

AN ORDINANCE

REZONING property in the corporate limits of the City of Marietta, Georgia in Land Lot 1286, 16th District, Parcel 0740 of the 2nd Section, Cobb County, Georgia, and in Land Lots 361 & 432 of the 17th District, Parcel 0260, 2nd Section of Cobb County, Georgia, and being known as 285 & 295 Victory Drive.

WHEREAS, application has been filed by **BRIDGE POINTE CHURCH, INC.** for rezoning property in the corporate limits of the City of Marietta, Georgia; and,

WHEREAS, following proper notice, a public hearing was held before this body; and,

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF MARIETTA, GEORGIA, THAT:

Section 1: The following property to wit:

ALL THAT TRACT OF PARCEL OF LAND LYING AND BEING IN LAND LOT 1286 OF THE 16TH DISTRICT, 2ND SECTION OF COBB COUNTY, GEORGIA, AND LAND LOTS 361 AND 432 OF THE 17 DISTRICT, 2 SECTION, COBB COUNTY, GEORGIA, CONTAINING 3.69 ACRES ACCORDING TO A PLAT OF SURVEY FOR 1 CHURCH OF THE NAZARENE. OF MARIETTA, INC. DATED OCTOBER 16, 1989 PREPARED BY PERRY E. MCCLUNG, GEORGIA REGISTERED LAND SURVEYOR NO. 1541 AND BEING MORE PARTICULARLY DESCRIBED ACCORDING TO SAID SURVEY AS FOLLOWS:

BEGINNING AT A POINT MARKED BY AN IRON PIN FOUND AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY RIGHT OF WAY LINE OF VICTORY DRIVE (60-FOOT RIGHT OF WAY) WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF WINGS AVENUE (50-FOOT RIGHT OF WAY) AND RUN THENCE ALONG THE AFORESAID RIGHT OF WAY LINE OF WINGS AVENUE SOUTH 34 DEGREES 05 MINUTES 40 SECONDS EAST A DISTANCE OF 161.71 FEET TO A POINT, CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 28 DEGREES 23 MINUTES 20 SECONDS EAST A DISTANCE OF 155.00 FEET TO A POINT MARKED BY AN IRON PIN FOUND; LEAVING SAID RIGHT OF WAY LINE, RUN THENCE SOUTH 85 DEGREES 31 MINUTES 20 SECONDS WEST A DISTANCE OF 192.29 FEET TO A POINT MARKED BY AN IRON PIN FOUND; RUN THENCE NORTH 87 DEGREES 30 MINUTES 00 SECONDS WEST A DISTANCE OF 223.53 FEET TO A POINT MARKED BY AN IRON PIN FOUND; RUN THENCE NORTH 89 DEGREES 47 MINUTES 20 SECONDS WEST A DISTANCE OF 62.98 FEET TO A POINT MARKED BY AN IRON PIN FOUND; RUN THENCE NORTH 04 DEGREES 47 MINUTES 20 SECONDS EAST A DISTANCE OF 8.09 FEET TO A POINT MARKED BY AN IRON PIN FOUND; RUN THENCE NORTH 86 DEGREES 19 MINUTES 20 SECONDS WEST A DISTANCE OF 385.2 FEET TO A POINT MARKED BY AN IRON PIN SET; RUN THENCE NORTH 75 DEGREES 15 MINUTES 00 SECONDS WEST A DISTANCE OF 14.04 FEET TO A POINT MARKED BY AN IRON PIN SET; RUN THENCE NORTH 53

DEGREES 38 MINUTES 00 SECONDS WEST A DISTANCE OF 108.51 FEET TO A POINT MARKED BY AN IRON PIN SET ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF VICTORY DRIVE (HAVING A 60-FOOT RIGHT OF WAY); RUN THENCE ALONG THE AFORESAID RIGHT OF WAY LINE OF VICTORY DRIVE NORTH 58 DEGREES 37 MINUTES 40 SECONDS EAST A DISTANCE OF 59.00 FEET TO A POINT MARKED BY AN IRON PIN SET; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE NORTH 68 DEGREES 29 MINUTES 20 SECONDS EAST A DISTANCE OF 99.55 FEET TO A POINT; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE NORTH 79 DEGREES 46 MINUTES 00 SECONDS EAST A DISTANCE OF 99.40 FEET TO A POINT; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 89 DEGREES 17 MINUTES 00 SECONDS EAST A DISTANCE OF 277.15 FEET TO A POINT; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE NORTH 80 DEGREES 58 MINUTES 40 SECONDS EAST A DISTANCE OF 99.05 FEET TO A POINT; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE NORTH 70 DEGREES 56 MINUTES 40 SECONDS EAST A DISTANCE OF 104.40 FEET TO A POINT; CONTINUE THENCE ALONG SAID RIGHT OF WAY LINE NORTH 62 DEGREES 32 MINUTES 20 SECONDS EAST A DISTANCE OF 94.54 FEET TO A POINT MARKED BY AN IRON PIN FOUND AT THE INTERSECTION OF THE SOUTHEASTERLY RIGHT OF WAY LINE OF VICTORY DRIVE (60-FOOT RIGHT OF WAY) WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF WINGS AVENUE (50-FOOT RIGHT OF WAY) WHICH POINT MARKS THE TRUE PLACE OR POINT OF BEGINNING.

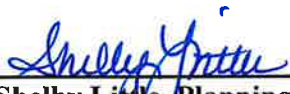
Section 2: The above-described property is hereby rezoned in the corporate limits of the City of Marietta, Georgia from CRC (Community Retail Commercial) and R-4 (Single Family Residential) to CRC (Community Retail Commercial).

Section 3: It is hereby declared to be the intention of this Ordinance that its sections, paragraphs, sentences, clauses and phrases are severable, and if any section, paragraph, sentence, clause or phrase of this Ordinance is declared to be unconstitutional or invalid, it shall not affect any of the remaining sections, paragraphs, sentences, clauses or phrases of this Ordinance.

Section 4: All Ordinances or parts of Ordinances in conflict with this Ordinance are hereby repealed.

Section 5: This Ordinance shall become effective upon the signature or without the signature of the Mayor, subject to Georgia laws 1983, page 4119.

Final Ordinance submitted by:


Shelby Little, Planning & Zoning Manager

Approved as to form:


Douglas R. Haynie, City Attorney

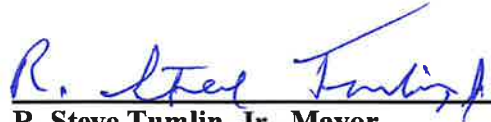
Approved by City Council:

DATE: July 8, 2026

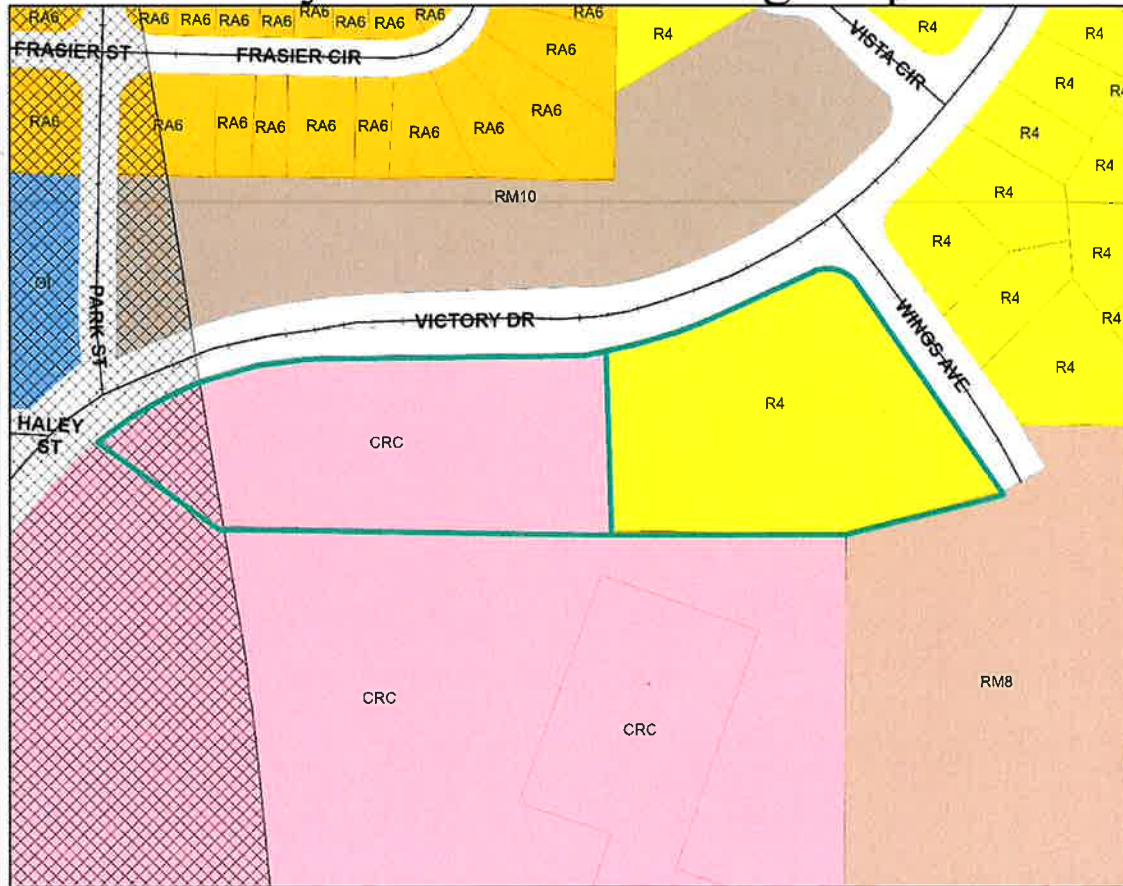
APPROVED:

ATTEST:


Stephanie Guy, City Clerk


R. Steve Tumlin, Jr., Mayor

City of Marietta Zoning Map



Zoning

SINGLE FAMILY RESIDENTIAL

- R-1 One Unit/Acre
- R-2 Two Unit/Acre
- R-3 Three Unit/Acre
- R-4 Four Unit/Acre

ATTACHED FAMILY RESIDENTIAL

- RA-1 Four Unit/Acre
- RA-2 Six Unit/Acre
- RA-3 Eight Unit/Acre
- PRD(A) Planned Residential Dev.
- UMF Modern Home Park

MULTI FAMILY RESIDENTIAL

- RM-1 Eight Unit/Acre
- RM-10 Ten Unit/Acre
- RM-12 Twelve Unit/Acre
- RM-16 Residential High-Rise
- PRD(M) Planned Residential Dev.

COMMERCIAL

- NR Neighborhood Retail
- CRC Community Retail
- RR Regional Retail
- CBD Central Business District
- PCD Planned Commercial Dev.
- MKD Mixed-Use Dev.
- OIT Office Institutional Trans.
- IRO Low-Rise Office
- OI Office Institutional
- OS Office Services
- OMR Office High-Rise

INDUSTRIAL

- I Light Industrial
- HI Heavy Industrial
- PIP Planned Industrial Dev.

District

16

Land Lot

12860

Parcel

0740

Current Zoning

R4 and CRC

Proposed Zoning

CRC

Comments:

285 and 295 Victory Drive

Date:

6/10/2026

**Planning & Zoning
Division**

N



0 150 60 Feet

