

#17

2435

13-0-1184

(Do Not Write Above This Line)

AN ORDINANCE
BY COUNCIL MEMBER ALEX WAN

AN ORDINANCE TO PROVIDE FOR
THE ANNEXATION OF PROPERTY
LOCATED AT 1218 SPRING
VALLEY LANE TO THE
CORPORATE LIMITS OF THE CITY
OF ATLANTA, GEORGIA
PURSUANT TO THE 100%
METHOD; TO NOTIFY THE
GEORGIA DEPARTMENT OF
COMMUNITY AFFAIRS OF SUCH
ANNEXATION; AND FOR OTHER
PURPOSES

ADOPTED BY
OCT 07 2013
COUNCIL

- CONSENT REFER
- REGULAR REPORT REFER
- ADVERTISE & REFER
- 1ST ADOPT 2ND READ & REFER
- PERSONAL PAPER REFER

Date Referred: 7/1/13
 Referred To: Finance/Exec
 Date Referred:
 Referred To:
 Date Referred:
 Referred To:

First Reading

Committee _____
 Date _____
 Chair _____
 Referred To _____

Committee: Fin/Exec
 Date: 7/10/13
 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: Fin/Exec
 Date: 10-2-13
 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
 OCT 07 2013
 ATLANTA CITY COUNCIL PRESIDENT
[Signature]

CERTIFIED
 OCT 07 2013
 Rhonda Daphnie Johnson
 MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED

OCT 16 2013

WITHOUT SIGNATURE
BY OPERATION OF LAW



CITY COUNCIL
ATLANTA, GEORGIA

13-0-1128

13-0-1184

AN ORDINANCE
BY COUNCIL MEMBER ALEX WAN

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY LOCATED AT 1218 SPRING VALLEY LANE TO THE CORPORATE LIMITS OF THE CITY OF ATLANTA, GEORGIA PURSUANT TO THE 100% METHOD; TO NOTIFY THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS OF SUCH ANNEXATION; AND FOR OTHER PURPOSES

WHEREAS, the owners of real property (the “Applicant”) have applied to the City of Atlanta for annexation (“the Application”), attached hereto as Exhibit “B”, of land located at 1218 Spring Valley Lane, Atlanta, GA, as more fully described and delineated in Exhibit “A” and attached hereto (the “Property”); and

WHEREAS, the City of Atlanta has determined that the Property is contiguous to the existing corporate limits of the City of Atlanta in excess of the minimum amount required for such annexations under O.C.G.A. §36-36-1 *et seq.*; and

WHEREAS, the City of Atlanta has determined that the Applicant is the title holder of record of 100% of the privately owned land within the Property, as evidenced by the records on file with the Clerk of the Superior Court of DeKalb County, Georgia; and

WHEREAS, the requirements of O.C.G.A. § 36-66-4(d) governing procedures for the zoning of land to be annexed into a municipality have been satisfied; and

WHEREAS, the zoning classification approved by the City of Atlanta for the property which is the subject of the proposed annexation shall become effective on the later date of the date that the zoning is approved by the City of Atlanta or the date that the annexation becomes effective as required by O.C.G.A. §36-36-2; and

WHEREAS, the City of Atlanta has lawfully provided notice to DeKalb County, Georgia of all required information including notice of the City of Atlanta’s receipt of the Application for annexation of the Property; and

WHEREAS, the City of Atlanta has authority pursuant to O.C.G.A. §36-36-1 *et seq.* to annex certain property into the corporate limits of the City of Atlanta, and that the Mayor and Council of the City of Atlanta have determined that the annexation of the Property would be in the best interest of the residents and property owners of the areas to be annexed and of the citizens of the City of Atlanta; and



WHEREAS, the City of Atlanta has determined that the Application meets the requirements of law pursuant to O.C.G.A. §36-36-1 *et seq.*

THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA, HEREBY ORDAINS AS FOLLOWS:

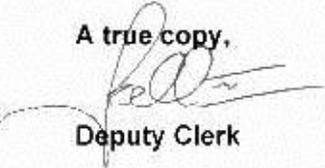
Section 1. The Property located at 1218 Spring Valley Lane, Atlanta, GA, as more fully described on Exhibit "A" which is incorporated herein by reference, is hereby annexed to the existing corporate limits of the City of Atlanta, Georgia.

Section 2. The City of Atlanta Law Department is hereby authorized and directed to file a report identifying the Property annexed with the Department of Community Affairs of the State of Georgia and with the governing authority of DeKalb County as required by O.C.G.A. §36-36-3, and to take all other actions required by law with regard to the adoption of this ordinance and the annexation of the Property.

Section 3. The Ordinance shall become effective immediately for school enrollment purposes and for all other purposes in accordance with applicable provisions of Georgia law.

Section 4. All Ordinances or parts of Ordinances in conflict with the terms of this Ordinance are hereby waived to the extent of the conflict.

A true copy,


Deputy Clerk

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

OCT 07, 2013
OCT 16, 2013



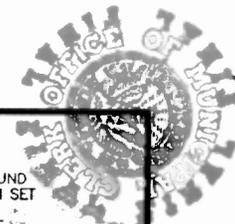
EXHIBIT "A"

LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 55, 18TH DISTRICT, DEKALB COUNTY GEORGIA, BEING LOT 21, BLOCK A, SUBDIVISION OF PART OF THE PROPERTY OF ROCK SPRINGS ESTATES INC. AS PER PLAT BOOK 14, PAGE 150, DEKALB COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

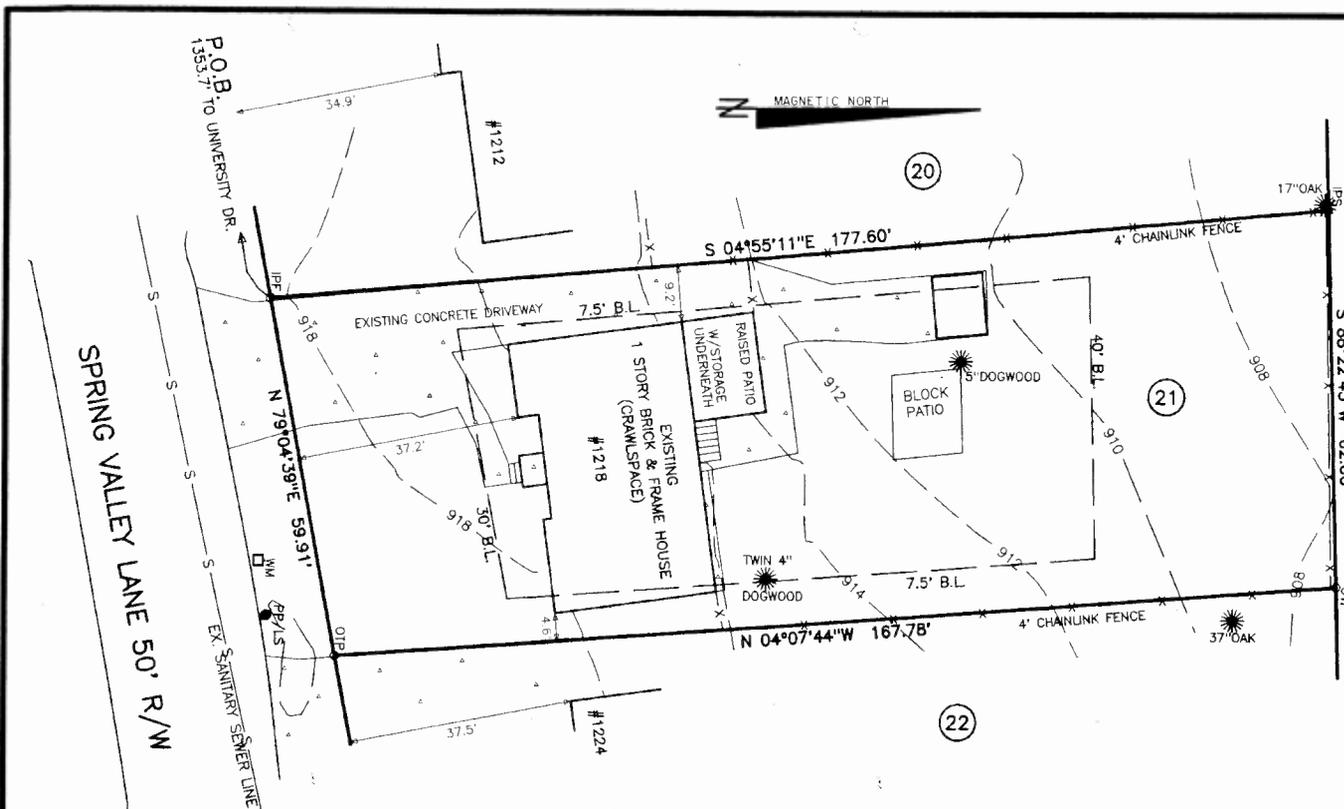
BEGINNING AT POINT ON THE NORTHERN SIDE OF SPRING VALLEY LANE (FORMERLY UNIVERSITY DRIVE NORTH) A DISTANCE OF 1353.7 FEET EASTERLY FROM THE NORTHEAST CORNER OF SPRING VALLEY LANE AND HIGHLAND AVENUE, THENCE RUNNING NORTHERLY ALONG THE EASTERN LINE OF LOT 20, A DISTANCE OF 177.6 FEET TO AN IRON PIN, THENCE RUNNING SOUTHEASTERLY 62 FEET TO AN IRON PIN; THENCE RUNNING SOUTHERLY ALONG THE WESTERN LINE OF LOT 22, A DISTANCE OF 167.8 FEET TO THE NORTHERN SIDE OF SPRING VALLEY LANE; THENCE RUNNING WESTERLY ALONG SAID NORTHERN SIDE OF SPRING VALLEY LANE A DISTANCE OF 60 FEET TO THE POINT OF BEGINNING, BEING IMPROVED PROPERTY KNOWN AS 1218 SPRING VALLEY LANE ACCORDING TO PLAT OF PROPERTY FOR TORN SCHAFFER BY M. A. FREER, DATED SEPTEMBER 7, 1949.

TAX ID: 18 055 01 044



LEGEND

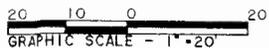
- IPF = 1/2" REBAR FOUND
- IPS = 1/2" REBAR PIN SET
- LL = LAND LOT
- LLL = LAND LOT LINE
- P.L. = PROPERTY LINE
- CL = CENTERLINE
- B.L. = BUILDING LINE
- R/W = RIGHT-OF-WAY
- S.S.E. = SANITARY SEWER EASEMENT
- D.E. = DRAINAGE EASEMENT
- MH = MANHOLE
- C.B. = CATCH BASIN
- J.B. = JUNCTION BOX
- HW = HEADWALL
- D.I. = DROP INLET
- PP = POWER/UTILITY POLE
- F.H. = FIRE HYDRANT
- I.E. = INVERT ELEVATION
- F.F.E. = FINISHED FLOOR ELEVATION
- F.F.B. = FINISHED FLOOR BASEMENT
- F.F.G. = FINISHED FLOOR GARAGE
- BOC = BACK OF CURB
- EP = EDGE OF PAVEMENT
- N/F = NOW OR FORMERLY
- P.O.B. = POINT OF BEGINNING
- SS = SANITARY SEWER LINE/PIPE
- X-X-X = FENCE LINE
- O = FLOOD HAZARD ZONE LINE
- = STORM SEWER LINE/PIPE
- W = WATER LINE
- G = GAS LINE
- CM = CONCRETE MONUMENT
- C.E. = CONSTRUCTION EASEMENT
- C&G = CURB AND GUTTER
- LS = LIGHT STANDARD
- OTP = OPEN TOP PIPE FOUND
- CTP = CRIMP TOP PIPE FOUND



The field data upon which this plat is based has a closure precision of one foot in 15,000+ feet and an angular error of 03" seconds per angle point and was adjusted using the Compass Rule. This plat has been calculated for closure and is found to be accurate within one foot in 100,000+ feet.

Equipment used: Topcon GTS-213 Total Station.

In my opinion this property is not in a flood hazard area as per F.I.R.M Flood Hazard Map of DeKalb County, Georgia
 Community Panel Number 13089C 0062 H
 Effective Date 05/07/01
 Revision Date

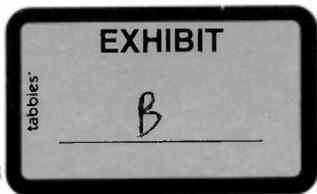


ALPHA LAND SERVICES
 1005 ECHO VALLEY COURT
 LOGANVILLE, GA. 30052
 ENGINEERING • LAND SURVEYING
 OFF: 770.696.4054 FAX: 770.696.4054

REVISION: _____

REF. PLAT: PB. 14 P. 150

SURVEY FOR:		
1218 SPRING VALLEY LANE		
TAX PARCEL #18-055-01-044		
LAND LOT: 55	LOT: 21	BLOCK: 3
DISTRICT: 18TH	SUB: ROCK SPRINGS ESTATES	
DEKALB COUNTY		
GEORGIA		
FIELD DATE: 12/19/12	AREA = 0.241 ACRES	
PLAT DATE: 12/20/12	BOOK: 12-12-143	



OFFICE OF
MUNICIPAL CLERK

June 24, 2013

2013 JUN 24 PM 2:26

VIA HAND DELIVERY

Ms. Rhonda Johnson, City of Atlanta Municipal Clerk
Atlanta City Hall
55 Trinity Avenue, Suite 2700
Atlanta, Georgia 30303

Re: Annexation Petition by William and Nicole Hudson

Dear Ms. Johnson,

We, William and Nicole Hudson as Owners of 1218 Spring Valley Lane, Atlanta GA 30306, wish to file this annexation petition with the City of Atlanta, GA pursuant to O.C.G.A § 36-36-21 (Annexation Pursuant to Application by 100 Percent of Landowners). The property to be annexed is located in the portion of Rock Springs Estates Subdivision which is located in unincorporated DeKalb County, Georgia. The property to be annexed is contiguous (as described in O.C.G.A. § 36-36-20) to the existing corporate limits of the City of Atlanta and the description of the property is as follows:

.241 acres of land located along Spring Valley Lane in Land Lot 55 of the 18th District of DeKalb County Georgia, Lot 21, Block A. A legal description of the property to be annexed into the City of Atlanta is attached hereto as Exhibit "A."

The property to be annexed is zoned R-75 in unincorporated DeKalb County. We are requesting that the property be annexed into the City of Atlanta under the comparable City of Atlanta R-4 zoning classification, which also applies to other homes in Land Lot 55 of the 18th District of DeKalb County Georgia including homes located within the City of Atlanta's corporate limits on Spring Valley Lane. Accordingly, we are not seeking a more intense land use as part of this annexation. A copy of the survey for the property to be annexed is attached hereto as Exhibit "B."

In accordance with the requirements of O.C.G.A § 36-36-21, we, as owners of all real property of the territory described herein, respectfully request that the City Council annex this territory into the City of Atlanta, Georgia and extend the City boundaries to include the same.

By:

William James Hudson, Owner of 1218 Spring Valley Lane

Nicole Lefebver Hudson, Owner of 1218 Spring Valley Lane

Address:
1218 Spring Valley Lane
Atlanta, GA 30306

cc: Atlanta City Council

+

ITEMS ADOPTED ON CONSENT	ITEMS ADVERSED ON CONSENT	10-07-13
1. 13-O-1184 2. 13-O-1276 3. 13-O-1277 4. 13-O-1279 5. 13-O-1268 6. 13-O-1271 7. 13-O-1272 8. 13-O-1273 9. 13-O-1274 10. 13-O-1081 11. 13-O-1148 12. 13-O-1246 13. 13-O-1275 14. 13-O-1278 15. 13-O-1281 16. 13-O-1282 17. 13-O-1283 18. 13-R-3553 19. 13-R-3585 20. 13-R-3586 21. 13-R-3587 22. 13-R-3592 23. 13-R-3593 24. 13-R-3629 25. 13-R-3274 26. 13-R-3532 27. 13-R-3588 28. 13-R-3590 29. 13-R-3594 30. 13-R-3624 31. 13-R-3625 32. 13-R-3626 33. 13-R-3627 34. 13-R-3628 35. 13-R-3595 36. 13-R-3596 37. 13-R-3597 38. 13-R-3598 39. 13-R-3599	40. 13-R-3600 41. 13-R-3601 42. 13-R-3602 43. 13-R-3603 44. 13-R-3604 45. 13-R-3605 46. 13-R-3606 47. 13-R-3607 48. 13-R-3608 49. 13-R-3609 50. 13-R-3610 51. 13-R-3611 52. 13-R-3612 53. 13-R-3613 54. 13-R-3614 55. 13-R-3615 56. 13-R-3616 57. 13-R-3617 58. 13-R-3618 59. 13-R-3619 60. 13-R-3620 61. 13-R-3621 62. 13-R-3622 63. 13-R-3623	