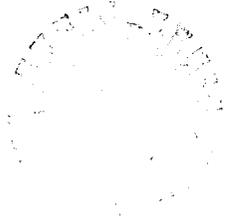
A true copy,

*Rhonda Daughlin Johnson*  
Municipal Clerk, CMC

ADOPTED by the Council  
RETURNED WITHOUT SIGNATURE OF THE MAYOR  
APPROVED as per City Charter Section 2-403

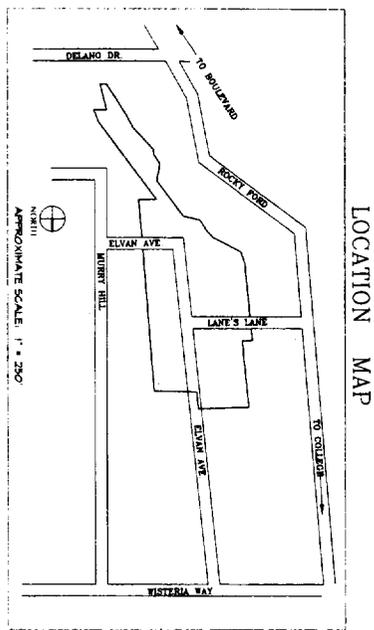
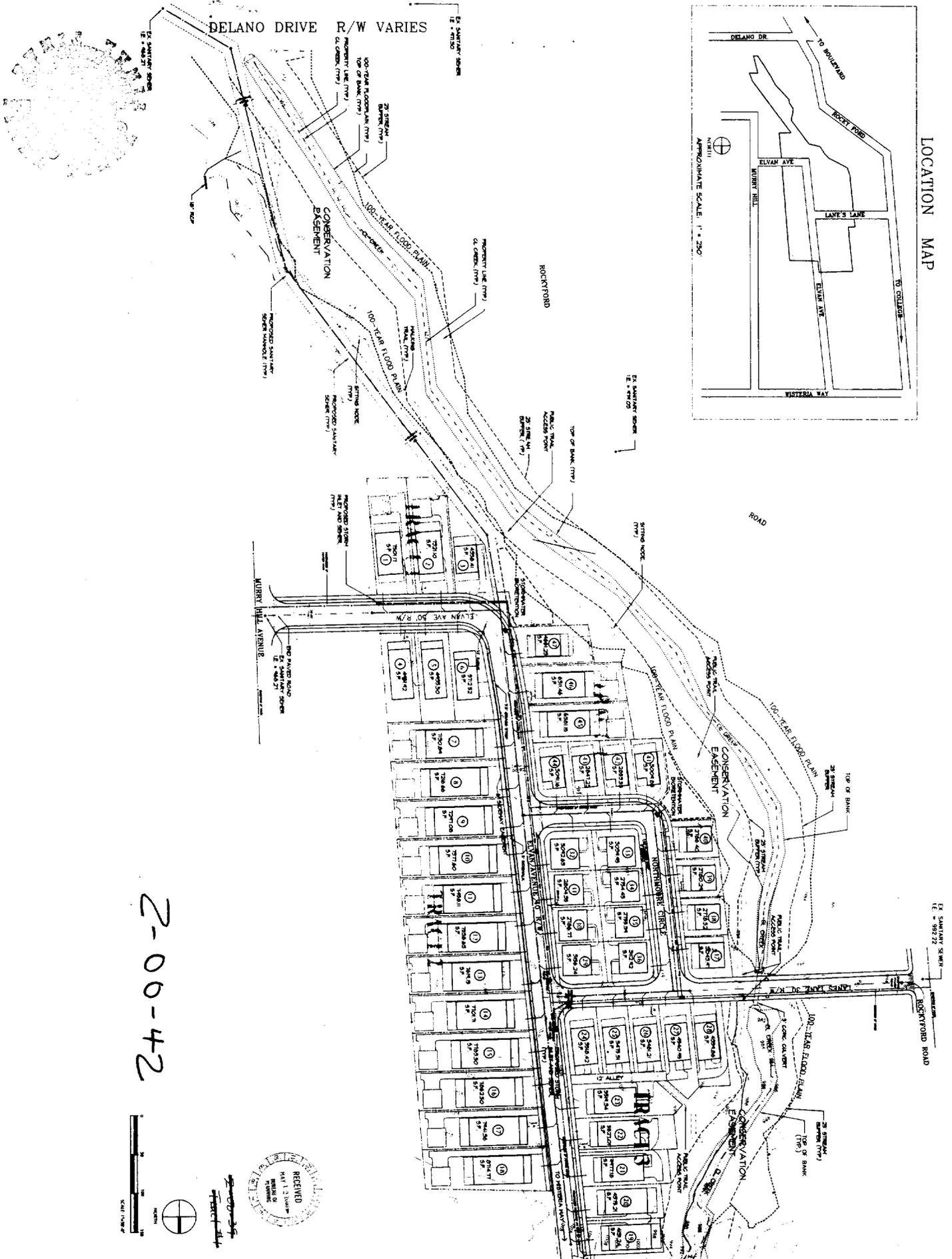
AUG 07, 2000

AUG 16, 2000

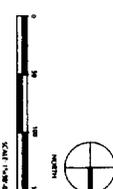


### CONDITIONS FOR Z-00-42

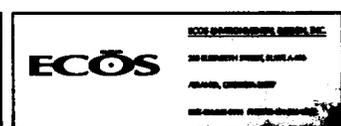
1. Site plan entitled "Northmoore at Kirkwood" prepared by Ecos Environmental Design, Inc., dated May 10, 2000 and marked received by the Bureau of Planning May 12, 2000.
2. A landscape plan shall be submitted and approved by the City Arborist prior to the issuance of any development permits for this project.



2-00-42



**NORTHMOORE AT KIRKWOOD**  
 LAND LOT 212, 15th DISTRICT  
 CITY OF ATLANTA, GEORGIA



Jun-12-00 11:27A

P.04

**TRACT-4**

All that tract or parcel of land lying and being in Land Lot 212 of the 15<sup>TH</sup> District, City of Atlanta, DeKalb County, Georgia, and being more particularly described as follows:

**COMMENCING** at the intersection of the westerly right-of-way line of Rockyford Road (50 foot right-of-way) with the southerly right-of-way line of Lanes Lane (30 foot right-of-way); thence, N 88°04'41"E, along said southerly right-of-way line of Lanes Lane a distance of 150.15 feet to a point, said point being **THE TRUE POINT OF BEGINNING**; thence continuing along said southerly right-of-way line of Lanes Lane,

N 88°04'41"E, a distance of 275.45 feet to a point; thence

Along the arc of a curve to the right a distance of 27.75 feet (said arc having a radius of 18.50 feet and being subtended by a chord bearing of S 49°06'09"E a chord distance of 25.22 feet) to a point on the westerly right-of-way line of Elvan Avenue (40 foot right-of-way); thence,

S 06°16'58"E, a distance of 338.97 feet to a point; thence,

S 09°43'30"E, a distance of 86.50 feet to a point; thence,

Along the arc of a curve to the left a distance of 56.07 feet (said arc having a radius of 75.00 feet and being subtended by a chord bearing of S 31°08'28"W a chord distance of 54.77 feet) to a point; thence leaving said right-of-way,

S 09°43'30"E, a distance of 78.56 feet to a point; thence,

S 36°49'39"E, a distance of 562.50 feet to a point; thence,

S 21°32'28"E, a distance of 65.00 feet to a point; thence,

N 88°59'28"W, a distance of 60.00 feet to a point; thence,

S 14°03'28"E, a distance of 126.30 feet to a point on the northerly right-of-way line of Delano Drive (right-of-way varies); thence,

N 89°55'28"W, along said northerly right-of-way line a distance of 30.00 feet to a point; thence leaving said right-of-way line and following the centerline of a creek the following courses and distances,

N 31°45'57"W, a distance of 37.84 feet to a point; thence,

N 34°52'43"W, a distance of 34.60 feet to a point; thence,

N 32°03'06"W, a distance of 102.90 feet to a point; thence,

N 28°23'10"W, a distance of 68.00 feet to a point; thence,

N 43°09'27"W, a distance of 138.75 feet to a point; thence,

N 05°23'48"W, a distance of 24.18 feet to a point; thence,

N 33°39'46"W, leaving said creek line a distance of 50.14 feet to a point; thence,

N 09°43'22"E, a distance of 84.00 feet to a point; thence,

N 36°49'02"W, a distance of 209.99 feet to a point; thence,

N 76°50'38"W, a distance of 81.90 feet to a point; thence,

N 31°31'57"W, a distance of 55.24 feet to a point; thence,

N 42°08'53"W, a distance of 47.55 feet to a point; thence,

N 62°41'17"W, a distance of 150.78 feet to a point; thence,

N 19°49'07"W, a distance of 54.20 feet to a point; thence,

N 05°35'00"W, a distance of 340.80 feet to the **TRUE POINT OF BEGINNING**. Containing 4.85 acres.

RCS# 2166  
8/07/00  
5:27 PM

Atlanta City Council

Regular Session

MULTIPLE

00-O-0874; 00-O-0872; 00-O-0871;  
00-O-0863;  
Adopt

YEAS: 9  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 5  
EXCUSED: 1  
ABSENT 1

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

MULTIPLE