

AN ORDINANCE

REZONING property in the corporate limits of the City of Marietta, Georgia Land Lot 1237, District 16, 2nd Section, Marietta, Cobb County, Georgia and being known as **Coggins Place right-of-way**.

WHEREAS, application has been filed by **CITY OF MARIETTA** for rezoning property in the corporate limits of the City of Marietta, Georgia; and,

WHEREAS, following proper notice, a public hearing was held before this body; and,

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF MARIETTA, GEORGIA, THAT:

Section 1: The following property to wit:

Tract 1:

All that tract or parcel of land lying in and being in Land Lot 1237 of the 16th District, 2nd Section, City of Marietta, Cobb County, Georgia, and being more particularly described as follows:

Commencing at a point located at the intersection of the southerly right-of-way line of Roswell Street (having a variable right-of-way) and the westerly right-of-way line of Coggins Place (having a 60 foot wide right-of-way), said point being the POINT OF BEGINNING; THENCE South 02 degrees 21 minutes 20 seconds East for a distance of 210.09 feet to a point; THENCE South 88 degrees 03 minutes 58 seconds West for a distance of 8.13 feet to a point on the westerly right-of-way line of Coggins Place; THENCE run along said westerly right-of-way line, North 00 degrees 08 minutes 22 seconds West for a distance of 438.34 feet to the POINT OF BEGINNING. Said property contains 0.0195 acres more or less.

Tract 2:

All that tract or parcel of land lying in and being in Land Lot 1237 of the 16th District, 2nd Section, City of Marietta, Cobb County, Georgia, and being more particularly described as follows:

Commencing at a 1/2" rebar located at the intersection of the southerly right-of-way line of Roswell Street (having a variable right-of-way) and the easterly right-of-way line of Coggins Place (having a 60 foot wide right-of-way); THENCE run along the easterly right-of-way line of Coggins Place, South 00 degrees 12 minutes 05 seconds West for a distance of 12.00 feet to a point, said point being the POINT OF BEGINNING; THENCE run along the easterly and northerly right-of-way line of Coggins Place the following courses and distances: THENCE South 00 degrees 12 minutes 05 seconds West for a distance of 140.98 feet to a point; THENCE run along a curve to the left having

a radius of 40.00 feet and an arc length of 61.79 feet, being subtended by a chord bearing South 44 degrees 03 minutes 13 seconds East for a distance of 55.83 feet to a point; THENCE South 88 degrees 18 minutes 27 seconds East for a distance of 21.78 feet to a 1/2" rebar; THENCE leaving said right-of-way line, run South 00 degrees 00 minutes 48 seconds West for a distance of 10.50 feet to a point; THENCE run along a curve to the right having a radius of 80.00 feet and an arc length of 117.11 feet, being subtended by a chord bearing North 44 degrees 18 minutes 50 seconds West for a distance of 106.97 feet to a point; THENCE North 02 degrees 21 minutes 21 seconds West for a distance of 116.24 feet to a point; THENCE South 88 degrees 41 minutes 32 seconds East for a distance of 19.42 feet to the POINT OF BEGINNING.

Said tract or parcel of land contains 0.0617± acres (2,688 square feet).

Section 2: The above-described property is hereby rezoned into the corporate limits in the City of Marietta, Georgia from unzoned to CRC (Community Retail Commercial).

Section 3: It is hereby declared to be the intention of this Ordinance that its sections, paragraphs, sentences, clauses and phrases are severable, and if any section, paragraph, sentence, clause or phrase of this Ordinance is declared to be unconstitutional or invalid, it shall not affect any of the remaining sections, paragraphs, sentences, clauses or phrases of this Ordinance.

Section 4: All Ordinances or parts of Ordinances in conflict with this Ordinance are hereby repealed.

Section 5: This Ordinance shall become effective upon the signature or without the signature of the Mayor, subject to Georgia laws 1983, page 4119.

Final Ordinance submitted by: Rusty Roth
Rusty Roth, Director
Department of Development Services

Approved as to form: Douglas R. Haynie
Douglas R. Haynie, City Attorney

Approved by City Council:

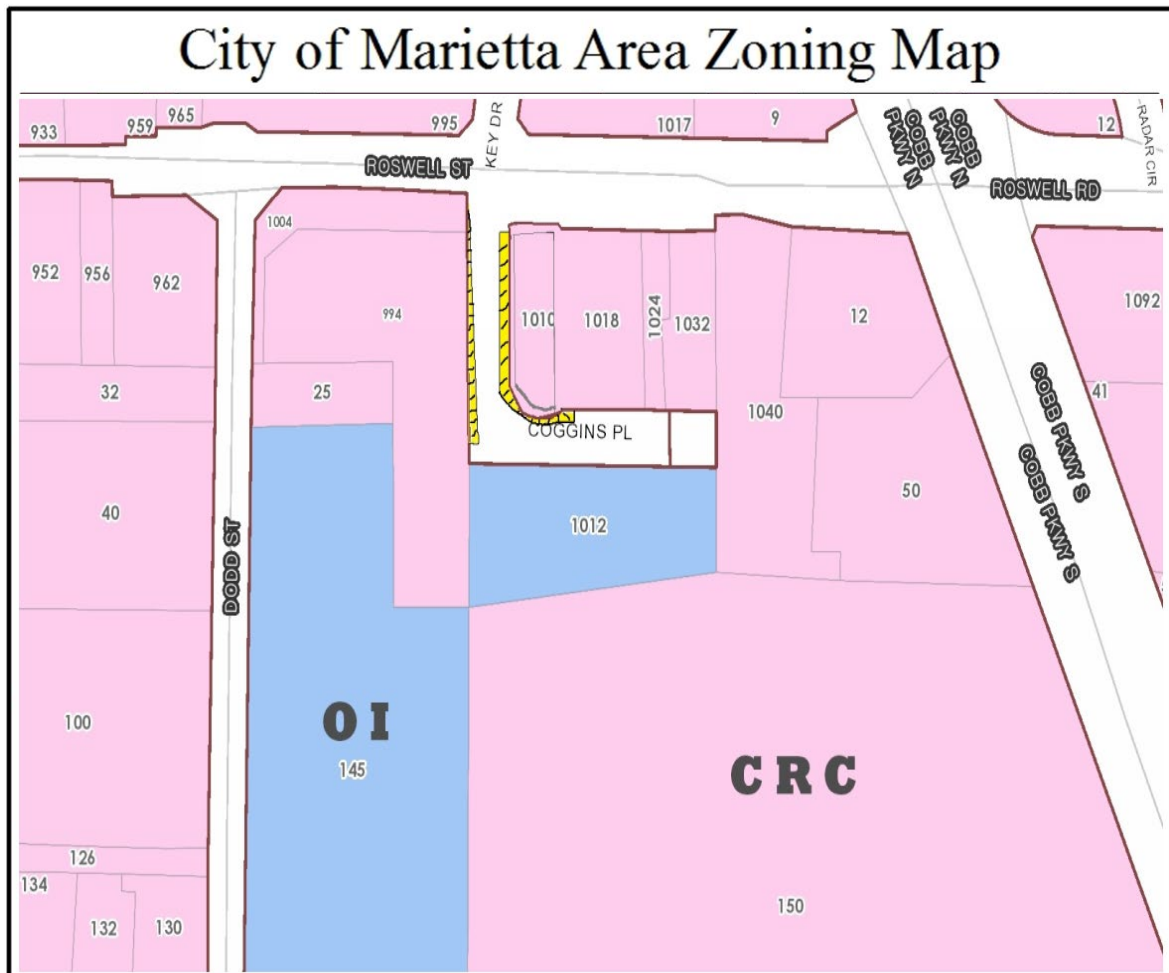
DATE: March 13, 2019

APPROVED:

ATTEST:
Stephanie Guy
Stephanie Guy, City Clerk

R. Steve Tumlin, Jr.
R. Steve Tumlin, Jr., Mayor

MAP



Zoning		District	Land Lot	Parcel	Current Zoning	Proposed Zoning
SINGLE FAMILY RESIDENTIAL R-1 One Unit/Acre R-2 Two Unit/Acre R-3 Three Unit/Acre R-4 Four Unit/Acre ATTACHED FAMILY RESIDENTIAL RA-4 Four Unit/Acre RA-6 Six Unit/Acre RA-8 Eight Unit/Acre PRD(SF) Planned Residential Dev. MHP Mobile Home Park MULTI FAMILY RESIDENTIAL RM-8 Eight Unit/Acre RM-10 Ten Unit/Acre RM-12 Twelve Unit/Acre RHR Residential High Rise PRD(MF) Planned Residential Dev.	COMMERCIAL NRC Neighborhood Retail CRC Community Retail RRC Regional Retail CBD Central Business District PCD Planned Commercial Dev. MXD Mixed-Use Dev. OIT Office Institutional Trans. LIO Low-Rise Office OI Office Institutional OS Office Services OHR Office High-Rise INDUSTRIAL LI Light Industrial HI Heavy Industrial PID Planned Industrial Dev.	16	12370	R-O-W	N/A	CRC

Comments:
 Coggins Place R-O-W

Date: 9/16/2014

Planning & Zoning Department

