

AN ORDINANCE
To Be Entitled

AN ORDINANCE TO REZONE CERTAIN PROPERTY FROM THE TN-2 (TRADITIONAL NEIGHBORHOOD-2) ZONING CLASSIFICATION TO THE TC-1 (TRADITIONAL COMMERCIAL-1) 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: The following described property be rezoned from its present TN-2 zoning classification to the TC-1 zoning classification:

Property PIN(S): 20073 31009

Commencing from a point [X: 984519.821939 & Y: 748885.146391], located at the approximate intersection of the right-of-way centerline for Martin Luther King Jr. Blvd. & the road centerline of West 42nd Street,

Thence proceeding in a SE direction along the approximate centerline of West 42nd Street for an estimated distance of 141.3 ft. to a point, [X: 984655.335531 & Y: 748844.963003], said point being, THE POINT OF BEGINNING

Thence proceeding in a NE direction [N16-49-49 E] along a line for an estimated distance of 111.7 ft. to a point,

Thence proceeding in a SE direction [S 73-20-35 E] along a line for an estimated distance of 45.0 ft. to a point,

Thence proceeding in a SW direction [S 16-49-49 W] along a line for an estimated distance of 111.9 ft. to a point,

Thence proceeding in a NW direction along the approximate centerline of West 42nd Street for an estimated distance of 45 ft. to a point, [X: 984655.335531 & Y: 748844.963003], said point being, THE POINT OF BEGINNING.

SECTION 1B: The following conditions shall apply to the zoning map amendment:

1. The subject parcel (PIN 20073 31009) and 414 W. 42nd Street (PIN 20073 31004) shall be recombined and
2. All non-residential uses shall be eliminated from the zoning request.

SECTION 2: That the requirements of Section 3.2 of the Zoning Ordinance effective the 1st day of September 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 28th day of March 2023, 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SECTION 3: All ordinances or parts of ordinances in conflict herewith are hereby repealed.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: ____ day of _____, 2023.

Van R. Johnson, II
Mayor

ATTEST:

Mark Massey
Clerk of Council