

NOTICE OF PROPOSED APPROVAL OF A PRELIMINARY PLAT

Notice is hereby given that Abel-Mahdi Al-Husseini is requesting approval of a preliminary plat for Azalea Hills – Unit 2, Phase 1 & 2, a proposed single-family residential subdivision located off Glendale Boulevard near Venable Road. The property is located in Land Lot 114, 6th District, Parcel ID T02-011-0187, within the City of Temple, Carroll County, Georgia. The property is zoned DCD (Design Concept Development). The property is 13.39 acres. The preliminary plat is dated July 23, 2019, and was prepared by Hughes-Ray Company, Inc.

The application filed by Mr. Abel-Mahdi Al-Husseini requests the current property be divided into 47 lots, with the minimum size being 7,500 square feet with the exception of five lots that will require approval of a variance. In the preliminary plat, those five are identified as being Lots 10, 35, 37, 38, and 39. On the 47 lots, the minimum house size for a maximum of 11 houses would be 1,400 square feet of heated space, the minimum house size for a minimum of 24 houses would be 1,600 square feet of heated space, and the minimum house size for the remaining 12 houses would be 1,500 square feet.

The Temple Planning Commission shall hold a public hearing on this Application during its meeting at 5:00 p.m. on Thursday, August 29, at the City of Temple Senior Center, 240 Rome Street, Temple, Georgia 30179. Then, the Temple City Council shall hold and conduct a second public hearing at 6:30 p.m. on Monday, September 9, at City Hall to receive public comments, for or against approval of the requested preliminary plat. The City Clerk shall maintain on file copies of said Application for this subdividing of property, together with any deeds, plats, or other documents submitted in connection with this request, in order for their availability for review by interested members of the public.

Kristin Etheredge, Clerk

City of Temple

240 Carrollton Street

Temple, Georgia 30179

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