

Dunwoody Zoning

Zoning Map

August 22, 2011

Legend

Tax Parcels

City Zoning

Dunwoody Zoning

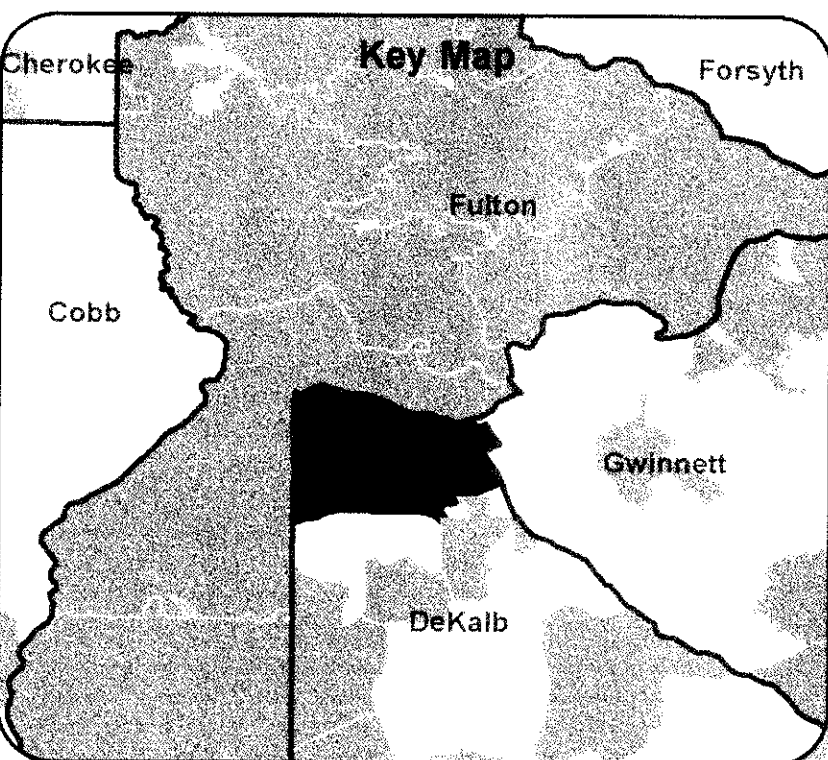
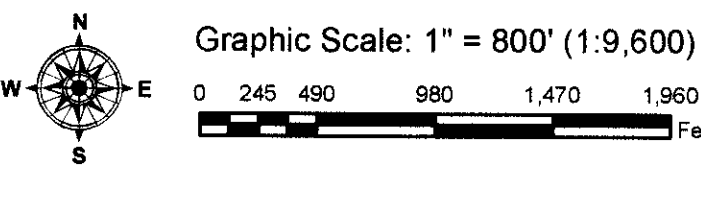
Conditional Zoning

Approved:

Ken Wright, Mayor

ATTEST:

Sharon Lowery, City Clerk



Map Edition:

Map Publication Date:

Map Sheet:

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Revisions:
1. This map will be revised periodically by the City of Dunwoody. Should the user find conditions other than as shown, the City would appreciate your input. Simply copy the area in question, add your proposed revision and/or correction, and send the information to the City.
2. Updated sheet border with new City logo/tagline. (December 2010)

Aerial Imagery Notes:
1. Orthophoto imagery was created using aerial photography taken February 2010. The unprocessed imagery contains some degree of error in geometry (geometric distortion) and in the measured brightness of the pixels (radiometric distortion). Image rectification and resampling algorithms are applied during image processing to reduce the distortions and degradations that result from the original image acquisition. However, not all of the exact interpretation of the map image features will require field verification by the map user.
Map Reference System Notes:
1. Horizontal coordinates are referenced to the Georgia West Zone State Plane Coordinate System relative to the North American Datum of 1983 (NAD83).
2. Vertical coordinates are referenced to the North American Vertical Datum of 1985 (NAVD85).

4. This map is not intended to depict boundary line discrepancies, lines of possession, or any other matters that a true and accurate land survey of the premises would disclose.
5. County, municipal, land lot and easement boundaries are approximate. It is the responsibility of the map user to verify boundaries with the appropriate governmental office.
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1. This map was compiled from records that have been filed with DeKalb County and/or the City by various parties. Neither the City nor its GIS Mapping consultants prepared said records or make any representations or assume any responsibilities for the accuracy of the information contained in this map.
2. The compilation methods employed during the production of this map include, but are not limited to, the following: aerial imagery processing, post and/or deed research, coordinate geometry, traditional and GPS field surveys and orthophoto rectification.

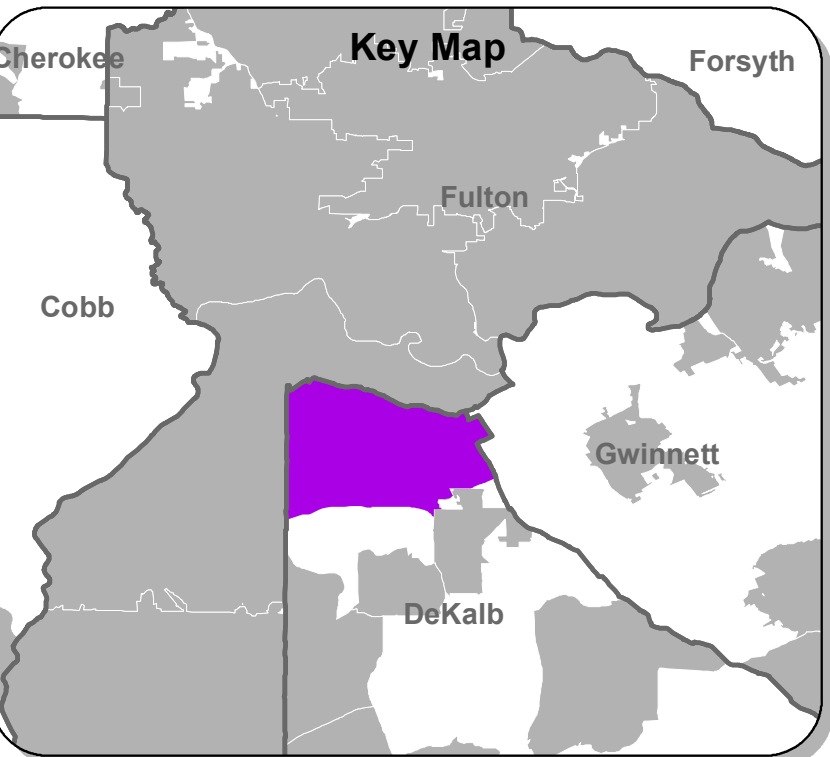
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Approved:

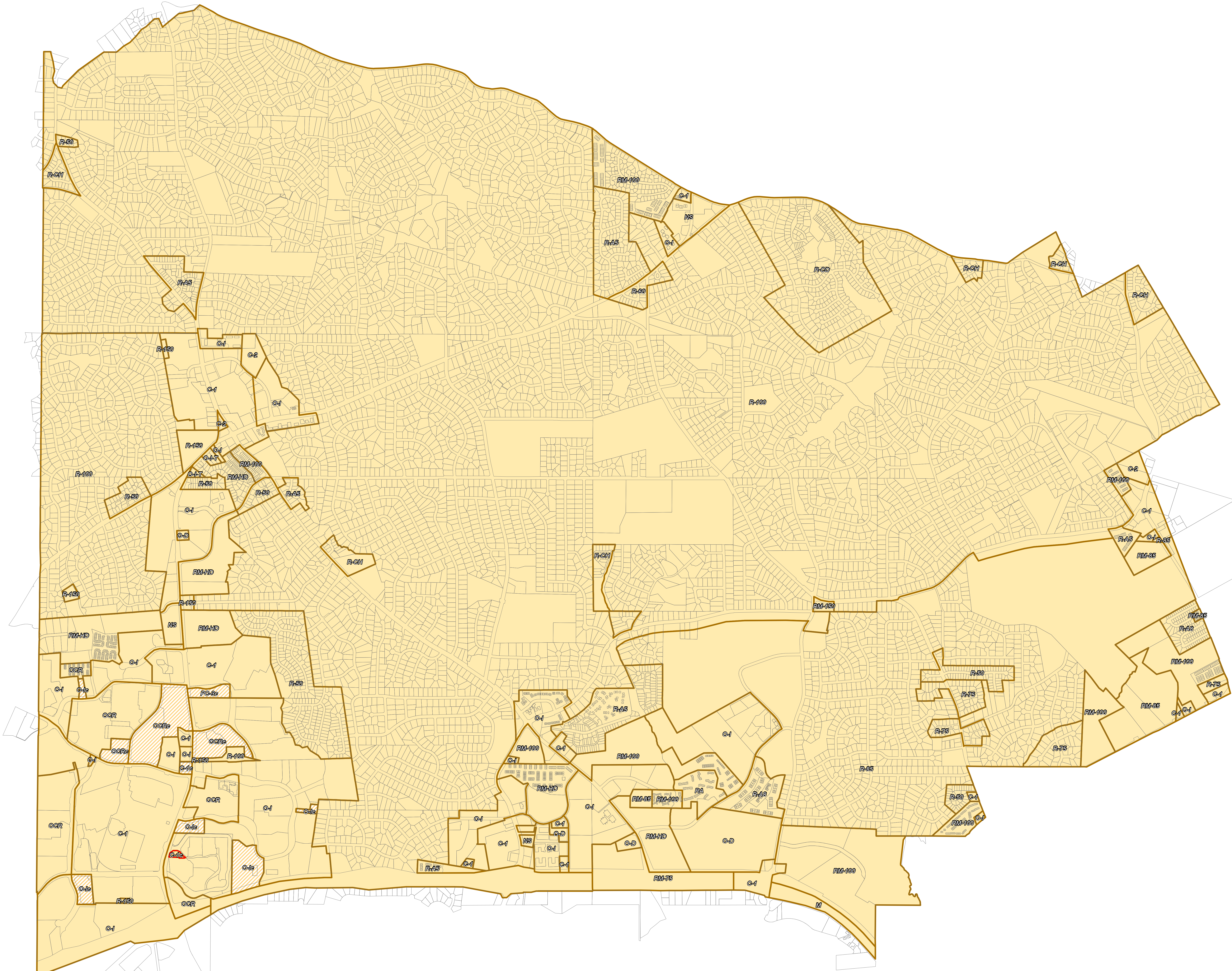
Ken Wright, Mayor

ATTEST:

Sharon Lowery, City Clerk



Map Edition:	Map Sheet:
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Map Reference System Notes:

1. Horizontal coordinates are referenced to the Georgia West Zone State Plane Coordinate System relative to the North American Datum of 1983 (NAD83).

2. Vertical coordinates are referenced to the North American Vertical Datum of 1988 (NAVD88).

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**STATE OF GEORGIA
CITY OF DUNWOODY**

ORDINANCE 2011-XX-XX

AN ORDINANCE TO AMEND THE CITY OF DUNWOODY ZONING CLASSIFICATION AND MAP FOR ZONING CONDITIONS OF LAND LOT 347, District 18 IN CONSIDERATION OF ZONING CASE RZ-11-091 (9 Ravinia Drive)

WHEREAS: Applicant Hines Atlanta Associates Limited Partnership seeks permission to rezone the property designated as 9 Ravinia Drive, Dunwoody, Georgia, from its current zoning designation of Office-Institution District, conditional (O-Ic) to Local commercial conditional District (C-1) to permit construction of a drive-thru restaurant; and

WHEREAS: the City believes this zoning action would have a minimal adverse impact on the Comprehensive Plan and would appear to carry forward the spirit of the Comprehensive Plan text as it creates an amenity for adjacent office uses and incorporates pedestrian access via sidewalks and will take environmental concerns into consideration and provide a leisurely or professional meeting/gathering place that accommodates current and future adjacent uses; and

WHEREAS: Notice to the public regarding said rezoning and modification to conditions of zoning has been duly published in The Dunwoody Crier, the Official News Organ of the City of Dunwoody; and

WHEREAS: A duly noticed public hearing has been held by Mayor and City Council to hear public comment on the consideration of this proposed rezoning action.

NOW THEREFORE, The Mayor and City Council of the City of Dunwoody hereby **ORDAINES AND APPROVES** the rezoning of this said property from Office-Institution District, conditional (O-Ic) to Local Commercial Conditional District (C-1c) to permit construction of a drive-thru restaurant, with the following conditions:

- No direct access is to be granted from Ashford Dunwoody Road;
- Development shall conform to the site plan, submitted on June 21, 2011.

The City of Dunwoody Zoning Map shall be changed to reflect said rezoning.

SO ORDAINED AND EFFECTIVE, this the ____ day of _____, 2011.

Approved by:

Approved as to Form and Content

Ken Wright, Mayor

Brian Anderson, City Attorney

#L.6.

**STATE OF GEORGIA
CITY OF DUNWOODY**

ORDINANCE 2011-XX-XX

Attest:

Sharon Lowery, City Clerk

SEAL