Municipal Clerk
Atlanta, Georgia

04-O-2075

AN ORDINANCE
BY: ZONING COMMITTEE

Z-04-126/Z-01-71
Date Filed: 10/11/04

AN ORDINANCE TO AMEND ORDINANCE Z-01-71, AS AMENDED, ADOPTED BY CITY COUNCIL MARCH 4, 2002 AND APPROVED BY THE MAYOR MARCH 12, 2002 REZONING FROM THE R-4 (SINGLE-FAMILY RESIDENTIAL) DISTRICT TO THE PD-H (PLANNED DEVELOPMENT-HOUSING) DISTRICT PROPERTY LOCATED AT **MCDONOUGH BOULEVARD, S.E**, AND FOR OTHER PURPOSES.

SECTION 1. That the previously approved site plan be substituted with a new plan:

ALL THAT TRACT or parcel of land lying and being in Land Lots 8, 25 and 26, 14th District, Fulton County, Georgia. being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Chapter 19 entitled, "Planned Development District", and Chapter 19A through Chapter 19D (as applicable) of the Zoning Ordinance of the City of Atlanta, and the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the applicable provisions of these Chapters and with the attached conditions.

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 That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

Deed Book 30659 Pg 202
Juanita Hicks
Clerk of Superior Court
Fulton County, Georgia

2-04-126

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BUREAU OF PLANNING

4-GR(1)-GA530A&B

LEGAL DESCRIPTION

Concerned property is located in Land Lots 8, 25, and 26, of the 14th District, of Fulton County, Georgia, formerly known as U.S. Honor Farm No. 1, being more particularly described as follows:

Beginning at the point of intersection of the northwestern right-of-way line of Henry Thomas Drive with the southwestern right-of-way line of McDonough Boulevard; running thence North 45 degrees 56 minutes 30 seconds West, a distance of 233.74 feet to a point; thence North 43 degrees 40 minutes West, a distance of 201.00 feet to a point; thence North 52 degrees 31 minutes 40 seconds West, a distance of 177.66 feet to the true POINT OF BEGINNING; thence South 85 degrees 50 minutes West, a distance of 679.10 feet to a point; thence South 81 degrees 58 minutes West, a distance 288.91 feet to a point; thence South 71 degrees 30 minutes 03 seconds West, a distance of 603.18 feet to a point; thence South 77 degrees 45 minutes 30 seconds West, a distance of 800.01 feet to a point; thence South 80 degrees 40 minutes 13 seconds West, a distance of 648.87 feet to a point; thence North 22 degrees 33 minutes West, a distance of 71.92 feet to a point; thence South 67 degrees 26 minutes West, a distance of 25 feet to a point; thence North 22 degrees 34 minutes West, a distance of 100.00 feet to a point; thence North 48 degrees 43 minutes 30 seconds East, a distance of 352.05 feet to a point; thence North 76 degrees 20 minutes 34 seconds East, a distance of 493.42 feet to a point; thence North 81 degrees 24 minutes 30 seconds East, a distance of 501.23 feet to a point; thence North 46 degrees 26 minutes 30 seconds East, a distance of 116.61 feet to a point; thence North 77 degrees 24 minutes East, a distance of 100.00 feet to a point; thence South 73 degrees 47 minutes 30 seconds East, a distance of 114.13 feet to a point; thence North 74 degrees 55 minutes 30 seconds East, a distance of 788.72 feet to a point; thence North 63 degrees 51 minutes 35 seconds East, a distance of 345.62 feet to a point; thence North 14 degrees 13 minutes East, a distance of 90.63 feet to a point of intersection of the southwestern right-of-way line of McDonough Boulevard; thence southeasterly along a straight line back to the true POINT OF BEGINNING.