

AN ORDINANCE  
To Be Entitled

AN ORDINANCE TO REZONE CERTAIN PROPERTY FROM AN RSF-6 (SINGLE FAMILY RESIDENTIAL) ZONING CLASSIFICATION TO AN OI-E (OFFICE INSTITUTIONAL EXPANDED) ZONING CLASSIFICATION WITH CONDITIONS; TO REPEAL ALL OTHER ORDINANCES IN CONFLICT HEREWITH; AND FOR OTHER PURPOSES WITH CONDITIONS.

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 be rezoned from its present RSF-6 zoning classification to a B-L zoning classification:

SECTION 1A:

Commencing from a point [X: 973615.382127 & Y: 747477.885268], located at the approximate intersection of the centerlines of ACL Blvd & Mitchell Street,  
Thence proceeding in a SW direction [S 16-27-30 W] along the approximate centerline of ACL Blvd for an estimated distance of 145.1 ft. to a point, said point being, THE POINT OF BEGINNING  
Thence proceeding in a SE direction [S 74-38-58 E] along a line for an estimated distance of 799.6 ft. to a point,  
Thence proceeding in a SW direction [S 17-48-43 W] along a line for an estimated distance of 840.2 ft. to a point,  
Thence proceeding in a NW direction [N 72-26-52 W] along a line for an estimated distance of 779.2 ft. to a point, said point being located along the approximate centerline of ACL Blvd.,  
Thence proceeding in a NE direction [N 16-22-50 E] along the approximate centerline of ACL Blvd. for an estimated distance of 816.8 ft. to a point, said point being, THE POINT OF BEGINNING.

SECTION 1B: Said property being known as ACL Boulevard (PIN 20705 03004):

SECTION 1C: The following conditions shall apply to the rezoning of the said property:

1. The final site and building design be approved by the MPC. The applicant agreed to work with the Neighborhood Association to ensure a design compatible with the Liberty City Neighborhood in architectural context and overall character;
2. A minimum 75-foot buffer of existing wooded area be preserved along the property line abutting residentially zoned property with the addition of a 6-foot fence, 500 feet along the shared property line with lots fronting Mitchell Street starting from ACL Boulevard;
3. Access to the subject property will be routed towards ACL Boulevard;
4. Only permit the following uses as part of the rezoning:
  - a. Single-family detached,
  - b. Park, general;
  - c. Library/community center;
  - d. Indoor sports facility;
  - e. Office, general;
  - f. Cluster development;
  - g. Agriculture, personal;
  - h. Community garden;

- i. All places of worship;
- j. Office, medical; and
- k. Instructional studio or classroom.

SECTION 2: That the requirements of Section 3.2 of the Zoning Ordinance adopted July 18<sup>th</sup>, 2019 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 \_\_\_\_\_, 2021, 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: \_\_\_\_\_, 2021.

\_\_\_\_\_  
Van R. Johnson, II  
Mayor

ATTEST:

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Mark Massey  
Clerk of Council