

Marietta Daily Journal
MARIETTA
DAILY JOURNAL

Publication Name:

Marietta Daily Journal

Publication URL:

Publication City and State:

Marietta, GA

Publication County:

Cobb

Notice Popular Keyword Category:

Notice Keywords:

SMYRNA

Notice Authentication Number:

202007310817284633234
646741186

Notice URL:

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Notice Publish Date:

Friday, July 31, 2020

Notice Content

gpn13 MDJ-8419 GPN-13 MDJ-8419 GPN-13 CITY OF SMYRNA ZONING NOTICE TO THE RESIDENTS AND CITIZENS OF SMYRNA LOCATION: 2320 CAMPBELL ROAD Notice is herewith published in accordance with the Charter of the City of Smyrna that an application has been made by INLINE COMMUNITIES LLC to rezone the property located in Land Lots 774, 775, 810 & 811 of the 17th District of the 2nd Section of Cobb County, Georgia from NRC & OI (Cobb County) to MU-Conditional. THERE WILL BE NO LAND USE CHANGE FROM COMMUNITY ACTIVITY CENTER A hearing will be held before the Mayor and City Council of Smyrna at a regular meeting on Monday, August 17, 2020, at 7:00 p.m. in the Smyrna Community Center Large Gymnasium, 200 Village Green Circle, Smyrna, Georgia, 30080. LEGAL DESCRIPTION: ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lots 774, 775, 810 & 811 of the 17th, District, Cobb County, Georgia and being more particularly described as follows: Beginning at an iron pin set, pk nail, on the Southeasterly Right of Way Line of the relocated right of way of Campbell Road (Public, Variable R/W), said pk nail having Georgia State Plain Coordinates (NAD83, West Zone) of Northing-1412447.24 and Easting-2199629.32 and being the TRUE POINT OF BEGINNING. Thence leaving said Southeasterly Right of Way Line of the relocated right of way of Campbell Road North 54 degrees 50 minutes 54 seconds East, a distance of 207.32 feet to an iron pin set, #4 rebar; thence North 55 degrees 37 minutes 43 seconds East, a distance of 112.71 feet to an iron pin set, #4 rebar; thence North 00 degrees 08 minutes 43 seconds West, a distance of 62.10 feet to an iron pin set, #4 rebar on the Southerly Right of Way Line of Spring Road (Public, Variable R/W); thence following along the Southerly Right of Way Line of Spring Road the following courses and distances: North 89 degrees 48 minutes 27 seconds East, a distance of 227.50 feet to a point; thence South 74 degrees 39 minutes 21 seconds West, a distance of 32.10 feet to a right of way monument found; thence South 89 degrees 42 minutes 23 seconds East, a distance of 86.88 feet to a right of way monument found; thence South 25 degrees 45 minutes 07 seconds East, a distance of 6.17 feet to a right of way monument; thence leaving said Southerly Right of Way Line of Spring Road South 02 degrees 45 minutes 53 seconds West, a distance of 751.38 feet to an iron pin found, nail in concrete monument; thence South 89 degrees 56 minutes 56 seconds East, a distance of 500.00 feet to an iron pin set, #4 rebar; thence South 02 degrees 32 minutes 45 seconds West, a distance of 416.06 feet to an iron pin set, #4 rebar; thence South 89 degrees 19 minutes 41 seconds East, a distance of 392.34 feet to an iron pin set, #4 rebar; thence South 01 degrees 08 minutes 48 seconds West, a distance of 656.89 feet to an iron pin found, nail in concrete monument on the Northerly Right of Way Line of CSX Transportation (F/K/A Louisville & Nashville Railroad, Private, 66' r/w); thence following along said Northerly Right of Way Line of CSX Transportation the following courses and distances: South 77 degrees 45 minutes 50 seconds West, a distance of 84.76 feet to a point; thence South 79 degrees 46 minutes 40 seconds West, a distance of 106.50 feet to a point; thence South 82 degrees 56 minutes 40 seconds West, a distance of 107.00 feet to a point; thence South 86 degrees 37 minutes 55 seconds West, a distance of 132.40 feet to a point; thence North 89 degrees 31 minutes 49 seconds West, a distance of 123.92 feet to a point; thence North 85 degrees 37 minutes 27 seconds West, a distance of 59.87 feet to an iron

pin set, #4 rebar set; thence leaving said Northerly Right of Way Line of CSX Transportation North 01 degrees 18 minutes 16 seconds East, a distance of 304.42 feet to an iron pin set, #4 rebar; along a curve turning to the left with an arc length of 473.03 feet, having a radius of 586.62 feet, being subtended by a chord bearing of North 21 degrees 47 minutes 54 seconds West, and a chord length of 460.32 feet to an iron pin set, #4 rebar; thence North 44 degrees 49 minutes 39 seconds West, a distance of 667.16 feet to an iron pin set, #4 rebar; along a curve turning to the right with an arc length of 397.71 feet, having a radius of 686.62 feet, being subtended by a chord bearing of North 28 degrees 14 minutes 01 seconds West, and a chord length of 392.18 feet to an iron pin set, #4 rebar on said Southeasterly Right of Way Line of the relocated right of way of Campbell Road; thence following along said Southeasterly Right of Way line of the relocated right of way of Campbell Road with a reverse curve turning to the left with an arc length of 71.50 feet, having a radius of 200.00 feet, being subtended by a chord bearing of North 36 degrees 08 minutes 10 seconds East, and a chord length of 71.12 feet an iron pin found, pk nail which is the TRUE POINT OF BEGINNING. Said tract having an area of 1,043,413 square feet, 23.954 acres. 7:31-2020

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