

14-0-1151

(Do Not Write Above This Line)

3846

Z-14-04

AN ORDINANCE BY ZONING COMMITTEE

- An Ordinance to rezone from the C-2-C (Commercial Service-Conditional) District to the R-5 (Two Family Residential) District, property located at 170 Chester Avenue, S.E., fronting approximately 56 feet on the east side of Chester Avenue beginning 64 feet from the northeast corner of Fulton Terrace. Road. Depth: 117 feet. Area: approximately 0.15 acres. Land Lot 13, 14<sup>th</sup> District Fulton County, Georgia. OWNER: BOLSTER PROPERTIES APPLICANT: NATHAN D. BOLSTER NPU N COUNCIL DISTRICT 2

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

Date Referred

3/17/14

Referred To:

ZRB + Zoning

Date Referred

Referred To:

Date Referred

Referred To:

First Reading

Committee Date 4/30/14
Chair Paulson
Referred to

Committee

Date 4/30/14

Chair

Action Paulson

Fav Adv, Hold (See rev side)

Members

Law Leonard
Calle Smith
Refer To

Committee

Date

Chair

Action
Fav, Adv, Hold (See rev side)
Other

Members
ADOPTED

MAY 05 2014

COUNCIL

Refer To

Second Reading

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
MAY 05 2014

ATLANTA CITY COUNCIL PRESIDENT

Signature of Atlanta City Council President

CERTIFIED
MAY 05 2014

Signature of Municipal Clerk

MAYOR'S ACTION

APPROVED

MAY 14 2014

WITHOUT SIGNATURE BY OPERATION OF LAW



City Council  
Atlanta, Georgia

**14-0-1151**

AN ORDINANCE  
BY: ZONING COMMITTEE

**Z-14-04**  
Date Filed: 1-8-14

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 **170 Chester Avenue, S.E.**, be changed from the C-2-C (Commercial Service-Conditional) District to the R-5 (Two Family Residential) District, to wit:

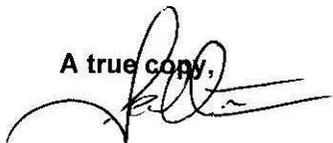
ALL THAT TRACT or parcel of land lying in Land Lot 13, 14<sup>th</sup> District, Fulton County, Georgia, being more particularly described by the attached legal description and/or survey.

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.

A true copy,



Deputy Clerk

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

MAY 05, 2014  
MAY 14, 2014

170 Chester Ave. SE, 30316

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 13,  
14TH DISTRICT OF FULTON COUNTY, GEORGIA, AND BEING MORE  
PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A REBAR FOUND ON THE EASTERN RIGHT OF WAY OF  
CHESTER AVENUE 274 FEET SOUTHERLY ALONG SAID EASTERN RIGHT OF  
WAY FROM THE CORNER FORMED BY THE INTERSECTION OF THE EASTERN  
RIGHT OF WAY OF CHESTER AVENUE AND THE SOUTHERN RIGHT OF WAY  
OF KIRKWOOD AVENUE; RUNNING THENCE SOUTH 83 DEGREES 25 MINUTES  
09 SECONDS EAST 117.50 FEET TO AN IRON PIN SET; RUNNING THENCE  
SOUTH 64 DEGREES 51 MINUTES 59 SECONDS WEST 62.00 FEET TO A  
REBAR FOUND; RUNNING THENCE NORTH 85 DEGREES 51 MINUTES 37  
SECONDS WEST 117.50 FEET TO A REBAR FOUND ON THE EASTERN RIGHT  
OF WAY OF CHESTER AVENUE; RUNNING THENCE NORTH 04 DEGREES 59  
MINUTES 18 SECONDS EAST 25.58 FEET ALONG THE EASTERN RIGHT OF  
WAY OF CHESTER AVENUE TO A REBAR FOUND AND THE POINT OF  
BEGINNING; ALL ACCORDING TO SURVEY PREPARED BY SURVEY SYSTEMS  
AND ASSOCIATES, INC., DATED JUNE 3, 2000; BEING THE SAME PROPERTY  
CONVEYED IN DEED RECORDED AT DEED BOOK 24536, PAGE 292, FULTON  
COUNTY, GEORGIA RECORDS; BEING KNOWN AS 170 CHESTER AVENUE,  
ACCORDING TO THE PRESENT SYSTEM OF NUMBERING HOUSES IN FULTON  
COUNTY, GEORGIA.

24-04



RCS# 269  
5/05/14  
2:31 PM

Atlanta City Council

14-O-1151

Z-14-04 REZONE PROPERTY LOCATED AT 170  
CHESTER AVE NPU N/CD2  
ADOPT

YEAS: 14  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 1  
EXCUSED: 0  
ABSENT 1

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

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