

STATE OF GEORGIA  
COUNTY OF FULTON

**AN ORDINANCE TO MODIFY ZONING CODITION NO. 2 OF Z79-0049 TO REDUCE  
THE FRONT YARD SETBACKFOR PROPERTY LOCATED AT 9545 HUNTCLIFF  
ROAD**

**BE IT ORDAINED** by the City Council for the City of Sandy Springs, Georgia while in regular session on August 18, 2015 at 6:00 p.m. as follows:

**SECTION 1.** That the Zoning Ordinance of the City of Sandy Springs be amended, and the official maps established in connection therewith be changed so that the following property located at 9545 Huntcliff Road (parcel # 17 007900030155), is shown to have received approval of a modification of Condition 2 of Fulton County zoning case Z79-0049 to reduce the front yard setback from 40 feet to 20 feet.

ALL THAT TRACT or parcel of land lying and being Land Lot 79 of the 17<sup>th</sup> District, Fulton County, Georgia by the attached legal description; and

**SECTION 2.** That the variance(s), as listed in the attached conditions of approval, be approved under the provisions of Section 22.9 of the Zoning Ordinance of the City of Sandy Springs; and

**SECTION 3.** 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 4.** That the official maps referred to, on file in the Office of the City Clerk, be changed to conform with the terms of this ordinance; and

**SECTION 5.** That all ordinances or part of ordinances in conflict with the terms of this ordinance are hereby repealed; and

**SECTION 6.** This Ordinance shall become effective upon adoption by the City Council and the signature of approval of the Mayor.

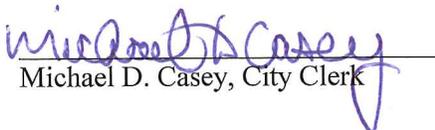
**APPROVED AND ADOPTED** this the 18<sup>th</sup> day of August, 2015.

Approved:



Russell K. Paul, Mayor

Attest:



Michael D. Casey, City Clerk

(Seal)



CONDITIONS OF APPROVAL

**201501374**  
**9545 Huntcliff Trace**

Please be advised, the City of Sandy Springs Mayor and City Council approved the zoning conditions modification of property owned by Soya Hee Choi at 9545 Huntcliff Trace, Sandy Springs, Georgia. Zoning Condition Modification petition 201501375 was approved to modify Condition 2 of Fulton County zoning case Z79-0049 to reduce the front yard setback from 40 feet to 20 feet 1 at the August 18, 2015 hearing, subject to the following conditions:

1. To reduce the front yard setback from 40 feet to 20 feet for property located at 9545 Huntcliff Trace (Parcel # 17 007900030155), as shown on the site plan by Paul Lee Consulting Engineering Associates, Inc. dated April 15, 2014 and marked received by the Community Development Department on July 30, 2015 to allow installation of Flo-Wells west of (behind) the residence.