

Notice of Public Hearing

REZONING PETITION # 24-019

Applicant: Atlas Development, LLC

Notice is hereby given that the Board of Commissioners of Coweta County, Georgia will conduct a Public Hearing on the 7th day of April at 6:00 p.m. at the County Commissioner's Meeting Room, on the second floor above the Tax Assessors Office in the County Administration Building, 37 Perry Street, on the amendment of the Zoning Ordinance of Coweta County, Georgia to wit:

Be it ordained by the Board of Commissioners of Coweta County, that the Zoning Ordinance and Zoning Map of said county be amended to change the following described property located at Welcome to Sargent Rd & Wagers Mill Rd in Newnan (Tax ID #: 034-4024-001, 034-4041-001, 034-4023-010, 034-4042-010, 034-4042-001):

Rezoning Request
From: Rural Conservation & Industrial (RC & M)
To: Industrial (M)

Proposed Use: Data Center Campus

Legal Description of Subject Property

Tax Identification Number: 034 4024 001

All that tract or parcel of land containing 563.25 acres situate, lying and being in Land Lots 8, 9, 10, 24, 25, and 41 of the Fourth Land District of Coweta County, Georgia, and being the property shown on plat of survey captioned "Bibb Manufacturing Company" made by Richard T. Conner, Surveyor, on May 8, 1972 and recorded in Deed Book 16, page 155, Coweta County, Georgia records. Less and Except from the above property: 1) All that tract or parcel of land containing 57.12 acres, more or less as shown on plat of survey recorded in Plat Book 93, Page 55, Coweta County, Georgia Records, to which plat is made reference for the metes and bounds of said excepted property. 2) All that tract or parcel of land conveyed via Right of Way Deed from Arnall Mills recorded in Deed Book 69, Page 374, aforesaid records. 3) All that tract or parcel of land conveyed via Right of Way Deed from Edward W. Killorin and Robert Ware Killorin recorded in Deed Book 1040, Page 573, aforesaid records.

Together with and consisting of

Tax Identification Number: 034 4041 001

All that tract or parcel of land lying and being in Land Lots 41, 42, and 52 in the 4th District of Coweta County, Georgia, being 212.22 acres, more or less, and being more particularly shown and delineated on that certain plat of survey entitled "Boundary Survey Tax Parcel 034 4041 001," dated November 6, 2024, prepared and certified by Travis Lamar Shields, GRLS #3508, filed for record in Plat Book 101, Page 1484, Coweta County, Georgia, Public Land Records.

Together with and consisting of

Tax Identification Number: 034 4023 010

Land located in Land Lot 22 & 23, 4th Land District, Coweta County, Georgia. Being the property of Billy Harper and Brenda Harper, of record in Deed Book 1603, Page 538, and Plat Book 21, Page 109, Clerk's Office, Carroll Coweta, Georgia, (COCC). Said tract contains 51.54 Acres, more or less.

Together with and consisting of

Tax Identification Number: 034 4042 010

Land located in Land Lot 42, 4th Land District, Coweta County, Georgia. Being the property of Billy Harper, of record in Deed Book 789, Page 257, Clerk's Office, Carroll Coweta, Georgia, (COCC). Said tract contains 34.56 Acres.

Together with and consisting of

Tax Identification Number: 034 4042 001

Land located in Land Lot 42, 4th Land District, Coweta County, Georgia. Being the property of Billy Harper, of record in Deeds: Book 673, Page 561, and Book 713, Page 160, Clerk's Office, Carroll Coweta, Georgia, (COCC). Said tract contains 25.60 Acres, more or less.

This ordinance shall take effect and be in force from and after its adoption, the public welfare demanding it. All ordinances and parts of ordinances in conflict herewith are repealed.

This notice is given pursuant to Georgia Law.

Board of Commissioners

Coweta County, Georgia

All individuals planning to attend and speak during the Public Hearing, may sign up at the table located in the lobby. The doors open to the public at 5:30 p.m., prior to the start of the meeting at 6:00 p.m. Copies of the proposed rezoning request may be obtained at the Coweta County Community Development Department between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, or found on the Coweta County website.

As set forth in the Americans with Disabilities Act of 1990, the Coweta County Government does not discriminate on the basis of disability and will assist citizens with special needs given proper notice of 48 hours. For information, please call (770)254-2608.