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Notice Content

Local Government Z-3912 Z-3912 CITY OF SMYRNA ZONING NOTICE TO THE RESIDENTS AND CITIZENS OF SMYRNA LOCATION: 572 NORTH THOMAS LANE Notice is herewith published in accordance with the Charter of the City of Smyrna that application has been made by KALPESH PATEL to rezone property located in Land Lot 335 of the 17th District of the 2nd Section of Cobb County, Georgia from R-15 to R-15-Conditional. THERE WILL BE NO LAND USE CHANGE FROM LOW DENSITY RESIDENTIAL. A hearing will be held before the Mayor and City Council of Smyrna at a regular meeting on Tuesday, January 22, 2018, at 7:00 p.m. in the City Hall Council Chambers, 2800 King Street, Smyrna, Georgia, 30081. LEGAL DESCRIPTION: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 335, OF THE 17th, DISTRICT, 2nd SECTION, COBB COUNTY, WITHIN THE CITY LIMITS OF SMYRNA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN SET AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY OF NORTH COOPER LAKE ROAD, HAVING A 36' RIGHT-OF-WAY, AND THE NORTH RIGHT-OF-WAY OF THOMAS LANE, HAVING A 40' RIGHT-OF-WAY, GO THENCE NORTH ALONG THE EAST RIGHT-OF-WAY OF NORTH COOPER LAKE ROAD AN ARC LENGTH OF 42.15 FEET TO A POINT; SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 12 DEGREES 14 MINUTES 51 SECONDS EAST, WITH A CHORD DISTANCE OF 42.14 FEET USING A RADIUS OF 1,246.31 FEET; GO THENCE NORTH ALONG THE EAST RIGHT-OF-WAY OF NORTH COOPER LAKE ROAD A BEARING OF NORTH 10 DEGREES 35 MINUTES 23 SECONDS EAST FOR A DISTANCE OF 60.61 FEET TO A REBAR IRON PIN FOUND AT THE COMMON PROPERTY CORNER OF JAMES HAGAN AS PER DEED BOOK 14244 PAGE 3399; GO THENCE EASTERLY ALONG THE COMMON PROPERTY LINE OF JAMES HAGAN AS PER DEED BOOK 14244 PAGE 3399 A BEARING OF SOUTH 87 DEGREES 51 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 217.50 FEET TO A 1.5" OPEN TOP PIN FOUND; GO THENCE NORTH ALONG THE COMMON PROPERTY LINE OF JAMES HAGAN AS PER DEED BOOK 14244 PAGE 3399 A BEARING OF NORTH 01 DEGREES 44 MINUTES 42 SECONDS EAST FOR A DISTANCE OF 110.00 FEET TO A 1" OPEN TOP PIN FOUND; GO THENCE EASTERLY ALONG THE COMMON PROPERTY LINE OF WILLIAM REESE AS PER DEED BOOK 14725 PAGE 6109 A BEARING OF SOUTH 87 DEGREES 57 MINUTES 06 SECONDS EAST FOR A DISTANCE OF 82.50 FEET TO A REBAR IRON PIN SET; SAID PIN BEING LOCATED 84.26' WESTERLY ON A BEARING OF SOUTH 87 DEGREES 57 MINUTES 06 SECONDS EAST TO A 1" OPEN TOP PIN FOUND ON THE EASTERN LAND LOT LINE OF LAND LOT 335; GO THENCE FROM THE REBAR IRON PIN SET SOUTH ALONG THE COMMON PROPERTY LINE OF JOHN RICH AS PER DEED BOOK 15361 PAGE 914 A BEARING OF SOUTH 04 DEGREES 31 MINUTES 45 SECONDS WEST FOR A DISTANCE OF 270.93 FEET TO A REBAR IRON PIN FOUND ON THE NORTH RIGHT-OF-WAY OF THOMAS LANE, HAVING A 40' RIGHT-OF-WAY; SAID REBAR IRON PIN FOUND BEING LOCATED 100.29 FEET WESTERLY ON A BEARING OF SOUTH 80 DEGREES 38 MINUTES 55 SECONDS EAST TO A REBAR IRON PIN FOUND AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY OF THOMAS LANE AND THE EAST LAND LOT LINE OF LAND LOT 335; GO THENCE FROM THE REBAR IRON PIN FOUND NORTHWESTERLY ALONG THE NORTH RIGHT-OF-WAY OF THOMAS LANE A BEARING OF NORTH 79 DEGREES 11 MINUTES 50 SECONDS WEST FOR A DISTANCE OF 130.43 FEET TO A POINT; GO THENCE

NORTHWESTERLY ALONG THE NORTH RIGHT-OF-WAY OF THOMAS LANE AN ARC LENGTH OF 114.09 FEET; SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 76 DEGREES 25 MINUTES 21 SECONDS WEST WITH A CHORD DISTANCE OF 113.99 FEET USING A RADIUS OF 996.45 FEET; GO THENCE NORTHWESTERLY ALONG THE NORTH RIGHT-OF-WAY OF THOMAS LANE A BEARING OF NORTH 72 DEGREES 57 MINUTES 37 SECONDS WEST FOR A DISTANCE OF 65.79 FEET TO REBAR IRON PIN SET AND THE TRUE POINT OF BEGINNING. SAID TRACT CONTAINS 1.136 ACRES (49,487.13 SQUARE FEET) AS PER THE REZONING PLAN FOR THOMAS WOODS SUBDIVISION PREPARED BY PAUL LEE CONSULTING ENGINEERING ASSOCIATES, INC., DATED 10-19-18, JOB NUMBER 2018-014VP. 1:4

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