

COMMITTEE AMENDMENT FORM

DATE: 1/16/08

COMMITTEE	<u>ZONING</u>	PAGE NUM. (S)
ORDINANCE I. D.	<u>#07-O-2156</u>	SECTION (S)
RESOLUTION I. D.	<u>#08-R-</u>	PARA.

AMENDS THE LEGISLATION BY ADDING ONE (1) CONDITION WHICH CONTAINS SIXTEEN PROHIBITED USES.

AMENDMENT DONE BY COUNCIL STAFF 1/16/08

City Council
Atlanta, Georgia

07-O-2156

AN AMENDED ORDINANCE
BY: ZONING COMMITTEE

Z-07-104
Date Filed: 9-11-07

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 **715 Edgewood Avenue, N.E.**, be changed from the RLC/HD20L-SA-1/Beltline (Residential Limited Commercial/Inman Park Historic District-Subarea 1/Beltline) District to the C-1-C/HD20L-SA-1/Beltline (Community Business-Conditional/ Inman Park Historic District-Subarea 1/Beltline) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 20, 14th District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

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 That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

CONDITIONS FOR Z-07-104 for 715 Edgewood Avenue, S.E.

1. The following uses are prohibited:

- Banks, savings and loan associations, and similar financial institutions.
- Churches, synagogues, temples, mosques and other religious worship facilities
- Commercial greenhouses.
- Commercial recreation establishments, including bowling alleys, theaters, convention halls, places of assembly, and similar uses, with primary activities conducted within fully enclosed buildings. No Pool halls, billiard parlors, amusement arcades and game rooms are allowed only by special use permits.
- Eating and drinking establishments, including those licensed for the on-premises consumption of malt beverages, wine and/or distilled spirits.
- Hospitals.
- Institutions of higher learning, including colleges and universities.
- Laundry and dry cleaning, collection stations or plants
- Museums, galleries, auditoriums, libraries and similar cultural facilities.
- Parking structures and lots, other than park-for-hire facilities.
- Repair establishments for home appliances, bicycles, lawn mowers, shoes, clocks and similar articles.
- Sales and leasing agencies for new passenger automobiles, bicycles, mopeds, and commercial vehicles.
- Security storage centers.
- Service stations and car washes.
- Structures and uses requiring for operation of MARTA or a public utility.
- Liquor stores.

City Council
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Z-07-104

E. PROPERTY DESCRIPTION

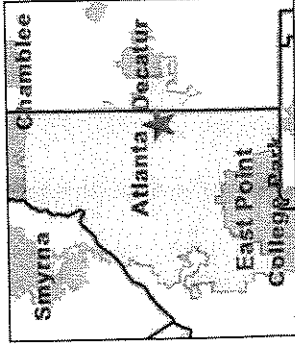
715 Edgewood Avenue
Atlanta, GA 30307

All that tract or parcel of land lying and being in Land Lots 19 and 20 of the 14th District of Fulton County, Georgia, according to a plat survey by Raymond F. Cormier of Hurd-Prince & Associates, Inc., Consulting Engineers and Surveyors, dated June 1, 2007 and being more particularly described as follows:

Beginning at the Southeast corner of Edgewood Avenue and Krog Street; thence South along the East side of Krog Street 100 feet to a 10 foot alley; thence East 38.06 feet along the North side of said alley; thence North 100.30 feet to the South side of Edgewood Avenue; thence West along the South side of Edgewood Avenue 38.06 feet to the point of beginning; being improved property known as 715 Edgewood Avenue according to the present system of numbering buildings in Fulton County, Georgia.

RECEIVED
SEP 11 2007
Bureau of
Planning

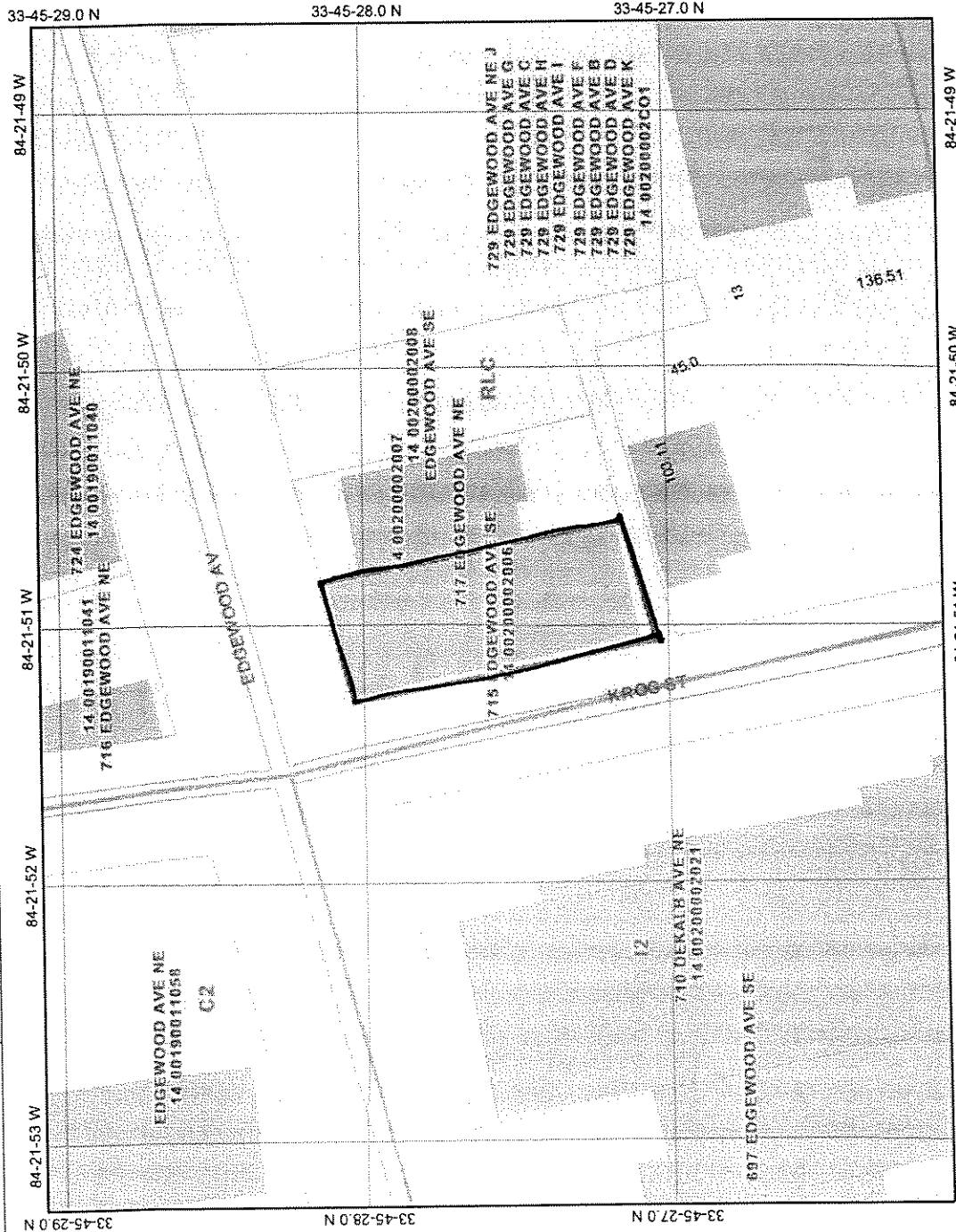
Internet Mapping Framework



Legend

- Points of Interest
- Zoning Districts
- Centerline4
- Other Limited Access
- State Route
- Arterial Roads
- Streets
- Ramps
- Unknown
- Interstates
- County Boundaries
- Building Footprints
- Parks
- Streams
- Parcel Dimensions
- Parcel Address
- Parcels
- Greenway Acquisitions
- Atlanta City Limits
- Metro Cities

Scale: 1:637



This map is a user generated static output from an internet mapping site and is for general reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. THIS MAP IS NOT TO BE USED FOR NAVIGATION.