

**RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF SANDY SPRINGS, GEORGIA,
AUTHORIZING A TEMPORARY MORATORIUM ON THE ACCEPTANCE OF
APPLICATIONS FOR THE REZONING OF PROPERTY INTO THE
ZONING CLASSIFICATION OF A, AL, C-1, C-2, O-I AND MIX**

WHEREAS, the City Council has noted an unprecedented amount of new development which is occurring in the City of Sandy Springs ("City"); and

WHEREAS, this new development is in part a result of the improving economic environment associated with the northern metropolitan area of the Greater Atlanta region; and

WHEREAS, the new development has impacted, and will continue to impact, the capacity limits, as well as the traffic congestion, on the roadway systems and thoroughfares serving the businesses and residential areas of the City; and

WHEREAS, the City Council desires to ensure the future development of commercial and multi-family properties within the City shall be of a standard which will encourage long term high quality use and occupancy; and

WHEREAS, the City has not undertaken a full review and updating of these provision within its ordinances since the incorporation of the City and adoption of the current ordinances which came, primarily, as the body of ordinances of Fulton County, Georgia; and

WHEREAS, the City is embarking on a complete review and updating of its Comprehensive Plan, which is to include the zoning ordinance and development standards for improvements to property within the City; and

WHEREAS, the City Council has determined it is in the best interest of the City, for the protection of health, public safety and the quality of life for its citizens, that there be implemented a moratorium on the acceptance of applications for re-zoning of property within the City into zoning classifications of A, AL, C-1, C-2, O-I and MIX for a sufficient and reasonable time to allow for a comprehensive in-depth review and modification of the City's comprehensive future land use plan, zoning and development requirements; and

WHEREAS, the City Council has implemented a group of individuals who are representatives of the City's neighborhood associations, non-profit organizations and business community to work with the City administrators and staff and serve in advisory capacity to give input and information for consideration for the comprehensive plan, zoning and development standard changes; and,

NOW, THEREFORE, BE IT RESOLVED BY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA, AND IT IS RESOLVED BY THE AUTHORITY OF SAID COUNCIL THAT:

1. The City Council for the City does direct the City administrators and staff to perform a complete review of the comprehensive future land use plan for the City and to prepare recommendations to be presented to the Council.

2. The City Council directs there be a complete evaluation of the current infrastructure within the City to determine its ability to support future development, and the limits of the infrastructure to meet the needs of future development intensive use and density of property.

3. The City Council directs proposed revisions to the zoning and development standards within the ordinances of the City to address due process, simplification and transparency of the procedures.

NOW, THEREFORE, BE IT FURTHER RESOLVED BY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA, AND IT IS RESOLVED BY THE AUTHORITY OF SAID COUNCIL THAT:

1. The City Council does enact a temporary moratorium for 180 days on the acceptance of any application for the re-zoning of any property within the City into classifications of A, AL, C-1, C-2, O-I and MIX, unless initiated by the City as applicant for public purpose, to allow for the study of the comprehensive future land use plan, zoning and development requirements, and reporting of recommended changes to be considered and enacted by the City Council to the Community and City Council.

2. The City Council directs that the moratorium hereby enacted shall not be applicable to limit or prohibit the ability of any entity or person from obtaining permits for use and development of any property for use under the current zoning classification of the property.

3. The City Council further directs that in the event a revised future comprehensive land use plan, and revised zoning and development standard ordinances are adopted less than 180 days from the adoption of this moratorium the moratorium shall be repealed by such adoption; otherwise the moratorium shall stand repealed 180 days from the date of adoption, unless extended by the City Council.

RESOLVED this _____ day of _____, 2015.

Approved:

Rusty Paul, Mayor

Attest:

Michael Casey, City Clerk

Seal: