

CITY OF LITHONIA
STATE OF GEORGIA

ORDINANCE NO. ZO- 19-02-02

1
2 AN ORDINANCE TO RESTATE, AMEND AND READOPT THE OFFICIAL ZONING
3 MAP, CITY OF LITHONIA, GEORGIA, AS AMENDED; TO PROVIDE FOR
4 SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN
5 EFFECTIVE DATE; AND FOR OTHER PURPOSES.

6 **WHEREAS**, the duly elected governing authority of the City of Lithonia, Georgia (“City”)
7 are the Mayor and Council thereof; and

8 **WHEREAS**, the Official Zoning Map of the City of Lithonia was last adopted July 6,
9 2015; and,

10 **WHEREAS**, certain property on the City’s Official Zoning Map have erroneous zoning
11 designations and/or have been rezoned as to require restatement, amendment and readoption of the
12 City’s Official Zoning Map; and,

13 **WHEREAS**, the governing authority of the City of Lithonia, Georgia desires to restate,
14 amend and readopt its Official Zoning Map to correct certain erroneous property zoning
15 designations and reflect the rezoning of certain property in the City of Lithonia; and,

16 **WHEREAS**, the health, safety, and welfare of the citizens of Lithonia, Georgia, will be
17 positively impacted by the adoption of this Ordinance.

18 **NOW, THEREFORE, BE IT AND IT IS HEREBY ORDAINED BY THE COUNCIL**
19 **OF THE CITY OF LITHONIA, GEORGIA**, and by the authority thereof:

20 **Section 1.**

21 The Official Zoning Map of the City of Lithonia, titled “City of Lithonia, DeKalb County,
22 Georgia Official Zoning Map” and dated July 6, 2015, is hereby restated, amended and readopted
23 in its entirety. A true and correct copy of the Official Zoning Map of the City of Lithonia is
24 displayed in Exhibit “A,” and is attached hereto and incorporated herein by reference. A copy of
25 the Official Zoning Map, as is displayed in Exhibit A, is available for inspection during normal
26 business hours in the office of the City Clerk.

27 **Section 2.** (a) It is hereby declared to be the intention of the Mayor and Council that all
28 sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their
29 enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

30 (b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest
31 extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this
32 Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this
33 Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the
34 greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance
35 is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this
36 Ordinance.

37 (c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance
38 shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable
39 by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of
40 the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the
41 greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any
42 of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to

43 the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and
44 sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and
45 effect.

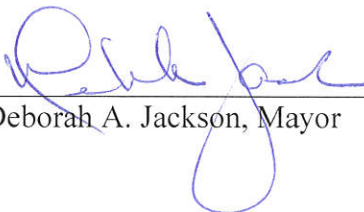
46 **Section 3.** All ordinances and parts of ordinances in conflict herewith are hereby expressly
47 repealed.

48 **Section 4.** Penalties in effect for violations of the Code of Ordinances, City of Lithonia,
49 Georgia at the time of the effective date of this Ordinance shall be and are hereby made applicable
50 to this Ordinance and shall remain in full force and effect.

51 **Section 5.** The effective date of this Ordinance shall be the date of adoption unless
52 otherwise specified herein.

ORDAINED this 4th day of March, 2019.

CITY OF LITHONIA, GEORGIA



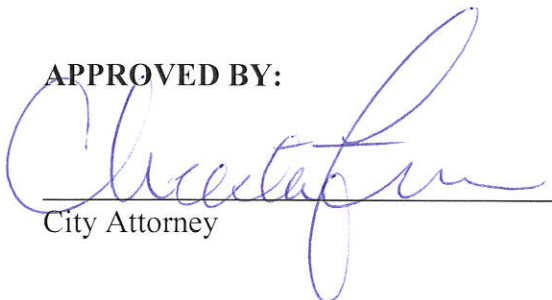
Deborah A. Jackson, Mayor

ATTEST:



Robin Blount, Interim City Clerk

APPROVED BY:



City Attorney

Exhibit A



Legend

Lithonia Parcels

Zoning

- R60 Single Family Residential
- R85 Single Family Residential
- RA5 Single Family Residential
- RM75 Multi Family Residential
- MHP Mobile Home Park
- NCD Neighborhood Conservation District
- OI Office-Insitution District
- OCR Office-Commercial-Residential
- NS Neighborhood Shopping District
- C1 Local Commerical District
- CD Core District
- DT Downtown District
- EG Edge District



CITY OF LITHONIA, GEORGIA

OFFICIAL ZONING MAP

I, Deborah A. Jackson, Mayor of the City of Lithonia, Georgia, do hereby certify that this is the Official Zoning Map of the City of Lithonia, Georgia, as amended on the 18th day of February, 2019, and that it includes all amendments approved by the Mayor and City Council as indicated on this map.



Map produced by the GIS Department

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