



CITY COUNCIL  
ATLANTA, GEORGIA

City Council  
Atlanta, Georgia

**04-0 -1291**

AN ORDINANCE  
BY: ZONING COMMITTEE

Z-04-61  
6-3-04

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, Georgia be amended and the maps established in connection therewith be changed so that the following property located at **1450 Marion Street, S.E.** be changed from the **R-4 (Single-Family Residential)** District to the **R-4A (Single-Family Residential)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **25** of the **14<sup>th</sup>** District of **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 That all ordinances or parts of ordinances that are in conflict with the terms of this ordinance are hereby repealed.

A true copy,

Deputy Municipal Clerk

ADOPTED by the City Council  
APPROVED by the Mayor

SEPT 07, 2004  
SEPT 15, 2004

RCS# 6009  
9/07/04  
3:34 PM

Atlanta City Council  
Regular Session

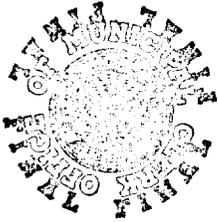
MULTIPLE                    1291, 1295, 1300, 1102, 1302, 1138

ADOPT

YEAS: 10  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 4  
EXCUSED: 0  
ABSENT 2

B Smith	NV Archibong	Y Moore	Y Mitchell
NV Starnes	Y Fauver	Y Martin	Y Norwood
Y Young	NV Shook	Y Maddox	Y Willis
B Winslow	Y Muller	Y Sheperd	NV Borders

MULTIPLE



**Legal Description  
Marion Street**

All that tract or parcel of land lying and being in the 14th District of Land Lot 25 in the City of Atlanta of Fulton County, Georgia and being more particularly described as follows:

Commencing at the intersection of the northerly right-of-way of McDonough Road and the easterly right-of-way of Marion Street (having a 30 foot right-of-way) a distance of 419 feet along the easterly right-of-way of Marion Street to a #4 re-bar found, said point being the **TRUE POINT OF BEGINNING**;

Thence proceeding North 01 degrees 04 minutes 07 seconds West for a distance of 214.01 feet to a #4 re-bar found; Thence leaving said right-of-way and proceeding South 88 degrees 10 minutes 10 seconds East for a distance of 180.26 feet to a #4 re-bar found; Thence proceeding South 00 degrees 54 minutes 45 seconds West for a distance of 52.41 feet to a point; Thence proceeding South 00 degrees 40 minutes 25 seconds West for a distance of 50.65 feet to a point; Thence proceeding South 00 degrees 57 minutes 08 seconds West for a distance of 56.84 to a point; Thence proceeding 02 degrees 15 minutes 36 seconds West for a distance of 51.91 feet to a #4 re-bar found; Thence proceeding North 88 degrees 49 minutes 30 seconds West for a distance of 171.79 feet to a #4 re-bar found on the easterly right-of-way of Marion Street; said point being the **TRUE POINT OF BEGINNING**

Said parcel containing .86 acres of land.

2-04-61

04-0-1291  
 (Do Not Write Above This Line)

AN ORDINANCE Z-04-61  
 BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM THE R-4 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE R-4A (SINGLE FAMILY RESIDENTIAL) DISTRICT, PROPERTY LOCATED AT 1450 MARION STREET, S.E., FRONTING 214.01 FEET ON THE EAST SIDE OF MARION STREET BEGINNING 419 FEET ~~WEST~~ NORTH ~~WEST~~ FROM THE NORTHEAST CORNER OF MCDONOUGH ROAD. DEPTH: 180.26 FEET; AREA: APPROXIMATELY .88 ACRE; LAND LOT 25 14<sup>TH</sup> DISTRICT, FULTON COUNTY, GEORGIA.  
 OWNER: 1450 CUSTER AVENUE HOLDINGS, INC.  
 APPLICANT: DAVID RICHARDSON NPU-W COUNCIL **ADOPTED BY**

SEP 07 2004

- CONSENT REFER **COUNCIL**
- REGULAR REPORT REFER
- ADVERTISE & REFER
- 1st ADOPT 2nd READ & REFER
- PERSONAL PAPER REFER

Date Referred 7/19/2004

Referred To: ZRB's Zoning

Date Referred

Referred To:

Date Referred

Referred To:

First Reading  
 Committee Zoning  
 Date 7/19/2004  
 Chair David Richardson  
 Referred to ZRB's Zoning

Committee  
 Date 2/20/04  
 Chair  
 Action Fav, Adv, Hold (see rev. side)  
 Other

Members  
 Refer To

Refer To

Committee

Date

Chair

Action Fav, Adv, Hold (see rev. side)  
 Other

Members

Refer To

Committee

Date

Chair

Action Fav, Adv, Hold (see rev. side)  
 Other

Members

Refer To

Committee

Date

Chair

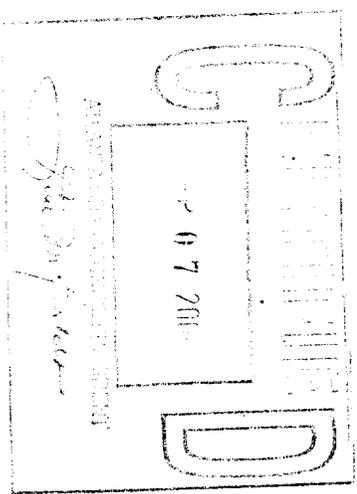
Action Fav, Adv, Hold (see rev. side)  
 Other

Members

Refer To

- FINAL COUNCIL ACTION
- 2nd
  - 1st & 2nd
  - 3rd
  - Consent
  - V Vote
  - RC Vote

CERTIFIED



MAYOR'S ACTION

**POWER**  
 David Richardson  
 MAYOR