

CITY OF BARNESVILLE

ORDINANCE NO. 469

APARTMENTS ABOVE COMMERCIAL STOREFRONTS

AN ORDINANCE AMENDING THE CITY OF BARNESVILLE ZONING ORDINANCE BY ADDING SECTION 635.5 TO SECTION 635 CENTRAL COMMERCIAL DISTRICT (C-1) REGARDING APARTMENTS ABOVE COMMERCIAL STORE FRONTS. ALL OTHER PROVISIONS OF THE RESPECTIVE CODE SECTION NOT IN CONFLICT WITH THIS ACT REMAIN IN EFFECT AS ADOPTED.

BE IT ORDAINED, by the Mayor and Council of the City of Barnesville, Georgia and it is hereby ordained by the authority of same, as follows:

Section 635.5

Purpose

The purpose of allowing residential apartments above commercial storefronts on a limited basis in certain zoning districts is to encourage residential uses within these districts, to create an alternative housing option, to facilitate a housing option that is compatible with street level commercial uses with a minimum of disruption to those uses, and to provide an added security measure by creating a district that is active twenty-four (24) hours a day.

District Permitted

Residential apartments above commercial storefronts are permitted by right in the C-1 district only.

Building Codes

All such residential units shall comply with all existing building codes and fire codes, NFPA Life Safety Code, and 1991 Edition Southern Building Code Standard Fire Prevention Code with fire walls.

Restrictions

- A) A minimum of 50% of the ground floor must be reserved for commercial use.
- B) All window treatments shall be off-white colors with no signs, drawings, or photographs incorporated therein. Nothing shall hang from the outside of windows.
- C) No outside mailboxes shall be permitted. Inside mailboxes or mail slots shall be used.
- D) No outside radio or television antennas are permitted. Satellite dishes, if used, must not be visible from any public street.
- E) No weekly or daily boarding rooms shall be permitted. Only complete dwelling units as defined herein may be established.

- F) Each dwelling unit shall be furnished with connections for a washer and dryer or be located no more than one hundred (100) feet from a common area accessible to residents.
- G) Outside building identification numbers shall be provided and not exceed six (6) inches in height.
- H) No drying of clothes shall be permitted on the outside of any building.
- I) No A/C units shall be visible from any public street.
- J) No outdoor cooking shall be permitted.
- K) No maintenance, washing, or detailing of vehicles is permitted.
- L) No recreation, entertainment, public gathering, or placement of furniture shall be allowed on the sidewalks adjacent to the building containing the units.
- M) No garbage, yard, estate, rummage or other similar sales shall be permitted.
- N) Entry to the unit or to a hallway serving one or more units shall be provided by a stairway opening directly to the outside at street level.
- O) Minimum floor area per dwelling units:

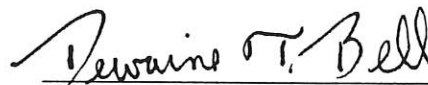
Efficiency	450 sq. ft.
1 bedroom	600 sq. ft.
2 bedroom	750 sq. ft.
3 bedroom	900 sq. ft.

Parking

- A) Each resident of such units shall apply for and purchase a permit and numbered decal from the City Clerk providing for the parking of vehicles. The maximum number of permits allowed shall be one (1) for a studio or efficiency and two (2) for all other units. Permits shall be issued upon presentation to the City Clerk of a signed lease agreement. Permits and decals must be displayed on vehicles at all times on the rear window of the vehicle lower left. The permits shall allow the resident to park the registered vehicle(s) on public streets during the hours of 6:00 p.m. to 8:30 a.m. Monday through Friday and Saturday of each week from 3:00 p.m. Saturday through Sunday until 8:30 a.m. on Monday, except in those areas specifically designated in the Code of Ordinances as "no parking areas". The cost of each permit shall be as set forth in the Schedule of Fees.
- B) No resident of such unit shall park a privately owned or company vehicle on a public right-of-way whether it be an alley or street, for the purpose of using such parking space incidental to the residents occupancy of the unit between the hours of 8:30 a.m. to 6:00 p.m. Monday through Friday and from 8:30 a.m. to 3:00 p.m. on Saturday.

- C) Violations of this requirement shall be prosecuted the same as violations of the two-hour parking restriction set forth in the Code of Ordinances and three (3) such violations may result in the forfeiture of the parking permit for a minimum of six (6) months.
- D) Residents are allowed to park registered vehicles in designated offstreet public parking lots during all hours as available.
- E) Storage of vehicles is not permitted. Storage is defined as a registered vehicle remaining parked for more than twenty (24) hours without vacating the parking lot.

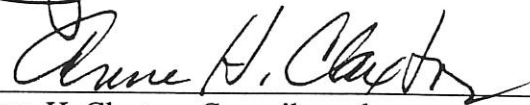
This ordinance shall be effective September 12, 2005.



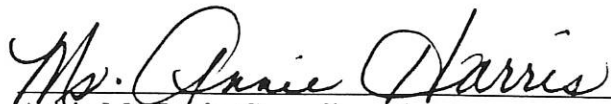
Dewaine T. Bell, Mayor



Lynn W. Wilson, Mayor Pro Tem



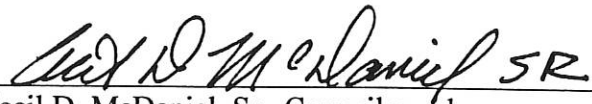
Anne H. Claxton, Councilmember



Annie M. Harris, Councilmember

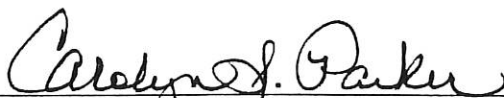


Sammie D. Shropshire, Jr., Councilmember



Cecil D. McDaniel, Sr., Councilmember

ATTEST:



Carolyn S. Parker, City Clerk