

Zoning Notices

Z-3135
**CITY OF SMYRNA
 ZONING NOTICE
 TO THE RESIDENTS AND CITIZENS
 OF SMYRNA**

LOCATION: 490 WINDY HILL ROAD

Notice is herewith published in accordance with the Charter of the City of Smyrna that application has been made by SMYRNA RESIDENTIAL, LLC to rezone property located in Land Lots 274, 303 & 304 of the 17th District of the 2nd Section of Cobb County, Georgia from RM-12 to RAD-Conditional.

THERE WILL BE NO LAND USE CHANGE FROM URBAN RESIDENTIAL.

A hearing will be held before the Mayor and City Council of Smyrna at a regular meeting on August 18, 2014, at 7:30 p.m. in the City Hall Council Chambers, 2800 King Street, Smyrna, Georgia 30081.

LEGAL DESCRIPTION

All of that tract or parcel of land lying and being in Land Lots 274, 303, and 304 of the 17th District, 2nd Section, City of Smyrna, Cobb County, Georgia, being more particularly described as follows:

BEGINNING at a point along the western right-of-way of Old Concord Road, point being the northeast corner of Land Lot 304, being the corner common to Land Lots 303, 304, 345, and 346; **THENCE** south 01 degrees 53 minutes 04 seconds east for a distance of 681.38 feet to a point where the eastern right-of-way of Old Concord Road intersects with the northern right-of-way of Smyrna-Powder Springs Road; **THENCE** along a curve to the right having a radius of 1342.62 feet and an arc length of 566.11 feet, being subtended by a chord of north 53 degrees 38 minutes 04 seconds west for a distance of 561.93 feet to a point on the northern right-of-way of Smyrna-Powder Springs Road; **THENCE** north 38 degrees 20 minutes 07 seconds west for a distance of 78.43 feet to a point on the northern right-of-way of Smyrna-Powder Springs Road; **THENCE** along a curve to the left having a radius of 389.33 feet and an arc length of 254.77 feet, being subtended by a chord of north 54 degrees 08 minutes 21 seconds west for a distance of 280.25 feet to a point on the northern right-of-way of Smyrna-Powder Springs Road; **THENCE** north 00 degrees 24 minutes 00 seconds east for a distance of 144.08 feet to a point on the northern Land Lot line of Land Lot 304; **THENCE** north 89 degrees 38 minutes 00 seconds west for a distance of 655.00 feet to a point at the northwest corner of Land Lot 304, being the corner common to Land Lots 273, 274, 303 and 304; **THENCE** south 85 degrees 46 minutes 00 seconds west for a distance of 378.93 feet to a point on the eastern right-of-way of Benson Poole Road;

THENCE north 23 degrees 28 minutes 13 seconds east for a distance of 27.81 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** along a curve to the left having a radius of 1738.00 feet and an arc length of 139.28 feet, being subtended by a chord of north 21 degrees 10 minutes 28 seconds east for a distance of 139.24 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** north 18 degrees 52 minutes 44 seconds east for a distance of 423.04 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** north 19 degrees 02 minutes 31 seconds east for a distance of 107.58 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** along a curve to the right having a radius of 1227.00 feet and an arc length of 158.88 feet, being subtended by a chord of north 22 degrees 44 minutes 58 seconds east for a distance of 158.77 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** north 28 degrees 27 minutes 33 seconds east for a distance of 98.48 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** along a curve to the right having a radius of 1977.00 feet and an arc length of 116.78 feet, being subtended by a chord of north 28 degrees 09 minutes 04 seconds east for a distance of 116.76 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** along a curve to the right having a radius of 1971.90 feet and an arc length of 123.52 feet, being subtended by a chord of north 34 degrees 25 minutes 01 seconds east for a distance of 123.50 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** along a curve to the right having a radius of 1971.00 feet and an arc length of 132.22 feet, being subtended by a chord of North 35 degrees 20 minutes 17 seconds East for a distance of 132.20 feet to a point on the eastern right-of-way of Benson Poole Road; **THENCE** north 61 degrees 17 minutes 24 seconds east for a distance of 55.09 feet to a point on the southern right-of-way of Jones Shaw Road; **THENCE** north 88 degrees 31 minutes 12 seconds east for a distance of 1062.24 feet to a point on the southern right-of-way of Jones Shaw Road; **THENCE** south 47 degrees 31 minutes 37 seconds east for a distance of 37.81 feet to a point on the western right-of-way of Old Concord Road; **THENCE** south 01 degrees 25 minutes 39 seconds east for a distance of 104.59 feet to a point on the western right-of-way of Old Concord Road; **THENCE** north 88 degrees 25 minutes 39 seconds east for a distance of 2.00 feet to a point on the western right-of-way of Old Concord Road; **THENCE** south 01 degrees 34 minutes 21 seconds east for a distance of 554.82 feet to a point on the western right-of-way of Old Concord Road; **THENCE** south 01 degrees 34 minutes 21 seconds east for a distance of 555.40 feet to a point on the western right-of-way of Old Concord Road being the POINT OF BEGINNING.

Said property contains 47.396 acres more or less.