

STATE OF GEORGIA
COUNTY OF FULTON

AN ORDINANCE TO MODIFY CONDITIONS OF A RESOLUTION BY THE FULTON COUNTY BOARD OF COMMISSIONERS APPROVING PETITION Z86-06/U86-05 ON MARCH 5, 1986 FOR PROPERTY LOCATED AT 780 JOHNSON FERRY ROAD (TAX PARCEL #170038 LL106)

BE IT ORDAINED by the City Council for the City of Sandy Springs, Georgia while in regular session on June 16, 2015 at 6:00 p.m. as follows:

SECTION 1. That the conditions of a Resolution by the Fulton County Board of Commissioners on March 5, 1986, for petition Z86-06/U86-05 that allowed the property to be rezoned to O-I (Office Institutional District) be changed for the property located at 5900 Peachtree Dunwoody Road, consisting of a total of approximately 2.18857 acres, to wit; and

ALL THAT TRACT or parcel of land lying and being Land Lot 38 of the 17th District, Fulton County, Georgia by the attached legal description; and

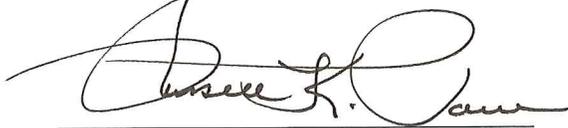
SECTION 2. That the property shall be developed in compliance with the conditions of approval, as attached to this ordinance. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations; and

SECTION 3. That all ordinances or part of ordinances in conflict with the terms of this ordinance are hereby repealed; and

SECTION 4. This Ordinance shall become effective upon adoption by the City Council and the signature of approval of the Mayor.

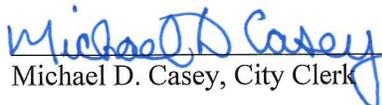
APPROVED AND ADOPTED this the 16th day of June, 2015.

Approved:



Russell K. Paul, Mayor

Attest:


Michael D. Casey, City Clerk

(Seal)



CONDITIONS OF APPROVAL

201500759
780 Johnson Ferry Road

Please be advised, the zoning modification petition #201500759 for property at 780 Johnson Ferry Road (Tax ID # 17 0038 LL106) was approved by the Mayor and City Council at the June 16, 2015 hearing subject to the following conditions:

To the owner's agreement to provide the following site development standards:

- l) To the owner's agreement to restrict the use of the subject property as follows:
- a. Office and accessory uses up to a total of 159,000 interior square feet as shown on the site plan stamped received by the planning staff on March 3, 2015. This calculation of interior square footage shall not include:
 - (a) common public areas such as lobbies, vestibules, basements, attics with less than seven (7) feet of headroom, permanent storage areas , restrooms , corridors , and an y additional common public area(s) not specifically listed herein (as defined in Section 3.3.6 of the zoning ordinance),
 - (b) vertical penetrations such as elevator shafts , stairways , and stairwells,
 - (c) areas for building services such as permanent mechanical equipment , permanent electrical equipment, and internal loading areas, and / or
 - (d) shared tenant building amenities, including the building' s conference facilities, fitness center, and restaurant/cafe.