

ORDINANCE NO. 12-14

AN ORDINANCE TO AMEND THE CODE OF THE CITY OF WAYCROSS, GEORGIA; TO AMEND APPENDIX C TO APPROVE A FINAL PLAT FOR EVERGREEN WAY – RIVERSIDE MEDICAL COMPLEX FOR SUBDIVISION OF ONE LOT INTO TWO LOTS AND DEDICATION OF RIGHT-OF-WAY (EVERGREEN WAY); TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; TO PROVIDE FOR RENUMBERING OR RELETTERING; AND FOR OTHER PURPOSES.

WHEREAS, the City of Waycross, Georgia exercises the power of zoning granted to local governments by Article IX Section II Paragraph IV of the Constitution of the State of Georgia; and

WHEREAS, a proposed Final Plat for Evergreen Way – Riverside Medical Complex for subdivision of one lot into two lots and dedication of right-of-way (Evergreen Way) to the area described below having been first submitted to and considered by the Waycross Ware County Planning Commission;

WHEREAS, said Planning Commission having transmitted to the Commission of the City of Waycross, Georgia its report and recommendation thereon; and

WHEREAS, a Notice of Public Hearing having been published in the Waycross Journal Herald at least 15 days but not more than 45 days prior to the date of said Public Hearing; and

WHEREAS, an Agenda having been prepared by the City Clerk and made available for public review at least 15 days prior to the date of the hearing; and

WHEREAS, the Public Hearing having been held by the Commission of the City of Waycross, Georgia on October 2, 2012 at 6:30 o'clock p.m., and the Commission of the City of Waycross on October 2, 2012 having voted "favorable" to amend said Section by approving said Final Plat and dedication of right-of-way (Evergreen Way), all in accordance with the procedures established in the Waycross Zoning Ordinance; and

THEREFORE BE IT ORDAINED, by the Commission of the City of Waycross, Georgia and it is hereby ordained by authority of the same as follows:

SECTION ONE

Appendix C Subdivisions shall be amended to add the following:

The Subdivision District Map of Waycross (Ware County), Georgia, is hereby amended to include the following area described below:

Zoning History: This property was rezoned from R-75 and R-90 to M-Medical in November, 1999.

Description of Property:

All that tract or parcel of land situate, lying and being in the City of Waycross, Ware County, Georgia, being known and described as all of LOT 1 in RIVERSIDE MEDICAL COMPLEX, PHASE 1, and being more particularly described as follows: Commence at the Northeast corner of the intersection of Dorothy Street and Beacon Street, the POINT OR PLACE OF BEGINNING; run thence North 00 degrees 12 minutes 35 seconds East, along the eastern margin of Dorothy Street, a distance 93.67 feet to a point; run thence North 00 degrees 16 minutes 36 seconds East, along the eastern margin of Dorothy Street, a distance of 16.45 feet to a point; run thence South 89 degrees 47 minutes 39 seconds East a distance of 200.02 feet to a point; run thence South 00 degrees 21 minutes 24 seconds West a distance of 115.12 feet to a point on the northern margin of Beacon Street; run thence North 89 degrees 47 minutes 39 seconds West, along the northern margin of Beacon Street, a distance of 181.58 feet to a point; run thence North 74 degrees 23 minutes 40 seconds West, along the northern margin of Beacon Street, a distance of 18.84 feet to the POINT OR PLACE OF BEGINNING; said tract being further described by that certain plat or survey prepared by Mayes, Suddereth & Etheredge, Inc., dated October 31, 1994, for BEACON HILL SUBDIVISION and recorded in Plat Book "A", Page ____, in the office of the Clerk of Ware Superior Court; said plat being incorporated herein by reference for description and all other legal purposes.

NOTE: The above property was formerly known as "BEACON HILL SUBDIVISION" but is now known as "RIVERSIDE MEDICAL COMPLEX" and is subject to those certain restrictions set forth in the DESIGN PLAN for "RIVERSIDE MEDICAL COMPLEX"; the same being incorporated herein by reference for all legal purposes.

SECTION TWO

The Waycross City Commission hereby approves and accepts the Final Plat for Evergreen Way – Riverside Medical Complex for Subdivision of one lot into two lots and dedication of right-of-way (Evergreen Way) to the area described above, as more particularly shown of said Final Plat attached hereto as Exhibit "A" and incorporated herein by reference. Further, the Waycross City Commission approves the recording of said Final Plat with the Clerk of Superior Court of Ware County, Georgia.

SECTION THREE

This Ordinance shall take effect and be enforced from and after the date of its final approval after second reading by the Commission of the City of Waycross, Georgia.

SECTION FOUR

If any portion of this ordinance shall be held to be invalid or unconstitutional, such invalidity or unconstitutionality shall not affect or impair the remaining portions unless it clearly appears that such other parts are wholly and necessarily dependent upon the part held to be invalid or unconstitutional.

SECTION FIVE

All ordinances and parts of ordinances in conflict herewith are hereby repealed.

SECTION SIX

It is the intention of the City Commission and it is hereby ordained that the provisions of this Ordinance shall become part of the Code of the City of Waycross, Georgia and the sections of this Ordinance may be renumbered to accomplish such intention.

SO ORDAINED, this the 6th day of November, 2012.

CITY OF WAYCROSS, GEORGIA

BY:

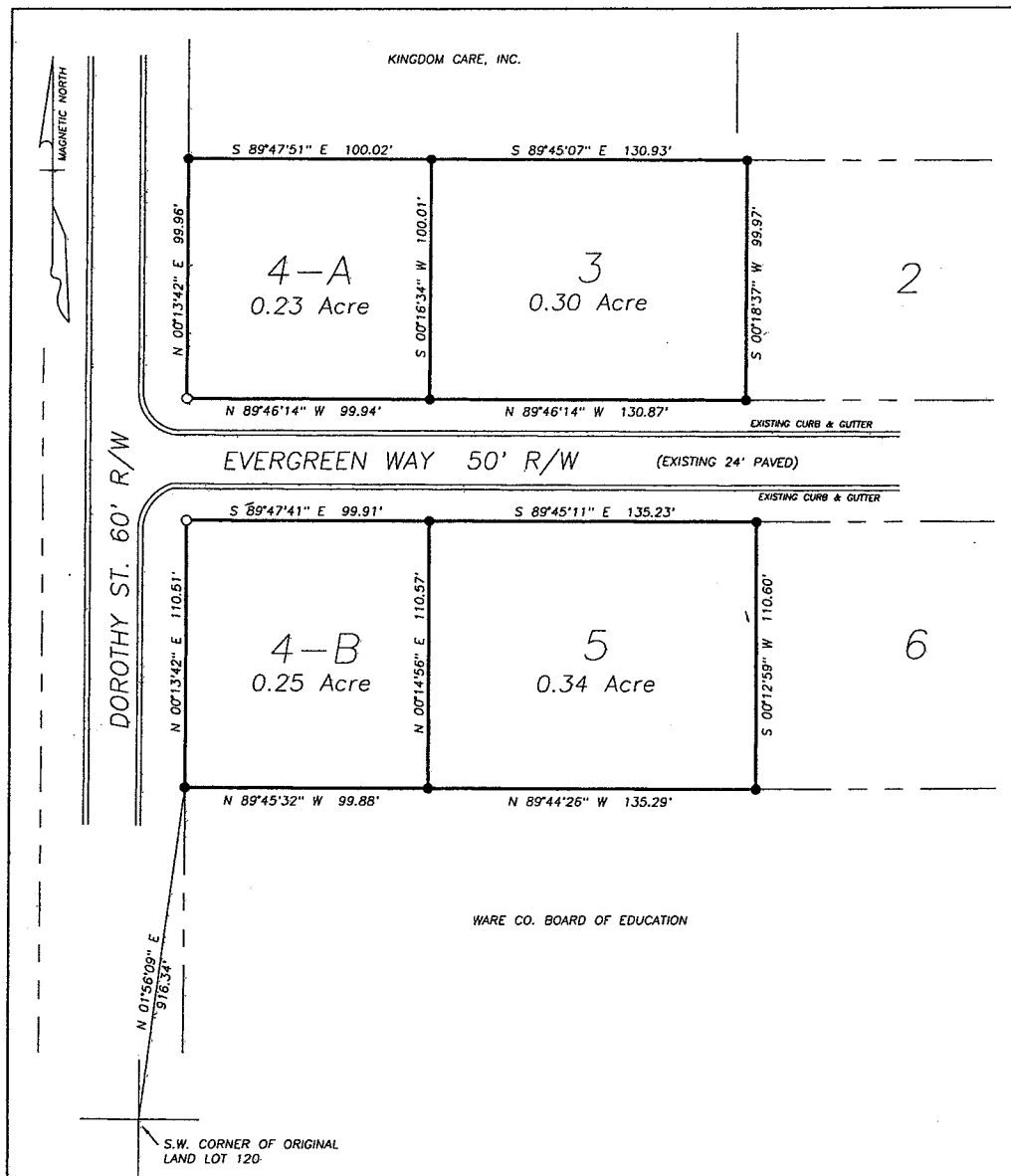

CLARENCE E. BILLUPS, Mayor

ATTEST:


JULIE DINKINS, City Clerk

Read First Time: 10-16-2012

Read Second Time: 11-6-2012



This property is not located in a 100 year flood zone.
Community Panel Number 13299C0251D

The field data upon which this map or plat is based has a closure precision of one foot in 10,000 feet and was adjusted using compass rule. This map or plat has been calculated for closure and is found to be accurate within one foot in 100,000+ feet.

Equipment used: TOPCON GTS-304 and a 200' steel tape.

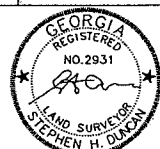
THE PROPERTY SHOWN ON THIS PLAT
OF SURVEY DOES NOT REQUIRE APPROVAL
PURSUANT TO O.C.G.A. SECTION
15-06-67(d)

LEGEND
IRON PIN FOUND ●
IRON PIN SET ○



THIS PLAT HAS BEEN RECORDED
IN PLAT BOOK __, PAGE __,
IN THE OFFICE OF THE CLERK OF
THE SUPERIOR COURT OF __
COUNTY, GA. THIS __ DAY OF
__, 20__ TIME: __

CLERK OF THE SUPERIOR COURT



DUNCAN & ASSOCIATES SURVEYING, Inc.
5789 DEER TR. BLACKSHEAR, GA.
31516 (912)449-3440

SURVEY FOR:
RIVERSIDE MEDICAL COMPLEX REVISION

PLAT DATE: 7/26/12 FIELD WORK: 7/24/12 SCALE: 1"=40' SURVEYED BY: DUNCAN HANK DUNCAN

SURVEY OF: REVISION OF LOTS 3, 4, & 5, PHASE "2" OF
RIVERSIDE MEDICAL COMPLEX, LAND LOT 120, 8th LAND DIST.

WAYCROSS, WARE COUNTY, GEORGIA

