City Council
Atlanta, Georgia

07-O-0266

Z-07-06
Date Filed: 1-9-07

AN ORDINANCE
BY: ZONING COMMITTEE

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 **3931 Land O' Lakes Drive, N.E.** be changed from the R-3 (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 63, 17th District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

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 That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

Legal Description

All that tract or parcel of land lying and being in Land Lot 63 of the 17th District of Fulton County, Georgia, as being more particularly described as follows:

BEGINNING at an iron pin on the east right of way of Land O'Lakes Drive, 1658.7 feet Northwesterly and Northerly from the intersection of the Northeast right of way of Land O'Lakes Drive with the Northwest right of way of Old Ivy Road, said point of beginning being at the northwest corner of Lot 11, Block D, Unit I of Land O'Lakes Subdivision as per plat recorded at Plat Book 49, Page 20, Fulton County, Georgia Records; running thence northerly along the east right of way of Land O'Lakes Drive 50 feet to an iron pin located at the southeast corner of Lot 17, Block A, Unit I of Land O'Lakes Subdivision, as per plat recorded at Plat Book 50, Page 25, Fulton County Records; running thence North 89 degrees 52 minutes 07 seconds East 199.9 feet along the southern boundary of said lot 17 to an iron pin; running thence due North 181.67 feet to an iron pin on the north Land Lot line of said Land Lot 63; running thence easterly along said Land Lot line 117.1 feet to an iron pin; running thence South 53 degrees 44 minutes 44 seconds East 362.78 feet to an iron pin; running thence South 00 degrees 03 minutes 00 seconds West 165.00 feet to an iron pin; said iron pin is located on the north line of property now or formerly owned by Mrs. Larue M. Dromey 488.5 feet West, as measured along the north line of said Dromey property from the northwestern side of Ivy Road; running thence West along the north line of said Dromey Property 8.7 feet to the northwest corner thereof; running thence South 00 degrees 13 minutes 00 seconds West 74.00 feet to an iron pin; running thence North 89 degrees 52 minutes West 400.8 feet to an iron pin; running thence Due North 222.37 feet to an iron pin; running thence South 89 degrees 51 minutes 22 seconds West along the northern boundary of Lot 11, Block D, Unit I of Land O'Lakes Subdivision 199.9 feet to the Point of Beginning. .lmi .7

which has the address of **3931 LAND O'LAKES DRIVE, ATLANTA, GA 30342.**

RECEIVED
JAN - 9 2007
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