

#14  
11-0-0372

(Do Not Write Above This Line)

AN ORDINANCE  
BY COUNCILMEMBER  
YOLANDA ADREAN

*adrea*  
2-11-10

AN ORDINANCE TO REZONE  
PROPERTY LOCATED AT 1300  
MECASLIN STREET, NW FROM  
THE C-4-C (CENTRAL AREA  
COMMERCIAL RESIDENTIAL  
CONDITIONAL) TO THE C-4-C  
(CENTRAL AREA  
COMMERCIAL RESIDENTIAL-  
CONDITIONAL) DISTRICT FOR  
THE PURPOSE OF A CHANGE  
OF CONDITIONS; TO MODIFY  
THE OFFICIAL ZONING MAPS;  
AND FOR OTHER PURPOSES.

ADOPTED BY

JUL 05 2011

SUBSTITUTE

COUNCIL

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

Date Referred 03/07/2011

Referred To: ZRB zoning

Date Referred 05/02/10

Referred To: ZRB/zoning

Date Referred

Refer 489536-1

First Reading

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Referred To \_\_\_\_\_

Committee *Zoning*  
Date *April 27 2011*  
Chair *[Signature]*  
Action *on substitute*  
Fav, Adv, Hold (see rev. side)  
Other  
Members *Carla Smith*  
*[Signature]*  
*[Signature]*  
*[Signature]*  
*[Signature]*  
*[Signature]*  
Refer To

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Action \_\_\_\_\_  
Fav, Adv, Hold (see rev. side)  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

Committee *Zoning*  
Date *June 29 2011*  
Chair *[Signature]*  
Action *on substitute*  
Fav, Adv, Hold (see rev. side)  
Other  
Members *[Signature]*  
*[Signature]*  
*[Signature]*  
Refer To

Committee \_\_\_\_\_  
Date \_\_\_\_\_  
Chair \_\_\_\_\_  
Action \_\_\_\_\_  
Fav, Adv, Hold (see rev. side)  
Other \_\_\_\_\_  
Members \_\_\_\_\_  
Refer To \_\_\_\_\_

FINAL COUNCIL ACTION

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

CERTIFIED  
JUL 05 2011  
ATLANTA CITY COUNCIL PRESIDENT  
*[Signature]*

CERTIFIED  
JUL 05 2011  
Renee Daughlin Johnson  
MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED  
JUL 12 2011  
*[Signature]*  
MAYOR



CITY COUNCIL  
ATLANTA, GEORGIA

11-O- 0372/ Z-11-10

**AN ORDINANCE  
BY COUNCILMEMBERS YOLANDA ADREAN and KWANZA HALL  
AS SUBSTITUTED BY ZONING COMMITTEE**

**AN ORDINANCE TO REZONE PROPERTY LOCATED AT 1300 MECASLIN STREET, NW FROM THE C-4-C (CENTRAL AREA COMMERCIAL RESIDENTIAL-CONDITIONAL) TO THE C-4-C (CENTRAL AREA COMMERCIAL RESIDENTIAL-CONDITIONAL) DISTRICT FOR THE PURPOSE OF A CHANGE OF CONDITIONS; TO MODIFY THE OFFICIAL ZONING MAPS; AND FOR OTHER PURPOSES.**

**WHEREAS**, in furtherance of the City's goals of reclaiming and redeveloping brownfields and increasing mixed use development in the City of Atlanta, Ordinance No. 98-O-0080 (Z-97-58) rezoned properties located at 1300 Mecaslin Street, NW from the I-2 (Heavy Industrial) District to the existing classification of C-4-C (Central Area Commercial Residential-Conditional) District;

**WHEREAS**, in furtherance of the public health, safety, and general welfare and pursuant to Section 16-02.003 of the City of Atlanta Zoning Ordinance, this rezoning included 32 conditions, including a site plan, drawings, and 27 written conditions regulating the use and development of the property in accordance with conditional zoning practice; and

**WHEREAS**, in furtherance of the public health, safety, and general welfare and pursuant to Section 16-02.003 of the City of Atlanta Zoning Ordinance, the Office of Planning recommends and the City Council of the City of Atlanta, Georgia finds that one of the original conditions imposed by Ordinance 98-O-0080 should be changed.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA HEREBY ORDAINS as follows:**

**Section 1:** The Zoning Ordinance of the City of Atlanta is amended, and the official zoning map established in connection therewith is changed, so that the following property known as 1300 Mecaslin Street, NW is rezoned from the C-4-C (Central Area Commercial Residential-Conditional) to the C-4-C (Central Area Commercial Residential-Conditional) District for a change of conditions, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lots 108, 148, and 149 of the 17th District, Fulton County, Georgia, being more particularly shown on the map attached to Ordinance 98-O-0080.

**Section 2:** Ordinance No. 98-O-0080 (Z-97-58) is hereby amended to delete Zoning Condition No. 7 as it is currently in effect for the purpose of replacing the language with language that reads as follows:



*"The development will not be permitted to connect to an at grade crossing to provide motor vehicle access to the site from Mecaslin Street over the railroad tracks separating the Loring Heights neighborhood from the development."*

**Section 3:** This amendment having been 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 suffix "C" after the district designation in Section 1 above, the Director, Office of Buildings, shall issue building permits for the development of the above-described property only in compliance with the conditions as set forth in Ordinance 98-O-0080 as amended by this ordinance. This amendment shall not change the effect of Section 2 of 98-O-0080 such that the remaining conditions therein approved do not authorize the violation of any zoning district regulations or change the requirement that district regulations for which variances may be obtained shall be obtained through application to the Board of Zoning Adjustment.

**Section 4:** The maps referred to, now on file in the Office of Planning, shall be revised to conform with the terms of this ordinance.

**Section 5:** All ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed to the extent of the conflict.

A true copy,

Deputy Clerk

ADOPTED by the Atlanta City Council  
APPROVED by Mayor Kasim Reed

July 05, 2011  
July 12, 2011

RCS# 1245  
7/05/11  
2:03 PM

Atlanta City Council

REGULAR SESSION

MULTIPLE 11-O-0247,11-O-0095,11-O-0074,11-O-0372

ADOPT ON SUB

YEAS: 11  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 2  
EXCUSED: 0  
ABSENT 3

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

MULTIPLE