

10-0-0960

(Do Not Write Above This Line)

AN ORDINANCE
BY ZONING COMMITTEE U-10-18

An Ordinance granting a Special Use Permit for a DAYCARE CENTER pursuant to Section 16-06.005 (1)(b) property located at 3297 Fairburn Road, S.W., fronting approximately 75 feet on the northwesterly side of Fairburn Road and approximately 940 feet east of the Seaboard Coast Railroad Line. Depth: varies. Area: approximately 0.472. Land Lot 35, 14th ff District Fulton County, Georgia.

OWNER: ARLETHEA MARIE
SCRIVENS-AGHAJI

APPLICANT: ARLETHEA MARIE
SCRIVENS-AGHAJI

NPU-P
COUNCIL DISTRICT **ADOPTED BY**

SEP 07 2010

COUNCIL

AS AMENDED

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

Date Referred 06/07/10

Referred To: ZRB/Zoning

First Reading

Committee Zoning
Date June 2, 2010
Chair Don Cal

Committee Zoning
Date Sept. 1, 2010
Chair Cheta Hinsler

Actions:
Fav, Adv, Held (see rev. side)
Others: AS AMENDED

Members
[Signature]
[Signature]
[Signature]

Refer To

Committee
Date
Chair

Actions:
Fav, Adv, Held (see rev. side)
Others:

Members

Refer To

Committee
Date
Chair

Actions:
Fav, Adv, Held (see rev. side)
Others:

Members

Refer To

Committee
Date
Chair

Actions:
Fav, Adv, Held (see rev. side)
Others:

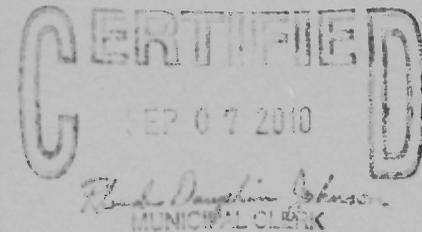
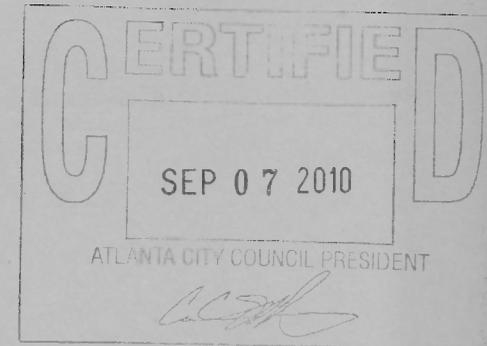
Members

Refer To

COUNCIL ACTION

- 2nd 1st & 2nd 3rd Readings
- Consent V Vote RC Vote

CERTIFIED

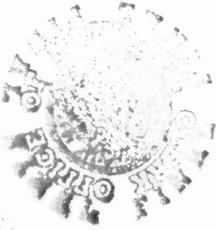


MAYOR'S ACTION

APPROVED

SEP 16 2010

WITHOUT SIGNATURE
BY OPERATION OF LAW



Municipal Clerk
Atlanta, Georgia

10-O-0960

AN AMENDED ORDINANCE
BY: ZONING COMMITTEE

U-10-18

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. Under the provisions of Section 16-06.005 (1) (b) of the Zoning Ordinance of the City of Atlanta, a Special Use Permit for a **DAYCARE CENTER**, is hereby approved. Said use is granted to **ARLETHEA MARIE SCRIVENS-AGHAJI** and is to be located at **3297 FAIRBURN ROAD, S.W.**, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 35, 14th ff 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 Section 16-25.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Special Use Permits, Procedural Requirements", and the Director, Bureau of Buildings, shall issue a building permit only in compliance with the applicable provisions of this part. The applicable conditional site plan and any other conditions hereby imposed are enumerated by attachment. The Special Use Permit hereby approved does not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. 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

ADOPTED as amended by the Council
RETURNED WITHOUT SIGNATURE OF THE MAYOR
APPROVED as per City Charter Section 2-403

SEP 07, 2010

SEP 16, 2010



**CONDITIONS FOR
U-10-18 FOR 3297 FAIRBURN ROAD, SW**

- 1) This special use permit shall remain valid only for the current operator (Arleathea Marie Scrivens-Aghaji), and will be subject to renewal if the operator changes.
- 2) The special use permit shall expire five years from the date of approval by the Atlanta City Council.
- 3) There shall be a designated playground area in the rear yard.
- 4) There shall be a circular driveway provided in the front yard, and at least 9 parking spaces on the site, subject to approval by the Public Works Department.
- 5) A site plan subject to approval by the Director of the Office of Planning shall be submitted before an application is made for a building permit.
- 6) The applicant shall provide a 6 foot wooden wall around the dumpster for purposes of screening.
- 7) The applicant shall provide a 6 foot wooden fence along the rear and side property lines. Final location of the fence shall be determined by the Director of the Office of Planning.



Legal Description

SPECIAL WARRANTY DEED

(Continued)

U-10 018

Exhibit "A"

All that tract or parcel of land lying and being in Land Lots 36 and 38 of the 14th FF (formerly Fayette) District Fulton, County, Georgia, and being more particularly described as follows: commencing at the Northeast intersection of Landings North Drive and Fairburn Road, and proceeding thence along the Northwest right of way of Fairburn Road (a variable width right of way) a distance of 119.0 feet to a ½ inch rebar and the point of beginning; proceeding thence North 16 degrees 51 minutes 25 seconds West 218.27 feet to a ½ inch rebar; proceeding thence North 73 degrees 32 minutes 36 seconds East 93.00 feet to a ½ inch rebar; thence South 17 degrees 21 minutes 58 seconds East 220.48 feet to an iron pin set on the Northwest right of way of Fairburn Road South 74 degrees 51 minutes 36 seconds West 95.00 feet to the point of beginning. All according to a plat of survey for Cassandra Bias by Seaton G. Shepherd, Jr., GA R.L.S. No. 2136, dated October 12, 2006.

RECEIVED
Bureau of
Planning

Reference: 3297 Fairburn Road SW, Atlanta, GA 30331
Servicer Loan Number: 0145798385

Doud_GA_WarrantyDeed_Special_Types_New.rdw
8W - DS 7.5.19.2008 LD rev. 5.21.2009

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11/11/09 @ 01:41:15A

RCS# 540
9/07/10
4:35 PM

Atlanta City Council

REGULAR SESSION

MULTIPLE

10-O-1243, ~~10-O-0960~~, 10-O-1244, 10-O-1245
10-O-1246, 10-O-0646
ADOPT AS AMEND

YEAS: 13
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 2
EXCUSED: 1
ABSENT 0

Y Smith	E Archibong	Y Moore	Y Bond
Y Hall	Y Wan	Y Martin	NV Watson
Y Young	Y Shook	Y Bottoms	Y Willis
Y Winslow	Y Adrean	Y Sheperd	NV Mitchell

MULTIPLE