

House Bill 696 (AS PASSED HOUSE AND SENATE)

By: Representatives Anulewicz of the 42nd, Stoner of the 40th, and Cummings of the 39th

A BILL TO BE ENTITLED
AN ACT

1 To amend an Act creating a new charter for the City of Smyrna, approved August 27, 1931
2 (Ga. L. 1931, p. 955), as amended, so as to provide for the annexation of certain territory into
3 the boundaries of the city; to provide for related matters; to repeal conflicting laws; and for
4 other purposes.

5 BE IT ENACTED BY THE GENERAL ASSEMBLY OF GEORGIA:

6 **SECTION 1.**

7 An Act creating a new charter for the City of Smyrna, approved August 27, 1931
8 (Ga. L. 1931, p. 955), as amended, is amended by adding a new section to read as follows:

9 "Extension of 2022 (Section 4FF)

10 In addition to all other territory described in this Act, and all territory delineated on the
11 official map of the city on the day immediately preceding the effective date of this Act, the
12 corporate limits of the City of Smyrna shall also include all of the area embraced within the
13 following described tracts and parcels of land:

14 Parcel 1

15 All that tract or parcel of land lying and being in Land Lots 282, 283, 284, 175, 171, 176,
16 and 177 of the 18th District of Cobb County and including the following properties; 6210
17 Nichols Drive (Tax ID No. 18017500130); 6281 Oakdale Road (Tax ID No.
18 18017700230); 1465 Veteran Memorial Highway (Tax ID No. 18028200030); 1479
19 VETERANS MEMORIAL HWY (TAX ID 18028200040); 1483 VETERANS
20 MEMORIAL HWY (TAX ID 18028200050); 1491 VETERANS MEMORIAL HWY
21 (TAX ID 18028300020); 1501 VETERANS MEMORIAL HWY (TAX ID 18028300030);
22 1511 VETERANS MEMORIAL HWY (TAX ID 18028300040); 1513 VETERANS
23 MEMORIAL HWY (TAX ID 18028300050); 1521 VETERANS MEMORIAL HWY
24 (TAX ID 18028300060); 6400 RIVER VIEW RD (TAX ID 18028300070); 1625
25 VETERANS MEMORIAL HWY (TAX ID 18028300080); 6377 RIVER VIEW RD (TAX
26 ID 18028400060); 6323 RIVER VIEW RD (TAX ID 18028400080); 6100 NICHOLS DR
27 (TAX ID 18017100070); 6150 NICHOLS DR (TAX ID 18017500080); 1650
28 ARMSTRONG PL (TAX ID 18017600100); RIVER VIEW RD (TAX ID 18017500070);
29 6324 RIVER VIEW RD (TAX ID 18028400010); 6330 RIVER VIEW RD (TAX ID
30 18028400020); 6384 RIVER VIEW RD (TAX ID 18028400030); and 1648 Armstrong
31 Place (Parcel ID No. 18017500060) and being described as:

32 Begin at a point where the northeast right of way of Veterans Memorial Highway intersects
33 the southeast right-of-way of Oakdale Road; running thence southeast along the northeast
34 side of Veterans Memorial Highway and following the meanderings thereof to the
35 northwest side of the Chattahoochee River; running thence northeasterly along the
36 northwest side of said river to the northeast boundary of property conveyed to Riverview
37 Land Investments, LLC in Deed Book 15899 , Page 4160, Cobb County Records,
38 hereinafter "Riverview Land Property" (said property is also described as 6323 Riverview
39 Road and Tax Parcel 18028400080 according to the present numbering systems in Cobb
40 County); running thence northwest along said northeast boundary of said Riverview Land

41 Property to a point where such property boundary meets the south side of Riverview Road;
42 thence traveling North West across Riverview Road to a point on the North West right of
43 way of said road where it intersects the property line of property owned by Helen Hair
44 Stamps, as Trustee under The Helen Hair Stamps Revocable Trust dated July 3, 2019
45 (hereinafter "Stamps Trust") (said property is described as 6324 Riverview Road,
46 designated as Tax Parcel 18028400010 and described in Deed Book 15660, Page 5180,
47 Cobb County, Georgia); running thence northeast along the northwest boundary of
48 Riverview Road to a point where Riverview Road intersects Nichols Drive; running
49 thence northwest along the southern and western right-of-way of Nichols Drive to a point
50 where the westerly right-of-way of Nichols Drive intersects the north line of property now
51 or formerly owned by Rogers Cartage Co. (said property is also described as 6100 Nichols
52 Drive and designated as Tax Parcel 18017100070 and described in Deed Book 15604, Page
53 4389, Cobb County Records); thence running west along said north property line of the
54 Rogers Cartage Property to a point where such property line intersects the common land
55 lot line to Land Lots 170 and 171; running thence south along said common land lot line
56 for Land Lots 170 and 171 along the Western boundary of the Rogers Cartage Co. property
57 line to a point where such Western property line intersects the North East property line of
58 property now or formerly owned by the City of Smyrna (said property being Tax Parcel
59 18017001180); running thence southeasterly along the southwest property line of said
60 Rogers Cartage property to a point where the southwestern boundary of the Rogers Cartage
61 Co. property intersects the northeasterly property line of property now or formerly owned
62 by 6150 Nichols, LLC (said property is also described as 6150 Nichols Drive and
63 designated as Tax Parcel 18017500080 and described in Deed Book 15716, Page 1344,
64 Cobb County Records); running thence south and west, along the northwestern boundary
65 of said 6150 Nichols, LLC property to a point where such property line joins the
66 northwesterly property line of property now or formerly owned by Vincent M.
67 Gissendanner (said property is also described as 1650 Armstrong Place, designated as Tax

68 Parcel 18017600100 and described in Deed Book 9597, Page 85, Cobb County Records);
69 running thence southwest along the northwesterly property line of the Gissendanner tract
70 a distance of 77.80 feet more or less to a point; thence continuing southwest along the
71 northwesterly property line of the Gissendanner tract to a point where the southwest
72 boundary of the Gissendanner tract intersects the northwest boundary of property now or
73 formerly owned by Meritage Homes of Georgia, Inc (said property is also described as
74 1648 Armstrong Place, designated as Tax Parcel 18017500060 and described in Deed Book
75 16010, Page 6249 , Cobb County Records); running thence southwest along the northwest
76 boundary of said Meritage Homes property (said line dividing said property from property
77 owned by Oakdale Bluffs Community Association, Tax Parcel 18017601590) to a point
78 where said line intersects the northwest boundary line of property owned by Helen Hair
79 Stamps, as Trustee under The Helen Hair Stamps Revocable Trust dated July 3, 2019
80 (hereinafter "Stamps Trust") (said property is described as 6324 Riverview Road,
81 designated as Tax Parcel 18028400010 and described in Deed Book 15660, Page 5180,
82 Cobb County Records); running thence southwest along the northwest boundary of said
83 Stamps Trust property to a point where such property line joins the northwest property line
84 of property known or formerly owned by Helen Hair Stamps as Trustee under The Helen
85 Hair Stamps Revocable Trust dated July 3, 2019 (hereinafter "The Stamps Trust Property
86 2") (said property is described as 6330 Riverview Road, designated as Tax Parcel
87 18028400020 and described in Deed Book 15660, Page 5184, Cobb County Records);
88 running thence southwest, along the northwest property boundary of The Stamps Trust
89 Property 2 to a point where said property line joins the northwest property line of property
90 now or formerly owned by Riverview Land Investments, LLC (said property is also
91 described as 6384 Riverview Road and designated as Tax Parcel 18028400030)
92 (hereinafter the "Riverview Land Tract"); running thence southwest, along the northwest
93 boundary of the Riverview Land tract to a point where said boundary line joins the
94 northeast boundary of property now or formerly owned by Laesk Development LLC (said

95 tract is also described as 1465 Veterans Memorial Highway, designated as Tax Parcel
96 18028200030 and described in Deed Book 15694, Page 1071, Cobb County Records)
97 (hereinafter the "Laesk Tract"); running thence northwest, along the northeast boundary of
98 the Laesk Tract to a point where said line meets the southeasterly boundary of property
99 now or formerly owned by The Oakdale Bluffs Community Association (said property is
100 designated as Tax Parcel 18017700750) (hereinafter the "Oakdale Bluffs Tract"); running
101 thence southwest along a line that is the boundary between the northwest property line of
102 the Laesk Tract and the southeast property line of The Oakdale Bluffs tract to a point where
103 such line joins the southwest boundary line of The Oakdale Bluffs Tract (said line is east
104 boundary of property now or formerly owned by Harma Jean Wilkie, described as 6209
105 Oakdale Road and designated as Tax Parcel 18017700060); continuing thence southwest
106 along the northwest property line of the Laesk Tract to a point where it meets the north east
107 boundary of property now or formerly owned by Race Trac Petroleum, Inc. (said tract is
108 described as 6281 Oakdale Rd and designated as Tax Parcel 18017700230); running thence
109 north west along the north east boundary of said Racetrac Petroleum Tract to a point on the
110 easterly right of way of Oakdale Rd; running thence south along the easterly right-of-way
111 of Oakdale Road to a point where the southeast right-of-way of Oakdale Road intersects
112 the northeast right-of-way of Veterans Memorial Highway which point is the point of
113 beginning.

114 Parcel 2

115 COMBINED TRACT ONE AND TWO

116 Tax Parcels 18006100060 & 18006100080

117 All that tract or parcel of land lying and being in Land Lots 61, 62 and 172 of the 18th
118 District, 2nd Section, Cobb County, Georgia, and being identified as tax parcel
119 identification numbers 18006100060, 18006100080 and shown on plat of survey for

120 Phoenix Crane Rental dated November 28, 1998, by David W. Lynah, RLS #1845, said
121 parcel measuring 9.18 acres, more or less and being described as follows:

122 Beginning at a point marked by an iron pin found at the common corner of Land Lots 61,
123 62, 171 and 172; thence proceeding along the southern line of Land Lot 62 (the line
124 common to Land Lots 62 and 171) south 89 degrees 34 minutes 21 seconds west for a
125 distance of 734.67 feet to a point marked by an iron pin found on said Land Lot line; thence
126 departing said Land Lot line north 31 degrees 21 minutes 10 seconds east for a distance of
127 677.52 feet to a point marked by an iron pin located on the southwesterly right-of-way of
128 Dickerson Drive (a 40' right-of-way); thence proceeding along said southwesterly
129 right-of-way of Dickerson Drive south 64 degrees 50 minutes 20 seconds east for a
130 distance of 471.20 feet to a point; thence continuing along said right-of-way of Dickerson
131 Drive along an arc in a southeasterly and southerly direction for an arc distance of 402.51
132 feet, said arc being subtended by a chord having a bearing of south 57 degrees 34 minutes
133 10 seconds east and a distance of 400.00 feet to a point; thence continuing along said
134 right-of-way along an arc in a southeasterly and southerly direction for an arc distance of
135 127.59 feet, said arc being subtended by a chord having a bearing of south 29 degrees 30
136 minutes 04 seconds east and a distance of 124.30 feet to a point marked by an iron pin
137 located on said right-of-way; thence departing said right-of-way south 63 degrees 33
138 minutes 00 seconds west to a distance of 120.00 feet to a point marked by an iron pin
139 located on the south line of Land Lot 61 (the line common to Land Lots 61 and 172);
140 thence departing said Land Lot Line south 77 degrees 09 minutes 04 seconds west for a
141 distance of 215.08 feet to a point marked by an iron pin; thence proceeding north 67
142 degrees 53 minutes 25 seconds west for a distance of 136.06 feet to the true point of
143 beginning as established hereinabove.

144 TRACT THREE

145 1835 Dickerson Drive - Parcel 18006100040

146 All that tract or parcel of land lying and being in Land Lots 61, 62 and 172 of the 18th
147 District and 2nd Section of Cobb County, Georgia and being identified as 1835 Dickerson
148 Drive, Tax Parcel 18006100040 and being described as follows:
149 BEGINNING at the northeasterly intersection of Riverview Road and Dickerson Drive;
150 running thence northwesterly along the northeasterly right of way of Dickerson Drive a
151 distance of 357.49 feet to THE TRUE POINT OF BEGINNING; running thence
152 northwesterly along the northeasterly right of way of Dickerson Drive a distance of 825
153 feet to a point; running thence north 28 degrees 29 minutes 00 seconds east a distance of
154 200 feet; running thence north 1 degree 15 minutes 00 seconds east a distance of 119.9 feet;
155 running thence south 59 degrees 09 minutes 00 seconds east a distance of 1258.62 feet;
156 running thence south 46 degrees 58 minutes 00 seconds west a distance of 355.10 feet to
157 THE TRUE POINT OF BEGINNING.

158 TRACT FOUR

159 1855 Dickerson Drive - Parcel 18017200170

160 All that tract or parcel of land lying and being in Land Lots 61 and 172 of the 18th District,
161 2nd Section, Cobb County, Georgia, and being identified as 1855 Dickerson Drive, Tax
162 Parcel 18017200170, and being described as follows:

163 FIND THE POINT OF BEGINNING by locating where the easterly side of Dickerson
164 Drive and the northerly side of Riverview Road intersect; thence from that point of
165 intersection following along the northerly side of Riverview Road northeasterly 117.1 feet
166 to a point which is the TRUE POINT OF BEGINNING; thence from the true point of
167 beginning N 62 degrees and 00 minutes W 140.31 to a point; thence N 05 degrees 33
168 minutes 40 seconds W 141.29 feet to a point; thence N 09 degrees 28 minutes 26 seconds
169 W 110.08 feet to a point; thence N 46 degrees 58 seconds E 355.10 feet to a point; thence
170 S 58 degrees 02 minutes E 240.48 feet to a point located on the northerly side of Riverview
171 Road; thence along Riverview Road S 32 degrees 51 minutes 51 seconds W 124.56 feet to

172 a point; thence S 35 degrees 31 minutes 36 seconds W 100.05 feet to a point; thence S 42
173 degrees 00 minutes 41 seconds W 110.76 feet to a point; thence S 52 degrees W 83.78 feet
174 to a point; thence S 81 degrees 20 minutes W 45.92 feet to a point which is the POINT OF
175 BEGINNING. All according to a survey registered land surveyor, David W. Lynah dated
176 January 30, 1980 and revised March 3, 1980."

177

SECTION 2.

178 All laws and parts of laws in conflict with this Act are repealed.