

STATE OF GEORGIA
COUNTY OF FULTON

**AN ORDINANCE OF THE CITY OF SANDY SPRINGS
MAYOR AND CITY COUNCIL TO ADOPT ZONING
PROCEDURES CONSISTENT WITH THE ZONING
PROCEDURES ACT OF THE STATE OF GEORGIA**

BE IT ORDAINED by the City of Sandy Springs, GA while in regular session on December 27, 2005 at 7:00 p.m. as flows:

SECTION 1. That before adopting any change to the Zoning Maps or text of the Zoning Ordinance, the Mayor and City Council shall hold a public hearing following the public hearing by the Planning Commission where a recommendation was made on the petition.

SECTION 2. That notice of the Planning Commission and the Mayor and City Council hearings shall be given simultaneously at least 15 days but not more than 45 days prior to the date of the Mayor and City Council's public hearing and shall be published in a newspaper of general circulation. Re-notification is not required when a petition is deferred by the Mayor and City Council.

SECTION 3. That the applicant or agent shall post a free standing sign, not attached to any tree or utility pole, as issued by Planning and Zoning Division in a conspicuous location on each public street frontage of the subject property not later than 8:30 a.m. on the 20th day prior to the Planning Commission hearing.

SECTION 4. That the sign shall be mounted and posted as specified by Planning and Zoning Division. Property that is not posted on the 20th day before the scheduled first hearing date will be administratively removed from the agenda.

SECTION 5. That when the Planning Commission or the Mayor and City Council defers a petition, the applicant is required to post an updated sign with new hearing dates 20 days prior to the next scheduled hearing date. When a petition is deferred by the Mayor and City Council for less than 20 days, posting an updated sign is not required.

SECTION 6. That the Planning and Zoning Division shall give notice by regular mail to all property owners within 300 feet of the boundaries of the subject property who appear on the tax records of Fulton County as retrieved by the City's Geographic Information System. The notices shall be mailed a minimum of 15 days prior to the hearing date. Re-notification by mail is not required when a petition is deferred by the Mayor and City Council.

SECTION 7. That the published and mailed notices shall contain the time, place, and purpose of the hearing, the location of the property, and the present and proposed zoning classifications and/or requested use permit. The posted sign shall include all of the items required in the published notice except the location of the property. Notice shall not be considered inadequate if the mail is not delivered.

SECTION 8. That the First Reading of this ordinance was on December 20, 2005.

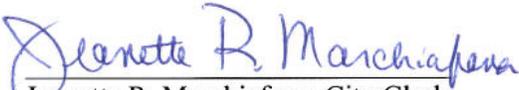
SECTION 9. That this Resolution shall become effective upon its adoption.

ORDAINED this the 27th day of December, 2005.

Approved:


Eva Galambos, Mayor

Attest:


Jeanette R. Marchiafava, City Clerk

(Seal)

