

AN ORDINANCE
To Be Entitled

AN ORDINANCE TO REZONE CERTAIN PROPERTY FROM
THE LIGHT INDUSTRIAL (I-L) ZONING CLASSIFICATION TO
THE HEAVY INDUSTRIAL (I-H) ZONING CLASSIFICATION;
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: That the following described property containing 5.20 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 1A: Description of Property: ALL those certain lots, tracts or parcels of land situate, lying and being in the City of Savannah, County of Chatham, and State of Georgia, and being known and designated on a map or plan of said city of LOTS THIRTY-FIVE (35) AND THIRTY-SIX (36), GIBBONS WARD, being formerly known as Springfield Plantation and lying between Feeley Avenue and the Savannah and Ogeechee Canal. Said properties being further identified as Property Identification Numbers 20047 01001 according to the present numbering system of the Tax Assessor's Office of Chatham County, Georgia.

This being a portion of the property conveyed to The Mayor and Aldermen of the City of Savannah by Warranty Deed dated December 15, 2005 and recorded in Deed Book 299-D at Page 463 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 1B: Said property being known as and with Parcel Identification Number (PIN) 20047 01001.

SECTION 2: That the following described property containing 6.00 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 2A: Description of Property: ALL those certain lots, tracts or parcels of land situate, lying and being in the City of Savannah, County of Chatham, and State of Georgia, and being known and designated on a map or plan of said city of LOTS THIRTY-SEVEN (37) AND THE EASTERN ONE-HALF OF LOT THIRTY-EIGHT (38), GIBBONS WARD, being formerly known as Springfield Plantation and lying between Feeley Avenue and the Savannah and Ogeechee Canal. Said properties being further identified as Property Identification Numbers 20048 03001 according to the present numbering system of the Tax Assessor's Office of Chatham County,

Georgia.

This being a portion of the property conveyed to The Mayor and Aldermen of the City of Savannah by Warranty Deed dated December 15, 2005 and recorded in Deed Book 299-D at Page 463 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 2B: Said property being known as and with Parcel Identification Number (PIN) 20048 03001.

SECTION 3: That the following described property containing .87 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 3A: Description of Property: All those certain twelve (12) lots or parcels of land situate, lying and being in the City of Savannah, County of Chatham and State of Georgia, and known as Lots 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311 and 312, according to a plan of a subdivision of Lot Thirty-Nine (39) and the Western one-half of Lot Thirty-Eight (38), Springfield Plantation, now in Gibbons Ward; said Lot 301 having a western frontage of 40 feet on Stephens Avenue, and each of the other said lots having a western frontage of 30 feet on Stephens Avenue, and all of said lots having each a depth Eastwardly of 100 feet to a lane; all of said lots being contiguous and as a whole bounded on the North by Lot 313 of said subdivision; on the East by a lane; on the South by Feeley Avenue and on the West by Stephens Avenue, as will more fully appear by reference to said plat of said subdivision recorded in Chatham County Records, Map Book 1, Folio 46.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Executor's Deed dated March 20, 2008 and recorded in Deed Book 338-V at Page 49 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 3B: Said property being known as and with Parcel Identification Number (PIN) 20048 03002.

SECTION 4: That the following described property containing .14 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 4A: Description of Property: All those certain lots, tracts or parcels of land situate, lying and being in Chatham County, Georgia and known as Lots 313 and 314, Springfield Park, Gibbons Ward. This being the property conveyed from Donald Kole, as Administrator of the Estate of Samuel Robinson, and Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, all of the heirs of

decedent, to Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, individually and d/b/a The Robinson Company on May 1, 1966, and recorded on December 5, 1966, in the Record Book 91-E, Folio 372, in the Office of the Clerk of the Superior Court of Chatham County, Georgia.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Warranty Deed dated February 14, 2008 and recorded in Deed Book 337-L at Page 457 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 4B: Said property being known as and with Parcel Identification Number (PIN) 20048 03003.

SECTION 5: That the following described property containing .11 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 5A: Description of Property: All that certain lot or parcel of land situate, lying and being in the City of Savannah, County of Chatham and State of Georgia, and known as Lot 315, according to a plan of a subdivision of Lot Thirty-Nine (39) and the Western one-half of Lot Thirty-Eight (38), Springfield Plantation, now in Gibbons Ward; said Lot 315 having a western frontage of 45.3 feet on Stephens Avenue, and having a depth Eastwardly of 100 feet to a lane; being bounded North by the right of way of the Savannah-Ogeechee Canal; East by said lane; South by Lot 314 and West by Stephens Avenue, as will more fully appear by reference to said plat of said subdivision recorded in Chatham County Records, Map Book 1, Folio 46.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Executor's Deed dated March 20, 2008 and recorded in Deed Book 338-V at Page 49 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 5B: Said property being known as and with Parcel Identification Number (PIN) 20048 03004.

SECTION 6: That the following described property containing 1.07 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 6A: Description of Property: All those certain lots, tracts or parcels of land situate, lying and being in Chatham County, Georgia and known as Lots 316 through 330, Springfield Park, Gibbons Ward. This being the property conveyed from Donald Kole, as Administrator of the Estate of Samuel Robinson, and Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, all of the heirs of decedent, to Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, individually and d/b/a The

Robinson Company on May 1, 1966, and recorded on December 5, 1966, in the Record Book 91-E, Folio 372, in the Office of the Clerk of the Superior Court of Chatham County, Georgia.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Warranty Deed dated February 14, 2008 and recorded in Deed Book 337-L at Page 457 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 6B: Said property being known as and with Parcel Identification Number (PIN) 20048 02001.

SECTION 7: That the following described property containing 1.07 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 7A: Description of Property: All those certain lots, tracts or parcels of land situate, lying and being in Chatham County, Georgia and known as Lots 331 through 345, Springfield Park, Gibbons Ward. This being the property conveyed from Donald Kole, as Administrator of the Estate of Samuel Robinson, and Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, all of the heirs of decedent, to Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, individually and d/b/a The Robinson Company on May 1, 1966, and recorded on December 5, 1966, in the Record Book 91-E, Folio 372, in the Office of the Clerk of the Superior Court of Chatham County, Georgia.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Warranty Deed dated February 14, 2008 and recorded in Deed Book 337-L at Page 457 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 7B: Said property being known as and with Parcel Identification Number (PIN) 20048 02002.

SECTION 8: That the following described property containing 1.02 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 8A: Description of the Property: All those certain lots, tracts or parcels of land situate, lying and being in Chatham County, Georgia and known as Lots 346 through 360, Springfield Park, Gibbons Ward. This being the property conveyed from Donald Kole, as Administrator of the Estate of Samuel Robinson, and Kate H. Robinson, Paul E. Robinson and Kaye

R. Kole, all of the heirs of decedent, to Kate H. Robinson, Paul E. Robinson and Kaye R. Kole, individually and d/b/a The Robinson Company on May 1, 1966, and recorded on December 5, 1966, in the Record Book 91-E, Folio 372, in the Office of the Clerk of the Superior Court of Chatham County, Georgia.

This being a portion of the property conveyed to Mayor and Aldermen of the City of Savannah as by Warranty Deed dated February 14, 2008 and recorded in Deed Book 337-L at Page 457 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 8B: Said property being known as and with Parcel Identification Number (PIN) 20048 01001.

SECTION 9: That the following described property containing 1.02 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 9A: Description of Property: ALL those certain lots, tracts or parcels of land situate, lying and being in the City of Savannah, County of Chatham, and State of Georgia, and being shown and described as LOTS ONE (1) THRU FIFTEEN (15), INCLUSIVE, SEABOARD WARD, on a plat of Seaboard Ward showing a subdivision of all or parts of Lots Numbered Ninety-One (91) and Ninety-Two (92), Garden Lots West, which plat of subdivision was made for Seaboard Corporation on or about November 2, 1915, by Percy Sugden, C.F. and recorded in the Office of the Clerk of the Superior Court of Chatham County, Georgia, in Map Book 1, Folio 61, which plat is incorporated herein by this reference for a more particular description of said lots by metes and bounds. Said property being further identified as Property Identification Number 20598 07001 according to the present numbering system of the Tax Assessor's Office of Chatham County, Georgia.

This being the same property conveyed to The Mayor and Aldermen of the City of Savannah as TRACT ONE by Warranty Deed dated December 15, 2005 and recorded in Deed Book 299-D at Page 464 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 9B: Said property being known as and with Parcel Identification Number (PIN) 20598 07001.

SECTION 10: That the following described property containing 1.02 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 10A: Description of Property: ALL that certain lot, tract or parcel of land situate,

lying and being in the City of Savannah, County of Chatham, and State of Georgia, and being shown and described as HEYWARD AVENUE, SEABOARD WARD, on a plat of Seaboard Ward showing a subdivision of all or parts of Lots Numbered Ninety-One (91) and Ninety-Two (92), Garden Lots West, which plat of subdivision was made for Seaboard Corporation on or about November 2, 1915, by Percy Sugden, C.F., and recorded in the Office of the Clerk of the Superior Court of Chatham County, Georgia, in Map Book 1, Folio 61, which plat is incorporated herein by this reference for a more particular description of said lots by metes and bounds. Said property being further identified as Property Identification Number 20598 02006 according to the present numbering system of the Tax Assessor's Office of Chatham County, Georgia.

This being the same property conveyed to The Mayor and Aldermen of the City of Savannah as TRACT TWO by Warranty Deed dated December 15, 2005 and recorded in Deed Book 299-D at Page 464 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 10B: Said property being known as and with Parcel Identification Number (PIN) 20598 02006.

SECTION 11: That the following described property containing 1.02 acres, more or less, be rezoned from its present I-L zoning district to the I-H zoning district, based upon the criteria of suitability, community need, compatibility, consistency, reasonable use, and adequate public services and the inadvertent rezoning of the parcels to their current zoning district due to scrivener's error:

SECTION 11A: Description of Property: ALL that certain lot, tract or parcel of land situate, lying and being in the City of Savannah, County of Chatham and being known and designated as A 6.57 ACRE PORTION OF TRACTS 2, 3 BELONGING TO GEORGIA CENTRAL RAILWAY AND A PORTION OF SEABOARD SUBDIVISION, upon a map or plan prepared by Ward Edwards, Inc., dated December 15, 2005 and filed for record in Plat Book 34-P, Page 13, in the Office of the Clerk of the Superior Court of Chatham County, Georgia. By this reference said plat is specifically incorporated herein and made a part hereof.

Said property formerly being known as Lots 16-30, Seaboard Subdivision, having a Property Identification Number of 20598 06001; an Alley running along the northeastern/eastern boundary line of said Lots 16-30, Seaboard Subdivision, having a Property Identification Number of 20598 02005; Lots 31-44, Seaboard Subdivision, having a Property Identification Number of 20598 05001; an unopened street named Lebey Avenue, Seaboard Subdivision, having a Property Identification Number of 20598 02004; Lots 45-58, Seaboard Subdivision, having a Property Identification Number of 20598 04001; an Alley running along the northeastern/eastern boundary line of said Lots 45-58, Seaboard Subdivision, having a Property Identification Number of 20598 02003; Lots 59-72, Seaboard Subdivision, having a Property Identification Number of 20598 03001; an unopened street named Henges Avenue, Seaboard Subdivision, having a Property Identification Number of 20598 02008; a Portion of Tracts 1, 2 and 3, being a portion of Garden Lots West 99 and 100, having a Property Identification Number of 20598 02009; and an unopened street named Feeley Avenue, having a Property Identification Number of 20598 02007.

This being the same property conveyed to The Mayor and Aldermen of the City of Savannah by Warranty Deed dated July 12, 2006 and recorded in Deed Book 310-K at Page 728 in the Clerk's Office of the Superior Court of Chatham County, Georgia.

SUBJECT, HOWEVER, to all valid restrictions, easements and rights of way of record.

SECTION 11B: Said property being known as and with Parcel Identification Number (PIN) 20598 02012.

SECTION 12: That the requirements of Section 3.2 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 27 day of May 2020, a copy of said notice being attached hereto and made a part hereof.

SECTION 13: 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: _____, 2020.

Van R. Johnson, II
Mayor

ATTEST:

Mark Massey
Clerk of Council