

City Council
Atlanta, Georgia

02-0 -0824

AN ORDINANCE
BY: ~~ZONING COMMITTEE~~
Debi Jones

Z-02-24
3-12-02

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 **2101 Spink Street, N.W.** be changed from the **R-4A (Single-Family Residential), R-5 (Two-Family Residential) and I-2 (Heavy Industrial)** District, to the **PD-H (Planned Development-Housing)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **245** of the **17th** District, **Fulton** County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Chapter 19 entitled, "Planned Development District," and Chapter 19A through Chapter 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.

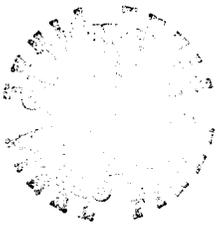
SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

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 That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

A true copy,
Rhonda Daughin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
APPROVED by the Mayor

DEC 02, 2002
DEC 10, 2002



Conditions for Z-02-24

Site plan entitled "Zoning Exhibit, Brantley" prepared by Sprinkle Design Conservancy, dated April 16, 2002, last revised September 5, 2002, and marked received by the Bureau of Planning September 12, 2002.



Zoning Exhibit Brantley

District 17th, City of Atlanta, Fulton County, Georgia

Brantley Street, L.L.C.



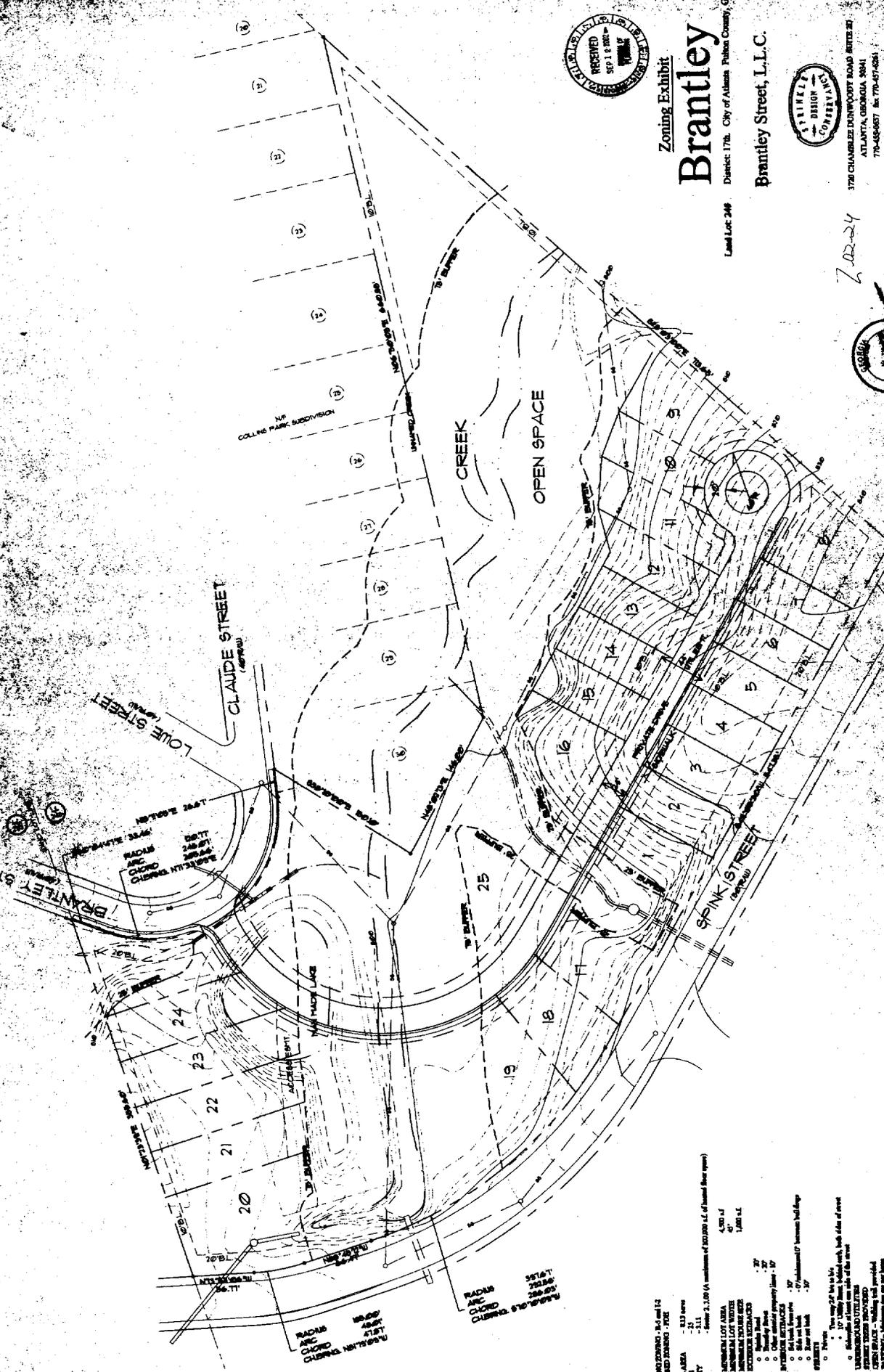
1720 CHARLES DUNWOODY ROAD, SUITE 201
ATLANTA, GEORGIA 30341

770-488-6877 Fax: 770-457-8261

Date: 08/15/07 Job #: 07050300



2.02-24



- PROPOSED ZONING: R-4 and L-2
 PROPOSED DENSITY: 40 U/L
- TOTAL AREA: 2.13 acres
 ZONING: R-4 and L-2
 DENSITY: 40 U/L
 P.A.S. Section 2, 100' (1/4 section of 200' x 1/4 of 1/4 section (four spots))
- MINIMUM LOT AREA: 4,000 sq ft
 - MINIMUM LOT WIDTH: 40'
 - MINIMUM FRONT YARD SETBACK: 10'
 - MINIMUM SIDE YARD SETBACK: 5'
 - MINIMUM REAR YARD SETBACK: 5'
 - MINIMUM FRONT SETBACK: 10'
 - MINIMUM SIDE SETBACK: 5'
 - MINIMUM REAR SETBACK: 5'
 - MINIMUM FRONT SETBACK: 10'
 - MINIMUM SIDE SETBACK: 5'
 - MINIMUM REAR SETBACK: 5'
 - MINIMUM FRONT SETBACK: 10'
 - MINIMUM SIDE SETBACK: 5'
 - MINIMUM REAR SETBACK: 5'

BRANTLEY STREET, L.L.C.
 1720 CHARLES DUNWOODY ROAD, SUITE 201
 ATLANTA, GEORGIA 30341
 770-488-6877
 08/15/07

L E G A L D E S C R I P T I O N

All that tract and parcel of land lying and being in Land Lot 245 of the 17th District of Fulton County, Georgia and more particularly described as follows;

Beginning at the intersection of the west line of land lot 245 and the northerly right of way of Spink Street;

THENCE North 01 degrees 23 minutes 39 seconds East for a distance of 355.60 feet along said land lot line to a point on the southerly right of way of Brantley Street;

THENCE South 50 degrees 04 minutes 47 seconds East for a distance of 33.46 feet along said right of way to a point;

THENCE along a curve to the left having a radius of 120.77 feet and an arc length of 246.06 feet, being subtended by a chord of North 71 degrees 33 minutes 09 seconds East for a distance of 205.66 feet along said right of way and the right of way of Claude Street to a point;

THENCE North 13 degrees 11 minutes 05 seconds East for a distance of 26.67 feet along said rights of way to a point;

THENCE South 38 degrees 10 minutes 00 seconds East for a distance of 150.10 feet to an iron pin found;

THENCE North 48 degrees 02 minutes 13 seconds East for a distance of 146.00 feet to an iron pin set;

THENCE North 06 degrees 50 minutes 05 seconds East for a distance of 660.88 feet to an iron pin found on the southwesterly line of Georgia Power Co. land;

THENCE South 28 degrees 03 minutes 00 seconds East for a distance of 713.65 feet along land of Georgia Power Co. to an iron pin set on the northerly right of way of Spink Street;

THENCE South 49 degrees 05 minutes 30 seconds West for a distance of 547.35 feet along said right of way (50' R/W) to a point;

THENCE along a curve to the right having a radius of 397.67 feet and an arc length of 292.58 feet, being subtended by a chord of South 70 degrees 10 minutes 09 seconds West for a distance of 286.03 feet along said right of way to a point;

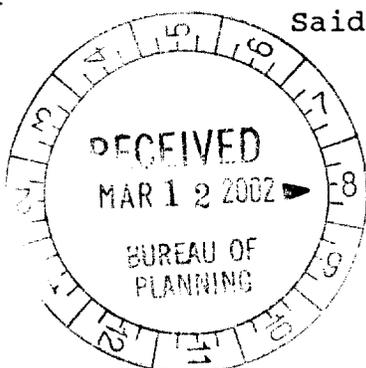
THENCE North 88 degrees 45 minutes 12 seconds West for a distance of 66.46 feet along said right of way to a point;

THENCE along a curve to the right having a radius of 185.00 feet and an arc length of 48.01 feet, being subtended by a chord of North 81 degrees 19 minutes 09 seconds West for a distance of 47.87 feet along said right of way to a point;

THENCE North 73 degrees 53 minutes 06 seconds West for a distance of 56.77 feet along said right of way to the POINT OF BEGINNING.

Together with and subject to covenants, easements, and restrictions of record.

Said property contains 8.13 acres more or less.



2-02-24

RCS# 4270
12/02/02
4:04 PM

Atlanta City Council

Regular Session

02-O-0824

Z-02-24;2101 Spink St., NW (D-9)
R-4A, R-5 & 1-2 to PD-H
ADOPT

YEAS: 9
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 7
EXCUSED: 0
ABSENT 0

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

02-O-0824

02-0-0824

(Do Not Write Above This Line)

AN ORDINANCE Z-02-24

BY: ~~ZONING COMMITTEE~~

Dubin Stearns

AN ORDINANCE TO REZONE FROM THE R-4A (SINGLE-FAMILY RESIDENTIAL) DISTRICT, R-5 (TWO-FAMILY RESIDENTIAL) DISTRICT, AND I-2 (HEAVY INDUSTRIAL) DISTRICT, TO THE PD-H (PLANNED DEVELOPMENT-HOUSING) DISTRICT, PROPERTY LOCATED AT **2101 SPINK STREET, N.W.**, FRONTING APPROXIMATELY 1011.18 FEET ON THE NORTHWESTERLY SIDE OF SPINK STREET BEGINNING AT THE WEST LINE OF LAND LOT 245. PROPERTY ALSO FRONTS APPROXIMATELY 306.2 FEET ON THE SOUTHERLY SIDE OF BRANTLEY STREET. DEPTH: VARIES; AREA: APPROXIMATELY 8.13 ACRES; LAND LOT 245, 17TH DISTRICT, FULTON COUNTY, GEORGIA.

OWNER: BRANTLEY STREET, LLC

APPLICANT: SAME

BY: CARL E. WESTMORELAND, JR., ESQ., ATTORNEY

NPU-D COUNCIL DISTRICT 9

ADOPTED BY

DEC 0 2 2002

COUNCIL

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

Date Referred *5/6/02*

Referred To: *ZRB + Zoning*

First Reading

Committee _____

Date _____

Chair _____

Committee _____

Date *Nov. 26, 2002*

Chair *Dubin Stearns*

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

DEC 0 2 2002

CERTIFIED
DEC 0 2 2002

Randy Davidson
MUNICIPAL CLERK

MAYOR'S ACTION

Shirley Franklin

DEC 1 0 2002