

11-0-0694
(Do Not Write Above This Line)

AN ORDINANCE U-11-19
BY ZONING COMMITTEE

An Ordinance granting a Special Use Permit pursuant to Section 16-06.005 (1) (g) for a **PERSONAL CARE HOME**, property located at **470 MACEDONIA ROAD, S.E.**, fronting approximately 102 feet on the north side of Macedonia Road and approximately 180 feet west of the intersection of Macedonia and Jonesboro Road. Depth: varies. Area: approximately 0.468. Land Lot 34, 14th District, Fulton County, Georgia
OWNER: TUAN LE
APPLICANT: THOMAS KIRVEN
NPU Z
COUNCIL DISTRICT 12

ADOPTED BY
COUNCIL
SEP 06 2011

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

Date Referred 05/02/11
Referred To: ZRB / Zoning
Date Referred
Referred To:
Date Referred
Referred To:

Committee Zoning First Reading
Date April 27, 2011
Chair
Referred To ZRB & Zoning

Committee Zoning
Date August 31, 2011
Chair
Action
Fav, Adv, Hold (see rev. side)
Other AS AMENDED
Members
[Signatures]
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
Readings
 Consent V Vote RC Vote

CERTIFIED

CERTIFIED
SEP 06 2011
COUNCIL PRESIDENT PROTEM

CERTIFIED
SEP 06 2011
Ronda Daughin Johnson
MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED
SEP 15 2011
WITHOUT SIGNATURE
BY OPERATION OF LAW



Municipal Clerk
Atlanta, Georgia

11-O-0694

AN AMENDED ORDINANCE
BY: ZONING COMMITTEE

U-11-19

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) (g) of the Zoning Ordinance of the City of Atlanta, a special use permit for a **PERSONAL CARE HOME** is hereby approved. Said use is granted to **THOMAS KIRVEN** to be located at **470 MACEDONIA ROAD, S.E.**, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 34, 14th 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,



Deputy Municipal Clerk

ADOPTED as amended by the Atlanta City Council
APPROVED as per City Charter Section 2-403

Sept. 6, 2011
Sept. 15, 2011



Conditions for U-11-19 for 470 Macedonia Road, SW

This permit shall be valid for a duration of 3 years from the date of Council approval.

The special use permit shall be valid only as long as Thomas Kirven is the operator of the facility.

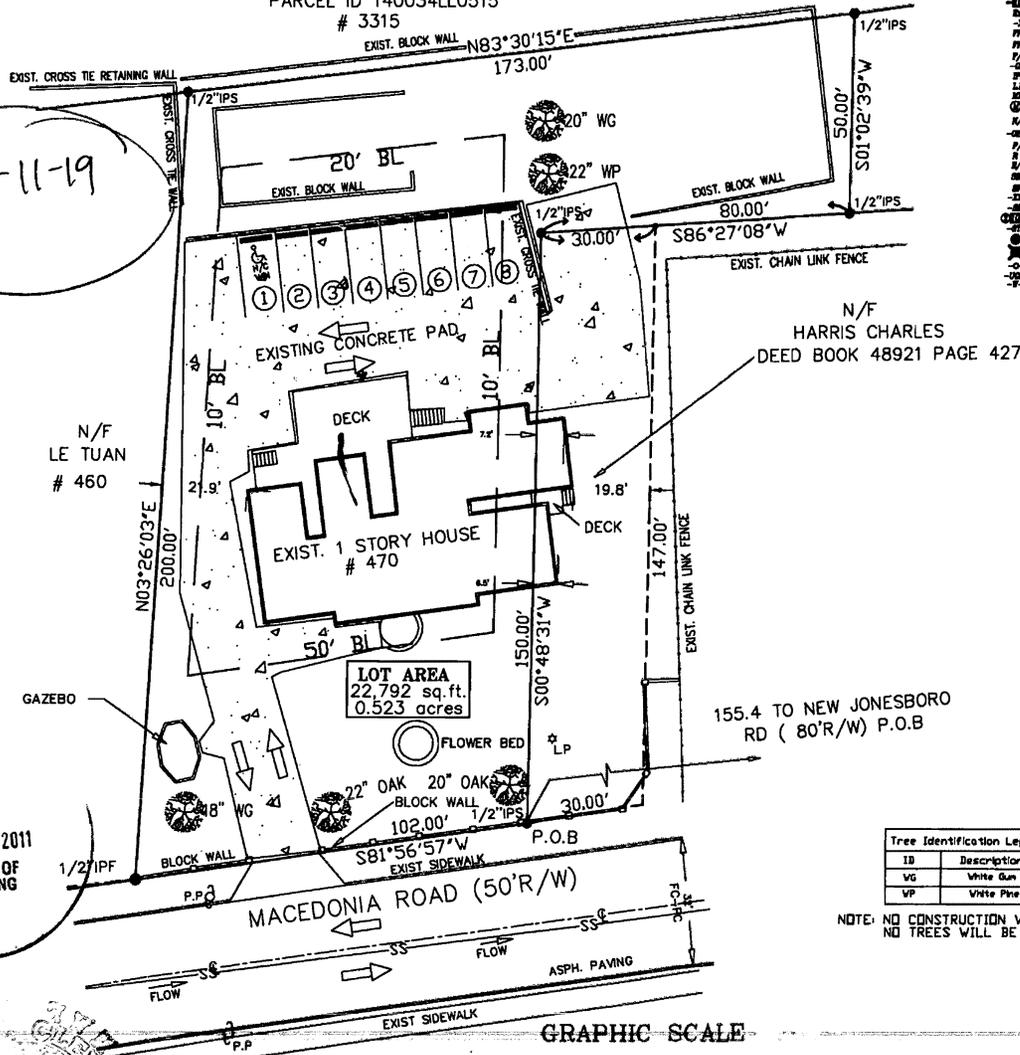
- 3) A site plan stamped received on June 1, 2011 by the Bureau of Planning shall be subject to the approval of the Director of the Office of Planning and approval by the Office of Traffic and Transportation.

N/F
NEW LIFE CHRISTIAN FELLOW
PARCEL ID 140034LL0515
3315

U-11-19

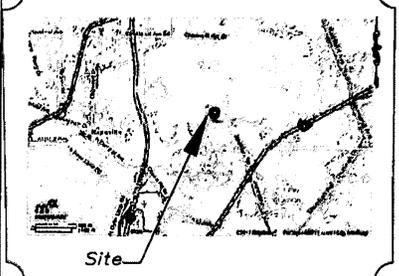
N/F
LE TUAN
460

JUN - 1 2011
BUREAU OF
PLANNING



- Legend**
- CLP Concrete Monument Found (N/F)
 - 10- Outdoors - Existing
 - 11- Outdoors - Proposed
 - 1- Rubbing
 - 2- Fence
 - FFS Finished Floor Elevation
 - FFB Finished Floor Elevation
 - FFW Fire Whisker
 - GL Line
 - IP Iron Pin Found
 - LL Lead Lul
 - LS Limestone
 - MS Metal
 - N/F New or Recently Overlaid Utility Line
 - OS Overlaid Utility Line
 - UP Utility Pole
 - U Utility Pole
 - R Right of Way
 - N/F Right of Way
 - BL Building Block Line
 - SP Square Post
 - SB Sign
 - SL Slaty Stone Line
 - SL Spot Elevation - Proposed
 - SS Stone Surface Line
 - TR Tree - Existing
 - TR Tree to be Removed
 - TP Tree Protection Fence
 - UL Underlaid Utility Line
 - UL Utility Line

Parcel Id. #: 14 0034 LL0515



LOCATION & VICINITY MAP

Scale: 1" = 2400'

PROJECT INFORMATION

24-HOUR CONTACT
CONTACT'S NAME: Mr. Thomas Kirven
CONTACT'S PHONE NUMBER: 678-488-4396

OWNER
Mr. Tuan Le
2920 Jonesboro Road
Hampton, Georgia 30228
678-209-3266

PROJECT LOCATION
407 Macedonia Road, S.E.
Atlanta, Georgia 30354

DESIGN FIRM
Firm Foundation A & E Consultants
1227 N. Peachtree Pkwy., Suite 212
Peachtree City, Ga. 30269
678-858-1979
Point of Contact: Renard Hurns
Professional Engineer: Lee M. Mayweather

SITE INFORMATION
Parcel Id. #14 0034 LL0515
Current Zoning: R3
Proposed Zoning: R3 (Special Use - Personal Care)
Lot Size: 0.523 Acres (22,792 s.f.)
Minimum Street Frontage: 100 ft.
Minimum Lot Area: 18,000 s.f.
Minimum Set Back (Front): 50 ft.
Minimum Set Back (Side): 10 ft.
Minimum Set Back (Rear): 20 ft.

EXISTING BUILDING DATA
Building Size (Footprint): 3,240 s.f.
Usable Interior Heated Floor Space: 2,714.80 s.f.

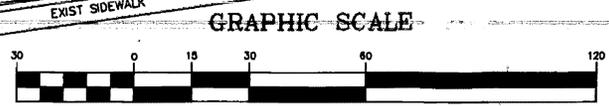
PARKING
Care Facilities: 1 Space/4 Beds +1 Space/3 Employees
Total Beds Proposed: 6
Total Number of Employees: 3
Total Spaces Required for Beds: 2
Total Spaces Required for Employees: 1
Total Handicap Spaces Required: 1
Total Spaces Required = 2 + 1 + 1 = 4
Total Spaces Provided: 6

PROJECT DESCRIPTION / SCOPE
The existing building and site are to be used as Six Bed Personal Care Home Facility as is and in it's current state. No alterations and / or construction activities are to take place on this site.

Tree Identification Legend

ID	Description
WG	White Gum
WP	White Pine

NOTE: NO CONSTRUCTION WILL TAKE PLACE.
NO TREES WILL BE IMPACTED.



FIRM FOUNDATION A & E CONSULTANTS
 1227 North Peachtree Parkway
 Suite 212
 Peachtree City, Georgia 30269
 (678) 858-1979

EXISTING SITE LAYOUT PLAN
 EXISTING REAL PROPERTY

ID FOR: PERSONAL CARE FACILITY
 Personal Care Facility
 Macedonia Road S.E.
 Atlanta, Ga. 30354
 404-363-4215

DATE: 05/09/11
 SCALE: 1" = 30'
 DRAWING NO. N/A
 DESIGNER: N/A
 LAND TITLE: 34
 DISTRICT: 14
 LOCATION: Fulton Co., Ga.

SHEET
 C1

DRAWING NO. KCC10600



RCS# 1381
9/06/11
4:12 PM

Atlanta City Council

REGULAR SESSION

11-O-0694 SUP PERSONAL CARE HOME AT 470 MACEDONIA

ADOPT AS AMEND

YEAS: 11
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 3
EXCUSED: 1
ABSENT 1

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

11-O-0694