

CITY COUNCIL
ATLANTA, GEORGIA

02-0-0925

SUBSTITUTE ORDINANCE
BY: ZONING COMMITTEE

Z-02-23
DATE FILED: 5-2-02

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 **1030 (aka 380-390) Grant Circle, S.E.** be changed from the **I-1 (Light Industrial)** 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 **42** 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 suffice "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 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.

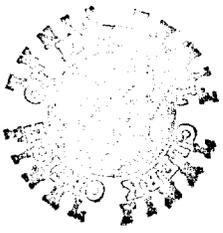
SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

A true copy,

Rhonda Daughkin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
APPROVED by the Mayor

JULY 01, 2002
JULY 09, 2002



Conditions for Z-02-23

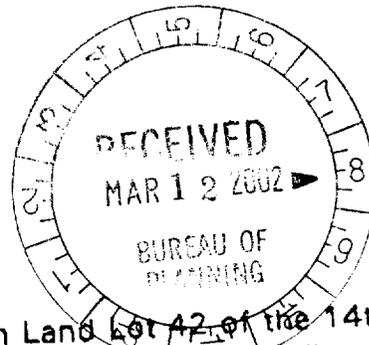
Principal uses and structures are restricted to single-family, two-family and multi-family dwellings only.

LEGAL DESCRIPTION

Exhibit "A"

Z-02-23

DESCRIPTION OF PROPERTY



All those tracts or parcels of land lying and being in Land Lot 42 of the 14th District of Fulton County, Georgia and being more particularly described as follows:

PARCEL I:

To reach the point of beginning: commence at a Georgia Power Company Monument found at the intersection formed by the northerly r/w of Grant Circle (50' r/w) and the easterly r/w of Grant Street (50' r/w) and proceed thence easterly along the northerly r/w of Grant Circle (50' r/w) for the following courses and distances: North $87^{\circ}06'10''$ East, 85.00 feet to a Georgia Power Company monument found; thence North $87^{\circ}03'54''$ East, 300.00 feet to an iron pin found at the point of beginning; from the point of beginning thus established running thence North $00^{\circ}36'57''$ West, and departing the northerly r/w of Grant Circle, a distance of 299.40 feet (formerly a record distance of 299.42 feet) to an iron pin found on the southerly line of land now or formerly owned by Georgia Power Company; running thence North $86^{\circ}54'10''$ East along the southerly line of said Georgia Power Company property a distance of 262.96 feet (formerly a record bearing and distance of North $86^{\circ}53'59''$ East, 262.94 feet) to an iron pin found at the northwest corner of land now or formerly owned by Albert Strangi and Arnold N. Ablon (DB 7768/PG 202); running thence South $00^{\circ}33'53''$ East along the westerly line of said Strangi and Ablon property a distance of 200.78 feet (formerly a record bearing and distance of South $00^{\circ}34'07''$ East, 200.81 feet) to an iron pin found; running thence South $45^{\circ}14'42''$ West, and continuing along the westerly line of said Strangi and Ablon property, a distance of 68.43 feet (formerly a record bearing South $45^{\circ}14'32''$ West) to a point on the northerly r/w of Grant Circle; running thence westerly along the northerly r/w of Grant Circle the following courses and distance: along the arc of a curve the left 175.78 feet (formerly a record distance of 175.77 feet) to a point (said arc having a chord distance of 138.22 feet on a bearing of South $64^{\circ}12'59''$ West (formerly a record bearing of South $64^{\circ}12'44''$ West) and a radius of 75.00 feet); thence South $87^{\circ}03'54''$ West (formerly a record bearing of South $87^{\circ}04'23''$ West) a distance of 88.40 feet to an iron pin found at the point of beginning; said parcel containing 1.53863 acres or 67,023 sq. ft.

SEE SHEET 2 OF 2 FOR CONTINUATION

RCS# 3850
7/01/02
2:13 PM

Atlanta City Council

Regular Session

02-O-0825

Z-02-23; 1030 Grant Cir. from I-1 to
C-1-C
ADOPT ON SUB

YEAS: 14
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 2
EXCUSED: 0
ABSENT 0

Y Smith	Y Archibong	Y Moore	Y Mitchell
Y Starnes	Y Fauver	NV Martin	Y Norwood
Y Young	Y Shook	Y Maddox	Y Willis
Y Winslow	Y Muller	Y Boazman	NV Woolard

02-O-0825

02-0-0825

(Do Not Write Above This Line)

AN ORDINANCE Z-01-23

BY: ZONING COMMITTEE

Sam Starns

AN ORDINANCE TO REZONE FROM THE I-1 (LIGHT INDUSTRIAL) DISTRICT TO THE C-1 (COMMUNITY BUSINESS) DISTRICT, PROPERTY LOCATED AT 1030 (AKA 380-390) GRANT CIRCLE, S.E. FRONTING 264.18 FEET ON THE NORTHERLY SIDE OF GRANT CIRCLE BEGINNING 385 FEET EAST FROM THE NORTHEAST CORNER OF GRANT STREET. DEPTH: VARIES; AREA: 1.53863 ACRES; LAND LOT 42, 14TH DISTRICT, FULTON COUNTY, GEORGIA.

OWNER: PEACHTREE FIDELITY, LLC

APPLICANT: R. WAYNE LAMAR

NPU-W COUNCIL DISTRICT 1

ADOPTED BY
JUL 0 1 2002
COUNCIL

CERTIFICATE

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

Date Referred 5/6/02

Referred To: ZRB + Zoning

First Reading

Committee
Date
Chair

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

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 1st & 2nd 3rd

Readings

Consent V Vote RC Vote

CERTIFIED

CERTIFIED
JUL 0 1 2002
ATLANTA CITY COUNCIL PRESIDENT
Calvin W. Wallace

CERTIFIED
JUL 0 1 2002
Ronald Davidson Johnson
MUNICIPAL CLERK

MAYOR'S ACTION

Andy Yester
JUL - 9 2002

MAYOR