

AN ORDINANCE

ANNEXING the following property in the corporate limits of the City of Marietta, Georgia consisting of 4.622 acres and all associated right-of-way, 2<sup>nd</sup> Section, Cobb County, Georgia as follows: Land Lot 327, District 20, Parcel 0010 (also known as **property on Hardage Drive**).

WHEREAS, application has been filed by **PHILIP D. & KAREN C. HYNNINEN** for annexing 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,

WHEREAS, all conditions of home rule annexation as set forth by the State Legislature have been met; and

WHEREAS, the Mayor and Council are authorized and empowered to describe Ward boundaries within the corporate limits.

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

**Section 1:** Best Interest Determination:

Prior to annexing the property described herein, the Marietta City Council finds, as a matter of fact, that the annexation of the property described herein into the municipal corporation of the area proposed in the Application for Annexation would be in the best interest of the residents and property owners of the area proposed for annexation and of the citizens of the municipal corporation.

**Section 2:** The following property to wit:

**Property on Hardage Drive**

All that tract or parcel of land lying and being in land lot 327 of the 20<sup>th</sup> district, 2<sup>nd</sup> section of Cobb County, Georgia being 4.622 acres more or less according that survey for Glenda Ann Hardage Cameron by West Georgia Surveyors, Inc. dated July 25, 2005, and being more particularly described as follows:

Beginning at an iron pin set at the intersection of the westerly right-of-way of Hardage Drive (having a 50' right-of-way) and the southerly line of land lot 327 said district and section; running thence north 89 degrees 47 minutes 13 seconds west along the line dividing land lot 327 of the 20th district and land lot 32 of the 19<sup>th</sup> district of Cobb County, Georgia, a distance of 729.42 feet to a concrete monument; running thence north 00 degrees 12 minutes 47 seconds east a distance of 516.00 feet to an iron pin set; run thence south 41 degrees 12 minutes 30 seconds east a distance of 316.21 feet to an OT iron pin found; running thence south 71 degrees 40 minutes 40 seconds east a distance of 200.18 feet to a CT iron pin found; running thence north 89 degrees 41 minutes 58 seconds east a distance of 207.77 feet to a OT iron pin found; running thence south 86 degrees 59 minutes 16 seconds east a distance of 106.06 feet to

a OT iron pin found on the westerly right-of-way of Hardage Drive running thence south 08 degrees 24 minutes 14 seconds east along the westerly right-of-way of Hardage Drive a distance 121.25 feet to a point; running thence an arc distance of 93.94 feet (subtended by a chord bearing south 01 degrees 22 minutes 57 seconds west a distance of 93.49 feet) along the westerly right-of-way of Hardage Drive to an iron pin set at the intersection of the westerly right-of-way of Hardage Drive and the southerly line of land lot 327, 19<sup>TH</sup> district 2<sup>nd</sup> second of Cobb County, Georgia, which is the point of beginning.

**Section 3:** The above-described property is hereby annexed into the corporate limits of the City of Marietta, Georgia, and shall have an effective date of August 1, 2015; except that for ad valorem tax purposes, the effective date of annexation shall be December 31, 2015. However, for school enrollment purposes only, the effective date of annexation shall be August 1, 2015, as stated in Georgia law [§ 36-36-2].

**Section 4:** The above described properties are hereby placed in Wards within the corporate limits of the City of Marietta, Georgia, as identified below:

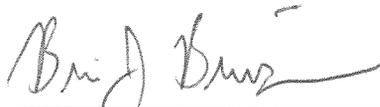
PIN	Property Address	Proposed Ward
20032700010	Property on Hardage Drive	4

**Section 5:** 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 6:** All Ordinances or parts of Ordinances in conflict with this Ordinance are hereby repealed.

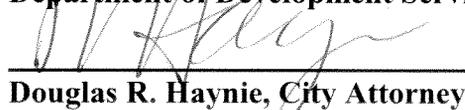
**Section 7:** This Ordinance shall become effective upon the signature or without the signature of the Mayor, subject to Georgia laws 1983, page 4119.

**Final Ordinance submitted by:**



**Brian Binzer, Director  
Department of Development Services**

**Approved as to form:**

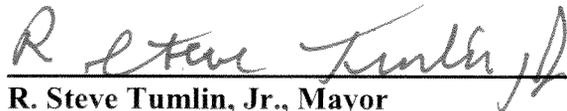


**Douglas R. Haynie, City Attorney**

**Approved by City Council:**

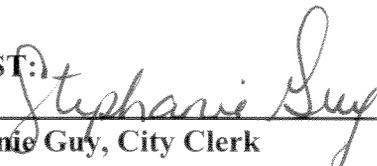
**DATE: July 8, 2015**

**APPROVED:**



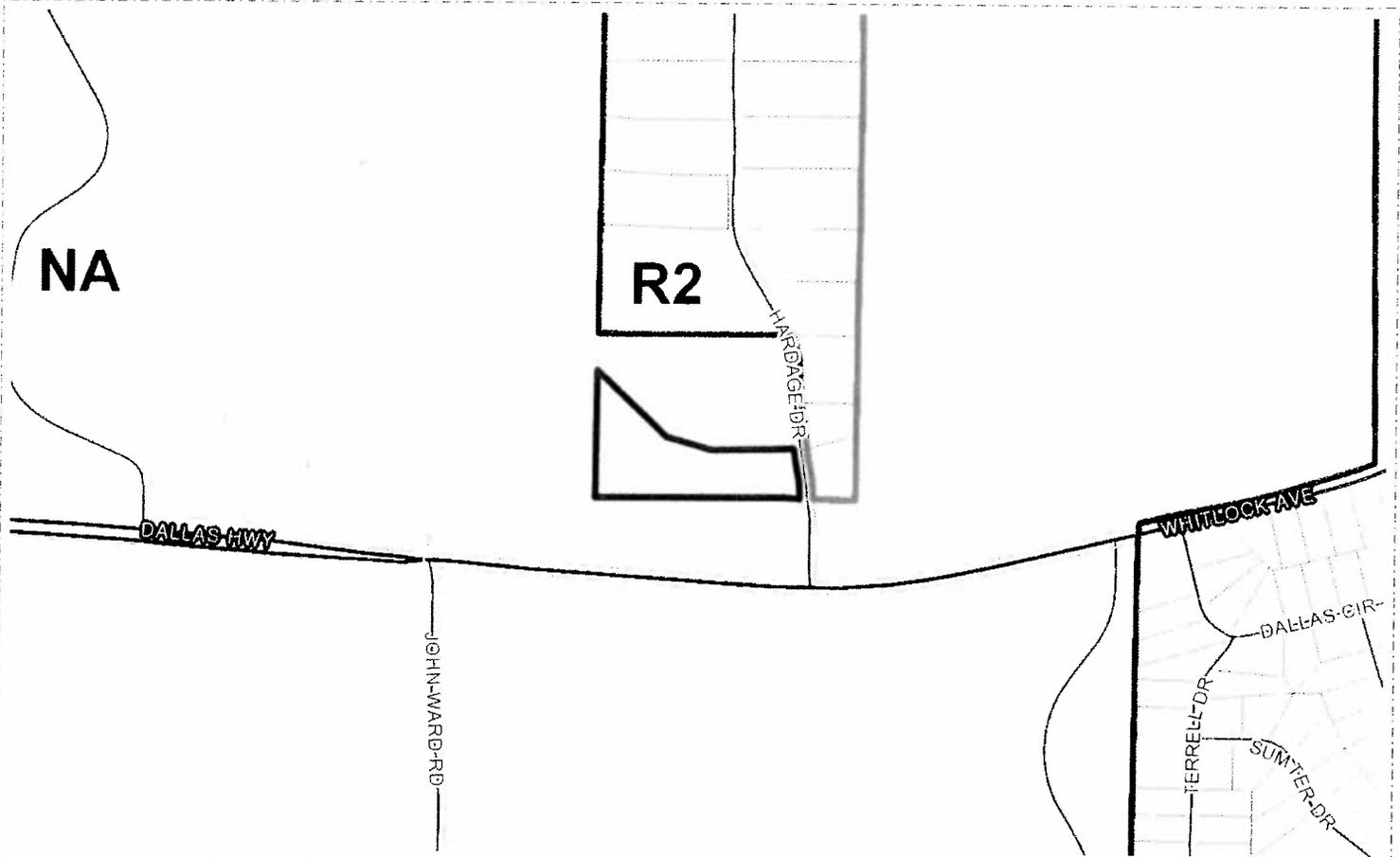
**R. Steve Tumlin, Jr., Mayor**

**ATTEST:**



**Stephanie Guy, City Clerk**

# Annexation



Address	Parcel Number	Acreage	Ward	Zoning	FLU
0	C	5.786			
0	C	4.168			

Property Owner: Philip D & Karen C Hynninen

Applicant:

Proposed Zoning: R2

Proposed Use:

Acquisition Date: Fair Market Value:

City Council Hearing Date: 07/08/2015 Case Number: A2015-04

Description of Property:

**City of Marietta Planning & Zoning**

**Zoning Symbols**

- Railroads
- City Limits
- Cobb County Fockets
- NA
- R1 - Single Family Residential (1 unit/acre)
- R2 - Single Family Residential (2 units/acre)
- R3 - Single Family Residential (3 units/acre)
- R4 - Single Family Residential (4 units/acre)
- RA4 - Single Family Residential - Attached
- RA6 - Single Family Residential - Attached
- RA8 - Single Family Residential - Attached
- MHP - Mobile Home Park
- PRD-SF - Planned Residential Dev. Single Family
- RM8 - Multi Family Residential (8 units/acre)
- RM10 - Multi Family Residential (10 units/acre)
- RM12 - Multi Family Residential (12 units/acre)
- RHR - Residential High Rise
- PRD-MF - Planned Residential Dev. Multi-Family
- NRC - Neighborhood Retail Commercial
- CRS - Community Retail Commercial
- RRC - Regional Retail Commercial
- PCD - Planned Commercial Development
- LI - Light Industrial
- HI - Heavy Industrial
- PI - Planned Industrial Development
- MXD - Mixed Use Development
- CBD - Central Business District
- OIT - Office Institutional Transitional
- LRU - Low Rise Office
- OI - Office Institutional
- OS - Office Services
- OHR - Office High Rise



205 Lawrence Street  
Marietta, Georgia 30060

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## DEPARTMENT OF DEVELOPMENT SERVICES

### MEMORANDUM

TO: STEPHANIE GUY, CITY CLERK

FROM: INES EMBLER, PLANNING AND ZONING COORDINATOR

SUBJECT: **DEMOGRAPHIC INFORMATION**

DATE: NOVEMBER 18, 2014

District: 17  
Land Lot: 07320  
Parcel: 0040, 0060  
Location Address: 2165, 2187 Windy Hill Road  
Ward: 7A  
Current Land Use: Commercial  
Future Land Use: CAC (Community Activity Center) – Cobb County designation  
Demographics –

Ethnic Background: Caucasian – 0  
Hispanic – 0  
Black – 0

Approximate Population: 0