



**CITY OF JONESBORO**  
**Special Called Meeting**  
**170 SOUTH MAIN STREET**  
**May 30, 2018 – 6:00 PM**

NOTE: As set forth in the Americans with Disabilities Act of 1990, the City of Jonesboro will assist citizens with special needs given proper notice to participate in any open meetings of the City of Jonesboro. Please contact the City Clerk's Office via telephone (770-478-3800) or email at [rclark@jonesboroqa.com](mailto:rclark@jonesboroqa.com) should you need assistance.

**Agenda**

**I. CALL TO ORDER - MAYOR JOY B. DAY**

**II. ROLL CALL - RICKY L. CLARK, JR., CITY MANAGER**

**III. ADOPTION OF AGENDA**

**IV. AGENDA ITEMS**

1. Council to consider adoption of the Official Zoning Map of the City of Jonesboro with the following amendments:
  - 7941 TARA BLVD – from GB to C2 (Parcel ID - 13210D A001)
  - 7955 TARA BLVD – from GB to C2 (Parcel ID - 13210D A010)
  - 7965 TARA BLVD – from GB to C2 (Parcel ID – 13210D A006)
  - 7977 TARA BLVD – from GB to C2 (Parcel ID - 13210D A009)
  - 0 TARA BLVD – from GB to C2 (Parcel ID – 13210D A012)
  - 8029 TARA BLVD – from GB to C2 (Parcel ID – 13210D A005)
  - 8053 TARA BLVD – from GB to C2 (Parcel ID – 13210D A007)
  - 8113 TARA BLVD – from GB to C2 (Parcel ID – 13210D A001)
  - 8127 TARA BLVD – from GB to C2 (Parcel ID – 13210D A002)
  - 825 HIGHWAY 138 – from GB to C2 (Parcel ID – 13210D B001)
  - 0 TARA BLVD – from GB to C2 (Parcel ID – 13210D B007)
  - 8050 TARA BLVD – from RM to RM (Parcel ID – 13210D B006)
  - 8092 TARA BLVD – from GB to C2 (Parcel ID – 13239B B006)
  - 8100 TARA BLVD – from GB to C2 (Parcel ID – 13239B B004)
  - 8122 TARA BLVD – from GB to C2 (Parcel ID – 13239B B001)
  - 8293 TARA BLVD – from GB to C2 (Parcel ID – 13239D B002)
  - 8295 TARA BLVD – from GB to C2 (Parcel ID – 13239D B008)
  - 8311 TARA BLVD – from GB to C2 (Parcel ID – 13239D B006)
  - 8337 TARA BLVD- from GB to C2 (Parcel ID – 13239D B001)
  - 0 VETERANS PKWY – from GB to C2 (Parcel ID – 13239D B027)
  - 714 VETERANS PKWY – from GB to C2 (Parcel ID – 13239D B023)

8405 TARA BLVD – from GB to C2 (Parcel ID – 13242B A018)  
8415 TARA BLVD – from GB to C2 (Parcel ID – 13242B A017)  
8425 TARA BLVD – from GB to C2 (Parcel ID – 13242B A021)  
8465 TARA BLVD – from GB to C2 (Parcel ID – 13242B A020)  
8483 TARA BLVD – from GB to C2 (Parcel ID – 13242B A019)  
8501 TARA BLVD – from GB to C2 (Parcel ID – 13242B A015)  
8633 TARA BLVD – from GB to C2 (Parcel ID – 13242D A012)  
8639 TARA BLVD – from GB to C2 (Parcel ID – 13242D A001)  
8687 TARA BLVD – from GB to C2 (Parcel ID – 13242D A011)  
8725 TARA BLVD – from MX to MX (Parcel ID – 05242B D011)  
8733 TARA BLVD – from MX to MX (Parcel ID – 05242B D005)  
8777 TARA BLVD – from MX to MX (Parcel ID – 05242B D008)  
8765 TARA BLVD – from MX to MX (Parcel ID – 05242B C003)  
8787 TARA BLVD – from MX to MX (Parcel ID – 05242B C005)  
0 POSTON RD – from MX to MX (Parcel ID – 05239 240017)  
0 TARA BLVD – from MX to MX (Parcel ID – 05239 240001A)  
0 TARA BLVD – from MX to MX (Parcel ID – 05239 240001)  
0 TARA BLVD – from MX to MX (Parcel ID – 05239 033002)

## **V. ADJOURNMENT**



**CITY OF JONESBORO, GEORGIA COUNCIL**  
**Agenda Item Summary**

Agenda Item #

4.1

- 1

**COUNCIL MEETING DATE**  
May 30, 2018

**Requesting Agency (Initiator)**

Office of the City Manager

**Sponsor(s)**

**Requested Action** (Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)

Council to consider adoption of the Official Zoning Map of the City of Jonesboro with the following amendments:

- 7941 TARA BLVD – from GB to C2 (Parcel ID - 13210D A001)
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- 7977 TARA BLVD – from GB to C2 (Parcel ID - 13210D A009)
- 0 TARA BLVD – from GB to C2 (Parcel ID – 13210D A012)
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- 8113 TARA BLVD – from GB to C2 (Parcel ID – 13210D A001)
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- 0 TARA BLVD – from GB to C2 (Parcel ID – 13210D B007)
- 8050 TARA BLVD – from RM to RM (Parcel ID – 13210D B006)
- 8092 TARA BLVD – from GB to C2 (Parcel ID – 13239B B006)
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- 8311 TARA BLVD – from GB to C2 (Parcel ID – 13239D B006)
- 8337 TARA BLVD- from GB to C2 (Parcel ID – 13239D B001)
- 0 VETERANS PKWY – from GB to C2 (Parcel ID – 13239D B027)
- 714 VETERANS PKWY – from GB to C2 (Parcel ID – 13239D B023)
- 8405 TARA BLVD – from GB to C2 (Parcel ID – 13242B A018)
- 8415 TARA BLVD – from GB to C2 (Parcel ID – 13242B A017)
- 8425 TARA BLVD – from GB to C2 (Parcel ID – 13242B A021)
- 8465 TARA BLVD – from GB to C2 (Parcel ID – 13242B A020)
- 8483 TARA BLVD – from GB to C2 (Parcel ID – 13242B A019)
- 8501 TARA BLVD – from GB to C2 (Parcel ID – 13242B A015)
- 8633 TARA BLVD – from GB to C2 (Parcel ID – 13242D A012)
- 8639 TARA BLVD – from GB to C2 (Parcel ID – 13242D A001)
- 8687 TARA BLVD – from GB to C2 (Parcel ID – 13242D A011)
- 8725 TARA BLVD – from MX to MX (Parcel ID – 05242B D011)
- 8733 TARA BLVD – from MX to MX (Parcel ID – 05242B D005)
- 8777 TARA BLVD – from MX to MX (Parcel ID – 05242B D008)
- 8765 TARA BLVD – from MX to MX (Parcel ID – 05242B C003)
- 8787 TARA BLVD – from MX to MX (Parcel ID – 05242B C005)

**FOLLOW-UP APPROVAL ACTION (City Clerk)**

**Typed Name and Title**

Ricky L. Clark, City Manager

**Date**

May, 30, 2018

**Signature**

**City Clerk's Office**

- 0 POSTON RD – from MX to MX (Parcel ID – 05239 240017)
- 0 TARA BLVD – from MX to MX (Parcel ID – 05239 240001A)
- 0 TARA BLVD – from MX to MX (Parcel ID – 05239 240001)
- 0 TARA BLVD – from MX to MX (Parcel ID – 05239 033002)

**Requirement for Board Action** (Cite specific Council policy, statute or code requirement)

City of Jonesboro Code of Ordinances Section 86-374

**Is this Item Goal Related?** (If yes, describe how this action meets the specific Board Focus Area or Goal)

Yes Community Planning, Neighborhood and Business Revitalization

**Summary & Background**

(First sentence includes Agency recommendation. Provide an executive summary of the action that gives an overview of the relevant details for the item.)

**Re-zoning Assessment per Sec. 86-374. - Standards of review for Map Amendments:**

House Bill 864, which has passed both the Georgia House of Representatives and Senate and currently executed by the Governor takes effect on June 1, 2018. For the purpose of ensuring that all of the parcels annexed have compatible City zoning designation, Staff is proposing map amendments for the parcels below. All of the parcels will fall within the Tara Boulevard Overlay District.

Pursuant to OCGA 36-66-4(a),

- (a) A local government taking action resulting in a zoning decision shall provide for a hearing on the proposed action. At least 15 but not more than 45 days prior to the date of the hearing, the local government shall cause to be published within a newspaper of general circulation within the territorial boundaries of the local government a notice of the hearing. The notice shall state the time, place, and purpose of the hearing.

In addition, all businesses/property owners have been contacted to advise that we will issue temporary business licenses to ensure that their respective businesses are not disrupted while the transition takes place. In addition, we will have a question and answer session on June 13, 2018.

**Parcels slated for rezoning:**

**CCZ = Clayton County Zoning JZ= City Zoning**

| Parcel ID   | Address Information |             |                 |    |       | CCZ | JZ |
|-------------|---------------------|-------------|-----------------|----|-------|-----|----|
| 13210D A001 | 7941                | TARA BLVD   | 7941 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D A010 | 7955                | TARA BLVD   | 7955 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D A006 | 7965                | TARA BLVD   | 7965 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D A009 | 7977                | TARA BLVD   | 7977 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D A012 |                     | TARA BLVD   | TARA BLVD       | CC | 30236 | GB  | C2 |
| 13210D A005 | 8029                | TARA BLVD   | 8029 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D A007 | 8053                | TARA BLVD   | 8053 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13239B A001 | 8113                | TARA BLVD   | 8113 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13239B A002 | 8127                | TARA BLVD   | 8127 TARA BLVD  | CC | 30236 | GB  | C2 |
| 13210D B001 | 825                 | HIGHWAY 138 | 825 HIGHWAY 138 | CC | 30236 | GB  | C2 |
| 13210D B007 |                     | TARA BLVD   | TARA BLVD       | CC | 30236 | GB  | C2 |
| 13210D B006 | 8050                | TARA BLVD   | 8050 TARA BLVD  | CC | 30236 | RM  | RM |

|                  |               |                |    |          |    |
|------------------|---------------|----------------|----|----------|----|
| 13239B B006 8092 | TARA BLVD     | 8092 TARA BLVD | CC | 30236 GB | C2 |
| 13239B B004 8100 | TARA BLVD     | 8100 TARA BLVD | CC | 30236 GB | C2 |
| 13239B B001 8122 | TARA BLVD     | 8122 TARA BLVD | CC | 30236 GB | C2 |
| 13239D B002 8293 | TARA BLVD     | 8293 TARA BLVD | CC | 30236 GB | C2 |
| 13239D B008 8295 | TARA BLVD     | 8295 TARA BLVD | CC | 30236 GB | C2 |
| 13239D B006 8311 | TARA BLVD     | 8311 TARA BLVD | CC | 30236 GB | C2 |
| 13239D B001 8337 | TARA BLVD     | 8337 TARA BLVD | CC | 30236 GB | C2 |
| 13239D B027      | VETERANS PKW  | VETERANS PKWY  | CC | 30238 GB | C2 |
| 13239D B023 714  | VETERANS PKWY |                | CC | 30238 GB | C2 |
| 13242B A018 8405 | TARA BLVD     | 8405 TARA BLVD | CC | 30236 GB | C2 |
| 13242B A017 8415 | TARA BLVD     | 8415 TARA BLVD | CC | 30236 GB | C2 |
| 13242B A021 8425 | TARA BLVD     | 8425 TARA BLVD | CC | 30236 GB | C2 |
| 13242B A020 8465 | TARA BLVD     | 8465 TARA BLVD | CC | 30236 GB | C2 |
| 13242B A019 8483 | TARA BLVD     | 8483 TARA BLVD | CC | 30236 GB | C2 |
| 13242B A015 8501 | TARA BLVD     | 8501 TARA BLVD | CC | 30236 GB | C2 |
| 13242D A012 8633 | TARA BLVD     | 8633 TARA BLVD | CC | 30236 GB | C2 |
| 13242D A001 8639 | TARA BLVD     | 8639 TARA BLVD | CC | 30236 GB | C2 |
| 13242D A011 8687 | TARA BLVD     | 8687 TARA BLVD | CC | 30236 GB | C2 |
| 05242B D011 8725 | TARA BLVD     | 8725 TARA BLVD | CC | 30236 MX | MX |
| 05242B D005 8733 | TARA BLVD     | 8733 TARA BLVD | CC | 30236 MX | MX |
| 05242B D008 8777 | 6TARA BLVD5   | 8777 TARA BLVD | CC | 30236 MX | MX |
| 05242B C003 8765 | TARA BLVD     | 8765 TARA BLVD | CC | 30236 MX | MX |
| 05242B C005 8787 | TARA BLVD     | 8787 TARA BLVD | CC | 30236 MX | MX |
| 05239 240017     | POSTON RD     | POSTON RD      | CC | 30238 MX | MX |
| 05239 240001A    | TARA BLVD     | TARA BLVD      | CC | 30236 MX | MX |
| 05239 240001     | TARA BLVD     | TARA BLVD      | CC | 30236 MX | MX |
| 05239 033002     | TARA BLVD     | TARA BLVD      | CC | 30236 MX | MX |

Fiscal Impact

(Include projected cost, approved budget amount and account number, source of funds, and any future funding requirements.)

**Exhibits Attached** (Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)

**4.1**

- Jonesboro Official Zoning Map May 30 2018 (003)
- City of Jonesboro Affidavit May 16 Rezoning Hearing May 30

**Staff Recommendation** (Type Name, Title, Agency and Phone)

**Approval**



# City of Jonesboro Georgia



This is to certify that this is the Official Zoning Map referred to in this Section of Ordinance 20 of the City of Jonesboro, Georgia

May 30, 2018

## Zoning Classifications

- A Assembly Rights
- H Historic Residential
- AH Historic Residential and Assemblage
- T Tara Boulevard
- County Parcels
- C-1 Neighborhood Commercial District
- C-2 Highway Commercial District
- H-1 Historic District
- H-2 Historic District
- M-1 Light Industrial District
- MX Mixed Use District
- O-I Office and Institutional District
- R-2 Single Family Residential District
- R-4 Single Family Residential District
- R-C Cluster Residential District
- RM Multifamily Residential District

Jonesboro City Limit

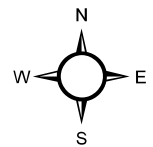
Official Adoption Date: May 30, 20

Joy B. Day, Mayor

Ricky L. Clark, Jr., City Manager

Steve Fincher, City Attorney

Addresses and parcel boundaries are based on data by the Clayton County Tax Assessor's Office and are guaranteed by the City of Jonesboro to be accurate



Attachment: Jonesboro Official Zoning Map May 30 2018 (003) (1257 : Map Amendment - Tara Blvd Parcels)

## PUBLISHER'S AFFIDAVIT

Attach Copy of Advertisement

### NOTICE OF REZONING

This is a notice of hearing of the City of Jonesboro Mayor & Council for the purpose of considering the zoning classifications of certain tracts of parcels of land to be annexed from Clayton County into the City pursuant to Georgia House Bill 864. At such hearing, the Mayor & Council shall consider all those tracts or parcels of land lying and being in Clayton County, Georgia, as described in the deeds recorded in the real property records of the Clerk of the Superior Court of Clayton County as follows: Book/ Page: 2825/163; 10649/100; 10649/101; 10649/102; 10649/103; 10649/104; 10649/105; 11132/486; 11132/487; 11132/488; 11132/489; 11132/490; 8900/561; 10358/595; 9470/34; 10643/175; 11159/338; 1374/590; 9215/556; 10788/415; 11123/574; 9984/285; 9516/76; 8368/600; 10734/697; 9971/5; 9559/89; 10903/11; 4320/194; 10146/1; 8713/532; 8907/214; 10834/193; 9606/523; 10160/489; 2350/204; 1591/241; 10259/380; 2058/280; 9870/164; 2077/104; 7127/294; 11079/139; 8713/532; 10912/563; 10912/571. Said aforementioned properties which are currently zoned as GB (General Business) will be rezoned as C2 (Commercial Highway District) per the City Ordinance. Said aforementioned properties which are currently zoned MX (Mixed Use) will be rezoned as MX (Mixed Use District) per City Ordinance. Said properties which are currently zoned as RM (Residential Multifamily) will be rezoned as RM (Residential Multifamily) per the City Ordinance. Said hearing shall take place on May 30, 2018 at 6:00 PM, such hearing to be held at 170 S Main St, Jonesboro, GA 30236.

Ricky L. Clark, Jr.  
City Manager

State of Georgia  
County of Clayton

Personally appeared before the undersigned, **Donna Goodson**, who after being first duly sworn states that she is the **Circulation Manager for the Clayton News**, official legal organ of **Clayton County, Georgia**, and that upon her own personal knowledge knows that the advertisement, a true copy of which is hereto annexed, was published in said newspaper of general circulation on the following dates:

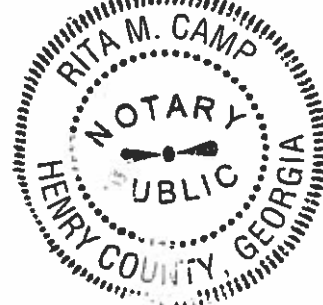
Run Dates: May 16, 2018

Newspaper Ad # 548849

Donna Goodson  
Donna Goodson, Affiant

Sworn to and subscribed before me this the 16<sup>th</sup> day of May, 2018.

Signed Rita M. Camp  
Rita M. Camp, Notary Public  
My commission expires November 23, 2020



Attachment: City of Jonesboro Affidavit May 16 Rezoning Hearing May 30 (1257 : Map Amendment - Tara Blvd Parcels)



## NOTICE OF REZONING

This is a notice of hearing of the City of Jonesboro Mayor & Council for the purpose of considering the zoning classifications of certain tracts of parcels of land to be annexed from Clayton County into the City pursuant to Georgia House Bill 864. At such hearing, the Mayor & Council shall consider all those tracts or parcels of land lying and being in Clayton County, Georgia, as described in the deeds recorded in the real property records of the Clerk of the Superior Court of Clayton County as follows: Book/ Page: 2825/163; 10649/100; 10649/101; 10649/102; 10649/103; 10649/104; 10649/105; 11132/486; 11132/487; 11132/488; 11132/489; 11132/490; 8900/561; 10358/595; 9470/34; 10643/175; 11159/338; 1374/590; 9215/556; 10788/415; 11123/574; 9984/285; 9516/76; 8368/600; 10734/697; 9971/5; 9559/89; 10903/11; 4320/194; 10146/1; 8713/532; 8907/214; 10834/193; 9606/523; 10160/489; 2350/204; 1591/241; 10259/380; 2058/280; 9870/164; 2077/104; 7127/294; 11079/139; 8713/532; 10912/563; 10912/571. Said aforementioned properties which are currently zoned as GB (General Business) will be rezoned as C2 (Commercial Highway District) per the City Ordinance. Said aforementioned properties which are currently zoned MX (Mixed Use) will be rezoned as MX (Mixed Use District) per City Ordinance. Said properties which are currently zoned as RM (Residential Multifamily) will be rezoned as RM (Residential Multifamily) per the City Ordinance. Said hearing shall take place on May 30, 2018 at 6:00 PM, such hearing to be held at 170 S Main St, Jonesboro, GA 30236.

Ricky L. Clark, Jr.  
City Manager