

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) and Unassigned Land (Portions of the existing ROW of Reid Court and Edinburgh Court), 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 Edinburgh Court, Reid Court (fka Reirdon Street), Wheaton Street, Pounder Street, Joe Street, Rockefeller Street)

Commencing from a point [State Plane Coordinate GA East Zone 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 SE direction [S 29-05-50 E] along the approximate centerline of Wheaton Street for an estimated distance of 98 ft. to a point, said point being, THE POINT OF BEGINNING

Thence proceeding in a NE direction [N 60-54-10 E] along a line for an estimated distance of 253 ft. to a point, said point being at the back and splitting lots 113 & 114 Rivers Ward,

Thence proceeding in a SE direction [S 29-05-50 E] along a line for an estimated distance of 245 ft. to a point,

Thence proceeding in a SW direction [S 54-47-45 W] along a line for an estimated distance of 70 ft. to a point,

Thence proceeding in a SE direction [S 38-02 E] along a line for an estimated distance of 118 ft. to a point, being the eastern R/W of Reid Court,

Thence proceeding in a SW direction [S 51-58 W] along the eastern R/W of Reid Court for an estimated distance of 30 ft. to a point,

Thence proceeding along an arc to the right with a radius of 55 ft., delta angle of 317-21-10 when it intersects with the southern line of lot 37 and the northern line of lot 39 to a point,

Thence proceeding in a SE direction [S 29-05-50 E] along a line for an estimated distance of 190 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 130 (100 on Pounder Street) 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 30 ft. to a point,

Thence continuing in a SW direction [S 80-39-24 W] along a line for an estimated distance of 151 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 309 ft. to a point,

Thence proceeding in a NE direction [N 60-46-4 E] along a line for an estimated distance of 88 ft. to a point,

Thence proceeding in a NW direction [N 22-52-35 W] along a line for an estimated distance of 71 ft. to a point,

Thence proceeding in a NW direction [N 73-43-13 W] along a line for an estimated distance of 92 ft. to a point,

Thence proceeding in a SW direction [S 15-57-39 W] along a line for an estimated distance of 125 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 125 ft. to a point,

Thence proceeding in a NW direction [N 73-76-36 W] along a line for an estimated distance of 75 ft. to a point,

Thence proceeding in a NE direction [N 16-13-24 E] along a line for an estimated distance of 15 ft. to a point,

Thence proceeding in a SE direction [S 73-44-50 E] along a line for an estimated distance of 75 ft. to a point,

Thence proceeding in a NE direction [N 16-1-11 E] along a line for an estimated distance of 99 ft. to a point,

Thence proceeding in a NE direction [N 64-14-15 E] along a line for an estimated distance of 24 ft. to a point,

Thence proceeding in a SE direction [S 29-27-57 E] along a line for an estimated distance of 35 ft. to a point,

Thence proceeding in a NE direction [N 61-51-27 E] along a line for an estimated distance of 127 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 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 Street 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 120 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 120 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) and Unassigned Land.

SECTION 2: That the subject portions of PIN 2-0034 -02-008 and Unassigned Land be rezoned in conjunction with the following condition(s):

1. That a Subdivision/Plat be reviewed and approved by the City for the subdivision of PIN 2-0034 -02-008 and recombination with the Unassigned Land (Portions of the existing ROW of Reid Court and Edinburg Court) and upon approval be recorded with the Office of the Clerk of Superior Court of Chatham County.

SECTION 3: 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 4: 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