

1 STATE OF GEORGIA

2 CITY OF COLLEGE PARK

3 ORDINANCE NO. 2016-04

4 AN ORDINANCE TO REZONE TO TRANSIT STATION COMMERCIAL DISTRICT
5 A PARCEL OF PROPERTY LOCATED AT 3668 WASHINGTON STREET; TO AMEND
6 THE OFFICIAL ZONING MAP, CITY OF COLLEGE PARK, GEORGIA; TO PROVIDE FOR
7 SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN
8 EFFECTIVE DATE; AND FOR OTHER PURPOSES.

9 WHEREAS, the governing authority of the City of College Park is the Mayor and
10 Council thereof; and

11 WHEREAS, the governing authority of the City of College Park, Georgia desires to
12 modify the zoning designation of a parcel of property located at 3668 Washington Street to
13 Transit Station Commercial District (“TSC”); and,

14 WHEREAS, the health, safety, and welfare of the citizens of College Park, Georgia, will
15 be positively impacted by the adoption of this Ordinance.

16 BE IT AND IT IS HEREBY ORDAINED BY THE MAYOR AND COUNCIL OF THE
17 CITY OF COLLEGE PARK, GEORGIA, and by the authority thereof:

18 Section 1. The following property is hereby rezoned to the zoning designation of TSC
19 (Transit Station Commercial):

- 20 • PARCEL ID # 14-0160-0001-054-3 (3668 Washington Street)

21 Section 2. The rezoning is indicated on the map excerpt entitled “WS TOD Land, LLC
22 February 15, 2016 PDR to TSC,” adopted hereto and incorporated herein as Exhibit A. The
23 rezoning indicated in Exhibit A and in Section 1 hereto is to be noted on the official City of

24 College Park Zoning Map approved by Mayor and Council as soon as reasonably possible
25 following adoption of this Ordinance, along with an editorial note on the official City of College
26 Park Zoning Map specifying the parcels affected by this Ordinance and the date of adoption of
27 this Ordinance.

28 Until the rezoning is indicated on the official City of College Park Zoning Map approved
29 by Mayor and Council, this Ordinance and Exhibit A shall govern over the official City of
30 College Park Zoning Map to the extent of any discrepancy between this Ordinance and the
31 official City of College Park Zoning Map.

32 Section 3. The preamble of this Ordinance shall be considered to be and is hereby
33 incorporated by reference as if fully set out herein.

34 Section 4. (a) It is hereby declared to be the intention of the Mayor and Council that all
35 sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their
36 enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

37 (b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest
38 extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this
39 Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this
40 Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the
41 greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this
42 Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase
43 of this Ordinance.

44 (c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance
45 shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise
46 unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the

47 express intent of the Mayor and Council that such invalidity, unconstitutionality or
48 unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional
49 or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or
50 sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases,
51 clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional,
52 enforceable, and of full force and effect.

53 Section 5. All ordinances and parts of ordinances in conflict herewith are hereby
54 expressly repealed.

55 Section 6. Penalties in effect for violations of the Zoning Ordinance of the City of
56 College Park at the time of the effective date of this Ordinance shall be and are hereby made
57 applicable to this Ordinance and shall remain in full force and effect.

58 Section 7. The effective date of this Ordinance shall be the date of adoption unless
59 otherwise specified herein.

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61 ORDAINED, this 15th day of February, 2016.
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CITY OF COLLEGE PARK, GEORGIA



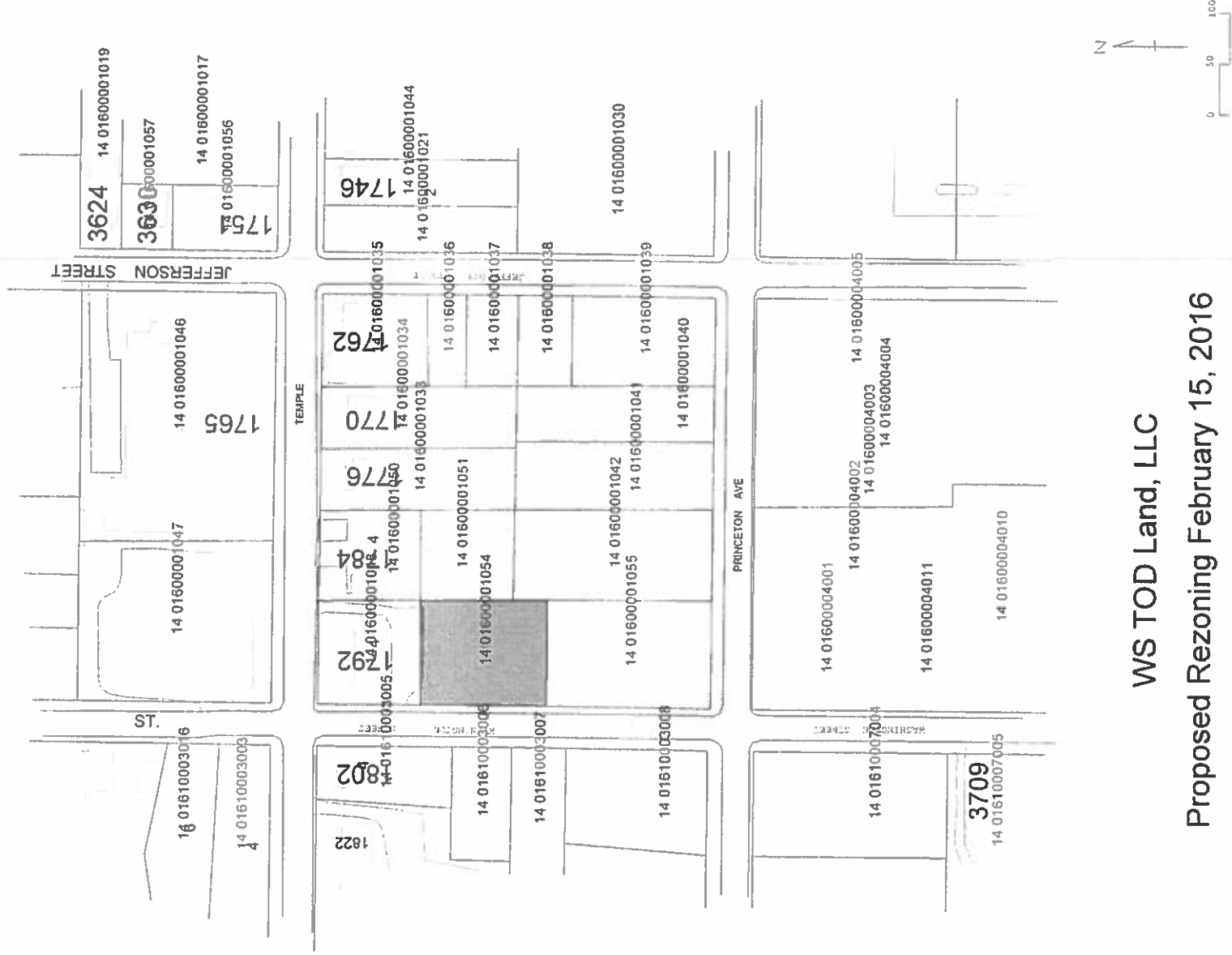
JACK P. LONGINO, Mayor

70 ATTEST:
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72 _____
73 MELISSA BROOKS, City Clerk
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75 APPROVED AS TO FORM:
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77 _____
STEVEN M. FINCHER, City Attorney

EXHIBIT A

Exhibit " A "



WS TOD Land, LLC

Proposed Rezoning February 15, 2016

PDR to TSC