

AN ORDINANCE

To Be Entitled

AN ORDINANCE TO REZONE CERTAIN PROPERTY FROM A R-M-25 (MULTIFAMILY RESIDENTIAL 25 UNITS PER ACRE), FOUR-FAMILY RESIDENTIAL (R-4), COMMUNITY BUSINESS (B-C), AND LIGHT INDUSTRIAL (I-L) ZONING DISTRICTS TO THE R-M-25 (MULTIFAMILY RESIDENTIAL 25 UNITS PER ACRE) ZONING DISTRICT; TO REPEAL ALL OTHER ORDINANCES IN CONFLICT HEREWITH; AND FOR OTHER PURPOSES.

BE IT ORDAINED by the Mayor and Aldermen of the City of Savannah, Georgia, in a regular meeting of Council assembled and pursuant to lawful authority thereof:

SECTION 1: The following described property, 0 Sterling Street (portions), be rezoned from its present R-M-25, R-4, B-C, I-L Zoning Districts to the R-M-25 Zoning District:

Tract A (Northern Property to include Wheaton, Pounder, Joe, Rockefeller Streets)

Commencing from a point [X: 992661.330912 & Y: 753420.886177], located at the approximate intersection of the centerlines of the right-of-way for Wheaton Street & Sterling Street,

Thence proceeding in a NE direction [N 61-41-43 E] along the approximate centerline of Sterling Street for an estimated distance of 192.1 ft. to a point, said point being, THE POINT OF BEGINNING

Thence proceeding in a SE direction [S 29-7-14 E] along a line for an estimated distance of 98.3 ft. to a point,

Thence proceeding in a NE direction [N 60-40-55 E] along a line for an estimated distance of 45 ft. to a point,

Thence proceeding in a SE direction [S 29-7-14 E] along a line for an estimated distance of 238.5 ft. to a point,

Thence proceeding in a SW direction [S 51-42-58 W] along a line for an estimated distance of 66.4 ft. to a point,

Thence proceeding in a SE direction [S 38-16-1 E] along a line for an estimated distance of 75.0 ft. to a point,

Thence proceeding in a SW direction [S 51-42-57 W] along a line for an estimated distance of 31.1 ft. to a point,

Thence proceeding in a SE direction [S 39-37-37 E] along a line for an estimated distance of 263.9 ft. to a point, said point being located along the centerline of Pounder Street,

Thence proceeding in a SW direction along the centerline of Pounder Street for an estimated distance of 197.8 ft. to a point, [X: 993008.863353 Y: 752805.642001], said point being located along the intersection of the centerlines of Pounder Street & Wheaton Street,

Thence proceeding in a SW direction [S 61-7-47 W] along a line for an estimated distance of 34.8 ft. to a point,

Thence continuing in a SW direction [S 80-39-24 W] along a line for an estimated distance of 155.9 ft. to a point, said point being located along the centerline of Joe Street / Rockefeller Street,

Thence proceeding in a NW direction along the centerline of Joe Street / Rockefeller Street for an estimated distance of 313 ft. to a point,

Thence proceeding in a NE direction [N 60-46-4 E] along a line for an estimated distance of 98.2 ft. to a point,

Thence proceeding in a NW direction [N 22-52-35 W] along a line for an estimated distance of 71.0 ft. to a point,

Thence proceeding in a NW direction [N 73-43-13 W] along a line for an estimated distance of 120.0 ft. to a point,

Thence proceeding in a SW direction [S 15-57-39 W] along a line for an estimated distance of 126.2 ft. to a point, said point being located along the approximate centerline of Rockefeller Street,

Thence proceeding in a NW direction [N 73-57-7 W] along the approximate centerline of Rockefeller Street for an estimated distance of 25 ft. to a point,

Thence proceeding in a NE direction [N 15-57-35 E] along a line for an estimated distance of

126.0 ft. to a point,

Thence proceeding in a NW direction [N 73-76-36 W] along a line for an estimated distance of 100.0 ft. to a point,

Thence proceeding in a NE direction [N 16-13-24 E] along a line for an estimated distance of 15.2 ft. to a point,

Thence proceeding in a SE direction [S 73-44-50 E] along a line for an estimated distance of 95.0 ft. to a point,

Thence proceeding in a NE direction [N 16-1-11 E] along a line for an estimated distance of 99.2 ft. to a point,

Thence proceeding in a NE direction [N 64-14-15 E] along a line for an estimated distance of 24.0 ft. to a point,

Thence proceeding in a SE direction [S 29-27-57 E] along a line for an estimated distance of 34.6 ft. to a point,

Thence proceeding in a NE direction [N 61-51-27 E] along a line for an estimated distance of 126.5 ft. to a point, said point being located along the approximate centerline of Wheaton Street,

Thence proceeding in a NW direction along the approximate centerline of Wheaton Street for an estimated distance of 140.2 ft. to a point, [X: 992661.330912 & Y: 753420.886177], said point being, THE POINT OF BEGINNING

Tract B (Southern Property at the intersection of Wheaton St with Bouhan Avenue/Waters Avenue)

Beginning at a point [X: 993123.916929 & Y: 752610.957679], located at the approximate intersection of the centerlines of Wheaton Street & Bouhan Avenue/Waters Avenue, said point being, THE POINT OF BEGINNING

Thence proceeding in a NW direction [N 31-21-40 W] along the approximate centerline of Wheaton Street for an estimated distance of 119.75 ft. to a point,

Thence proceeding in a NE direction [N 51-34-42 E] along a line for an estimated distance of 130 ft. to a point,

Thence proceeding in a SE direction [S 30-46-51 E] along a line for an estimated distance of 119.75 ft. to a point, said point being located along the centerline of Bouhan Avenue,

Thence proceeding in a SW direction along a line for an estimated distance of 130 ft. to a point, [X: 993123.916929 & Y: 752610.957679], said point being, THE POINT OF BEGINNING

The property is further identified by the Property Identification Numbers (PINs) as follows:

PINs: 2-0034 -02-008 (portions).

SECTION 2: That the requirements of Section 8-3182(f)(2) of said Code and the law in such cases made and provided has been satisfied. An opportunity for a public hearing was afforded anyone having an interest or property right which may have been affected by this zoning amendment, said notice being published in the Savannah Morning News, on the \_\_\_\_ day of \_\_\_\_\_, 2019, and the \_\_\_\_ day of \_\_\_\_\_, 2019, a copy of said notice being attached hereto and made a part hereof.

SECTION 3: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

EFFECTIVE DATE: This ordinance shall be effective as of the date hereof.

ADOPTED AND APPROVED: \_\_\_\_\_, 2019.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CLERK OF COUNCIL

FILE NO.: 19-001847-ZA