

AN ORDINANCE

To Be Entitled

AN ORDINANCE TO REZONE CERTAIN PROPERTY FROM THE RESIDENTIAL BUSINESS (R-B); LIGHT INDUSTRIAL (I-L); NEIGHBORHOOD BUSINESS (B-N); COMMUNITY BUSINESS (B-C); PLANNED RESIDENTIAL MEDIUM DENSITY SPECIAL USE OR APPROVED SITE PLAN (P-RIP-B*) ZONING DISTRICTS TO THE TRADITIONAL COMMERCIAL CORRIDOR (TC-2) 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, 1, 203, 221, 227, 301, & 303 West Victory Drive; 202, 208, 210, 212, 214, & 322 West 44th Street; & 2714 Montgomery Street, be rezoned from its present R-B; I-L; B-N; B-C and P-RIP-B* Zoning Districts to the TC-2 Zoning District:

Beginning at a point [X: 984725.203963 & Y: 748443.699799], located at the approximate intersection of Montgomery Street & West Victory Drive, said point being, THE POINT OF BEGINNING

Thence proceeding in a SE direction along the approximate centerline of West Victory Drive for an estimated distance of 1,310.8 ft. to a point along the centerline of the existing rail road right-of-way corridor,

Thence proceeding in a SW direction [S 57-27-29 W] along the said centerline of the existing rail road right-of-way corridor for an estimated distance of 292.6 ft. to a point, said point being located on the approximate intersection of the centerline of the existing rail road right-of-way corridor and the approximate centerline of West 44th Street,

Thence proceeding in a NW direction along the approximate centerline of West 44th Street for an estimated distance of 923.2 ft. to a point,

Thence continuing in a NW direction along the approximate centerline of West 44th Street for an estimated distance of 198.4 ft. to a point [X: 984661.065416 & Y: 748236.082899], located along the approximate centerline of Montgomery Street,

Thence proceeding in a NE direction along the approximate centerline of Montgomery Street for an estimated distance of 217.2 ft. to a point, [X: 984725.203963 & Y: 748443.699799], located at the approximate intersection of Montgomery Street & West Victory Drive, said point being, THE POINT OF BEGINNING.

The property is further identified by the Property Identification Number (PIN) as follows:

PIN(s): 2-0074-27-021, 2-0074 -26-006, 2-0074 -27-004, 2-0074 -27-016, 2-0074 -27-005, 2-0074 -27-007, 2-0074 -27-015, 2-0074 -27-014, 2-0074 -27-013, 2-0074 -27-012, 2-0074 -27-011, 2-0074 -27-010, 2-0074 -27-009, 2-0074 -27-008.

SECTION 2: That the requirement of Section 8-3182(f) of said Code and the law in such cases made and provided has been satisfied. That 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 _____, 2018, a copy of said notice being attached hereto and made a part hereof.

SECTION 3: Upon the effective date of the ordinance all ordinances or parts of ordinances in conflict herewith are hereby repealed.

ADOPTED AND APPROVED: _____, 2018.

MAYOR

ATTEST:

CLERK OF COUNCIL

FILE NO.: 18-005585-ZA