00-O-0575

(Do Not Write Above This Line)

AN ORDINANCE Z-00-16
BY: ZONING COMMITTEE

AN ORDINANCE TO REZONE FROM THE R-4 (SINGLE-FAMILY RESIDENTIAL) DISTRICT TO THE C-1 (COMMUNITY BUSINESS) DISTRICT, PROPERTY LOCATED AT **1463 BENTEEN AVENUE, S.E. AND 607 FEDERAL TERRACE, S.E.**, FRONTING 80.44 FEET ON THE WEST SIDE OF BENTEEN AVENUE BEGINNING AT THE southwest CORNER OF FEDERAL TERRACE. DEPTH: APPROXIMATELY 310 FEET; AREA: APPROXIMATELY 1 ACRE; LAND LOT 24, 14TH DISTRICT, FULTON COUNTY, GEORGIA.
OWNER: WILLIAM GARCIA
APPLICANT: CARL F. BARNES
NPU-W COUNCIL DISTRICT 1

REFERRED BY CITY COUNCIL MAY 01 2000

ADVERSED BY CITY COUNCIL JUN 05 2000

- ☐ CONSENT REFER
- ☑ REGULAR REPORT REFER
- ☐ ADVERTISE & REFER
- ☐ 1st ADOPT 2nd READ & REFER

Date Referred 5/1/00

Referred To: ZRB & Zoning

First Reading

Committee Zoning
Date 5/11/00
Chair Derrick Stamps
Refer to ZRB and Zoning

Committee	Committee
Date	Date
Chair: Derrick Stamps	Chair
Action: Fav, Adv, Held (see rev. side) Other:	Action: Fav, Adv, Held (see rev. side) Other:
Members: Vera W. McCarty, Doug Allen, Ed, Clair Muller, Michael Bond	Members
Refer To	Refer To

Committee	Committee
Date	Date
Chair	Chair
Action: Fav, Adv, Held (see rev. side) Other:	Action: Fav, Adv, Held (see rev. side) Other:
Members	Members
Refer To	Refer To

COUNCIL ACTION

☐ 2nd ☐ 1st & 2nd Readings ☐ 3rd

☐ Consent ☐ V Vote ☐ RC Vote

CERTIFIED

CERTIFIED
JUN - 5 2000
ATLANTA CITY COUNCIL PRESIDENT

CERTIFIED
JUN 05 2000
DEPUTY MUNICIPAL CLERK

MAYOR'S ACTION

City Council
Atlanta, Georgia

00-O-0575

AN ORDINANCE
BY: ZONING COMMITTEE

Z-00-16
DATE FILED: 2-25-00

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

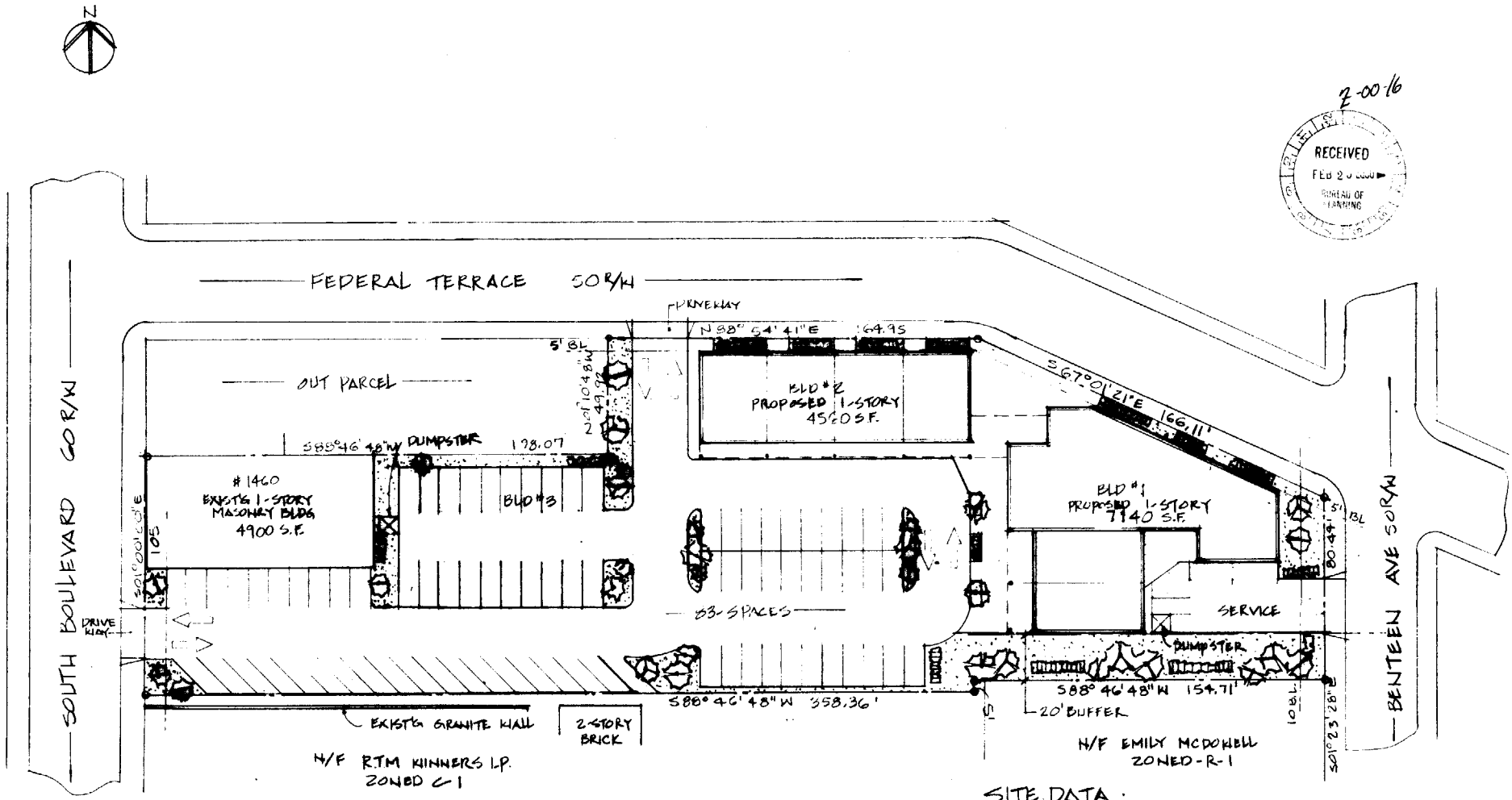
SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at **1463 Benteen Avenue, S.E. and 607 Federal Terrace, S.E.** be changed from the **R-4 (Single-Family Residential)** District, to the **C-1 (Community Business)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **24** of the **14th** District, Fulton County, Georgia being more particularly described by the attached ~~legal description.~~ plat.

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 suffix "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 zoning 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.



PROPOSED SITE PLAN SCALE: 1" = 30'

SITE DATA

BLD'G #1 7140 S.F.
BLD'G #2 4560
EXIST'G BLDG 4900
TOTAL AREA 16600 S.F.

PROPOSED PARKING 83 SPACES

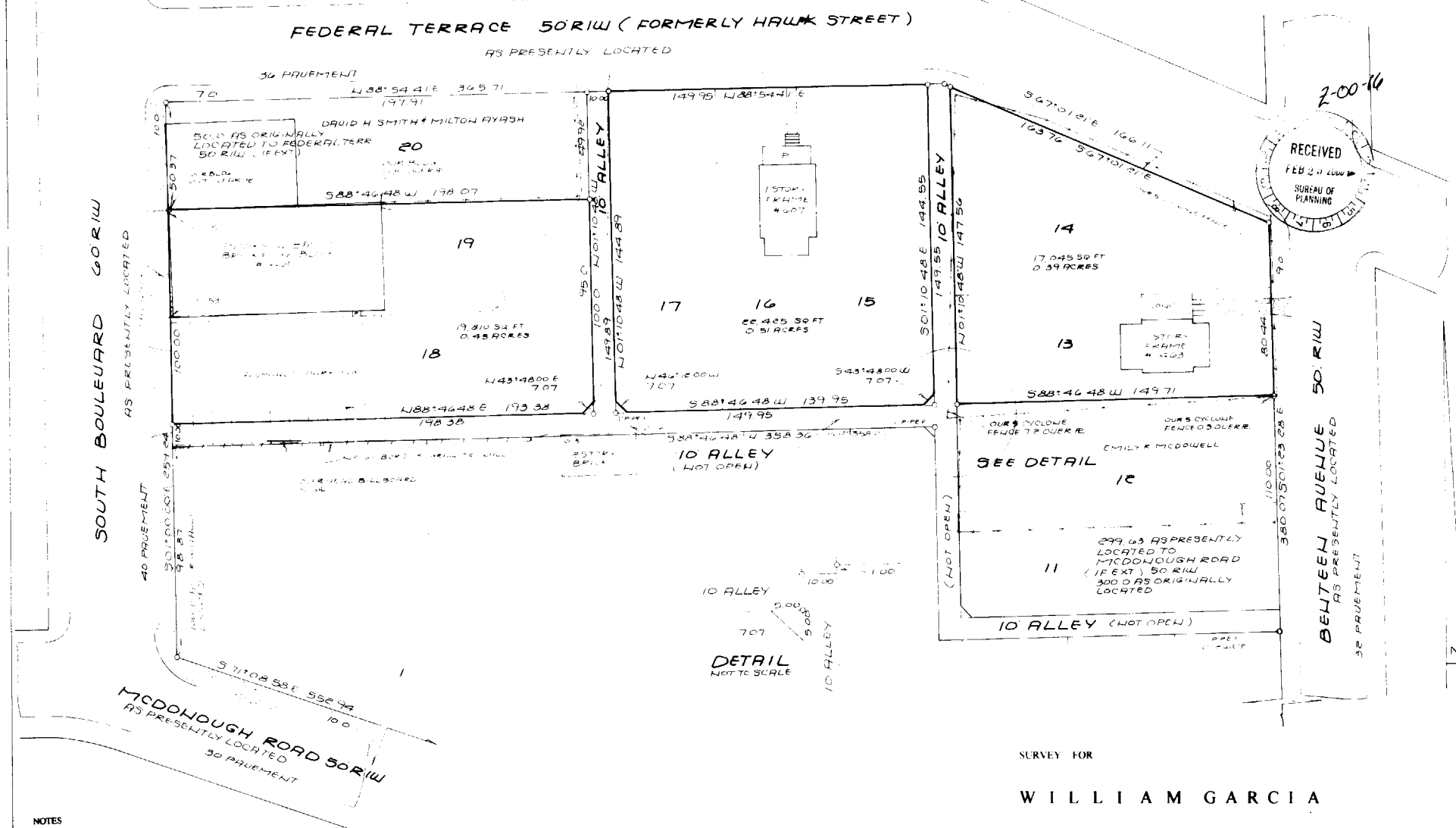
Z-00-16

RECEIVED
FEB 2 0 2000
BUREAU OF PLANNING

MONTGOMERY COUNTY CLERK OFFICE

GEORGIA REGISTERED No. 262

THIS PROPERTY IS LOCATED IN ZONE "X", (NO SPECIAL FLOOD HAZARD AREA) AS PER FIRM MAP OF FULTON COUNTY, GEORGIA AND INCORPORATED AREAS. COMMUNITY PANEL # 13121 C 0378 E. DATED JUNE 22,1998



2-00-16

RECEIVED FEB 2 0 2000 SUREAU OF PLANNING

NOTES

1. BEARINGS SHOWN ARE CALCULATED FROM ANGLES TURNED AND ARE BASED ON MAGNETIC NORTH
2. A TO[illegible] GTS 211 D TOTAL STATION WAS USED TO O[illegible] AND ANGULAR MEASUREMENTS
3. [illegible] WHICH THIS PLAT IS BASED [illegible] OF 1' / 10,000' + AND AN [illegible] 1 MINUTE PER ANGLE POINT, AND [illegible] THE COMPASS RULE.
4. [illegible] CALCULATED FOR CLOSURE AND [illegible] TO 1'/10,000+.

GEORGIA REGISTERED NO 1844 PROFESSIONAL LAND SURVEYOR ROBERT M. KIRKLEY

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW

ROBERT M. KIRKLEY LAND SURVEYOR
GEORGIA REGISTRATION # 1844

SURVEY FOR

WILLIAM GARCIA

LOTS 13, 14, 15, 16, 17, 18, & 19 BLOCK "A"
BENTEEN PROPERTY
LAND LOT 24 14TH DISTRICT
FULTON COUNTY, GEORGIA

DATE DECEMBER 10, 1999 SCALE 1" = 30'

MADE BY ROBERT M. KIRKLEY LAND SURVEYOR
PHONE 770-474-1062 FAX 770-474-2593

RCS# 2006
6/05/00
6:38 PM

Atlanta City Council

Regular Session

00-O-0575 1463 BENTEEN AVE. S. E. & 607 FEDERAL TERRACE, S. E.; CHANGE R-4 TO C-1 ADVERSE

YEAS:	10
NAYS:	0
ABSTENTIONS:	0
NOT VOTING:	4
EXCUSED:	2
ABSENT	0

Y McCarty	NV Dorsey	Y Moore	NV Thomas
Y Starnes	Y Woolard	Y Martin	E Emmons
Y Bond	Y Morris	Y Maddox	Y Alexander
Y Winslow	E Muller	NV Boazman	NV Pitts