

MEMO

To: Planning Commission, Mayor & Council, City attorney
From: Randy Mannino and David Hardegree
Date: January 24, 2025
Re: Zoning Map Amendment ZMA25-01

This is the annual adoption of the official zoning map of the City of Cartersville. It includes the annexation and zoning actions approved by City Council in the last 11 months. The last zoning map adoption was April 4, 2024.

Zoning Update Summary

Application number	Street Address or Tax ID	County zoning	Approved zoning	Tract Area (acres +/-)	Notes
ANNEXATIONS/ DE-ANNEXATIONS					
AZ24-01	144 Cassville Rd	A-1	H-I*	8.4	Oldcastle Concrete products
AZ24-02	72, 78, 80 Bates Rd	A-1	T*	34.05	Acquired by Switch Data Center
AZ24-03	1440 Hwy 113	A-1	H-I	0.90	NE Corner of Fiber Dr & Hwy 113 intersection.
AZ24-04 (De-annex)	Portion of C074-0002-001	P-I	---	0.29	Corner of Walnut Grove Rd & Cummings Rd.
AZ24-05	0055-0855-002	A-1	L-I	1.1	Along Hwy 113 For Heatco Expansion
AZ24-05	0055-0855-003	A-1	L-I	1.59	Along Hwy 113 For Heatco Expansion
AZ24-06	35 Indian Trail	A-1	AG	6.51	Savior of All Lutheran Church
ZONINGS					
Z23-06	C108-0001-001	R-20	RA-12*	103.85	Center Rd Townhouses (Merrill)
Z24-04	Adjacent to 144 Cassville Rd	R-10*	H-I*	4.24	Oldcastle Concrete products
Z24-05	681/683 Henderson Dr.	O-C	G-C*	1.29	Rezone to allow shipping containers for outdoor storage
Z24-07	496 Mission Rd (Jackson Farm)	P-D	P-D	12.58	Convert commercial area to residential targeted development
Z24-09	C056-0856-004	R-20	L-I	0.58	Along Hwy 113 For Heatco Expansion

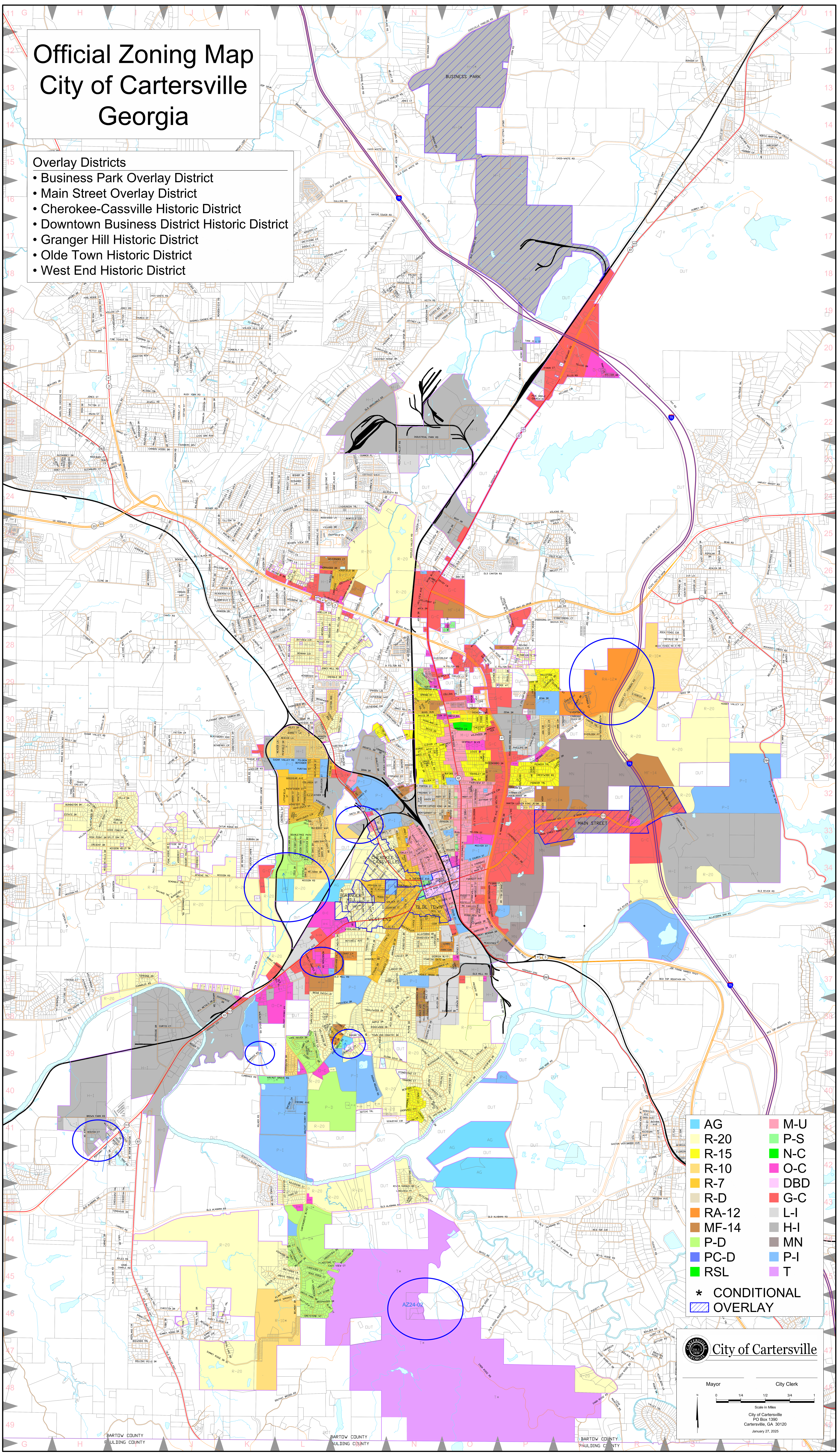
* Denotes zoning conditions

Official Zoning Map


City of Cartersville

Georgia

- Overlay Districts**
- Business Park Overlay District
 - Main Street Overlay District
 - Cherokee-Cassville Historic District
 - Downtown Business District Historic District
 - Granger Hill Historic District
 - Olde Town Historic District
 - West End Historic District



AG	M-U
R-20	P-S
R-15	N-C
R-10	O-C
R-7	DBD
R-D	G-C
RA-12	L-I
MF-14	H-I
P-D	MN
PC-D	P-I
RSL	T
* CONDITIONAL	
OVERLAY	

**City of Cartersville**

Mayor

City Clerk

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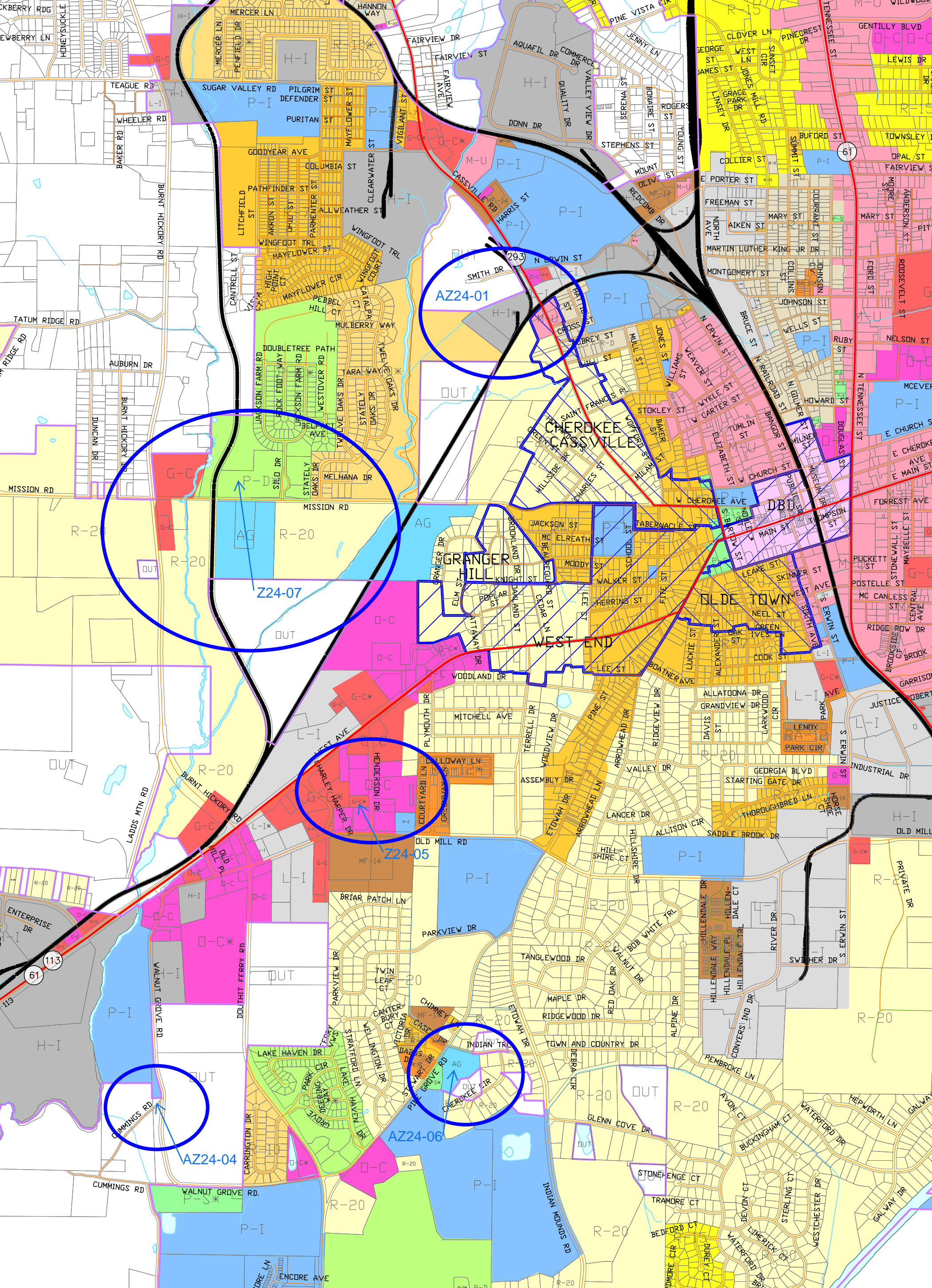
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Scale in Miles

City of Cartersville
PO Box 1300
Cartersville, GA 30120
January 27, 2025



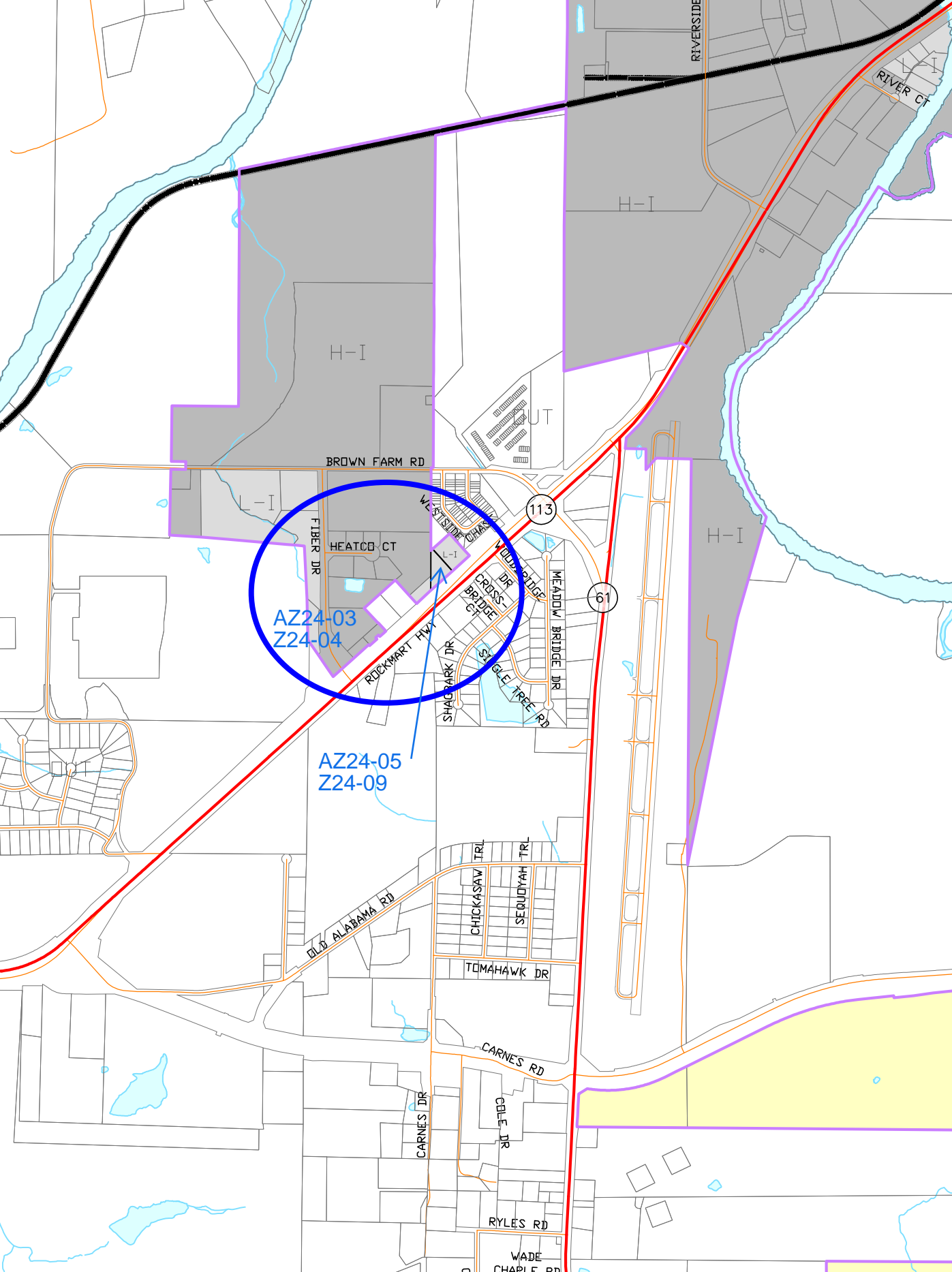
AZ24-01

Z24-07

Z24-05

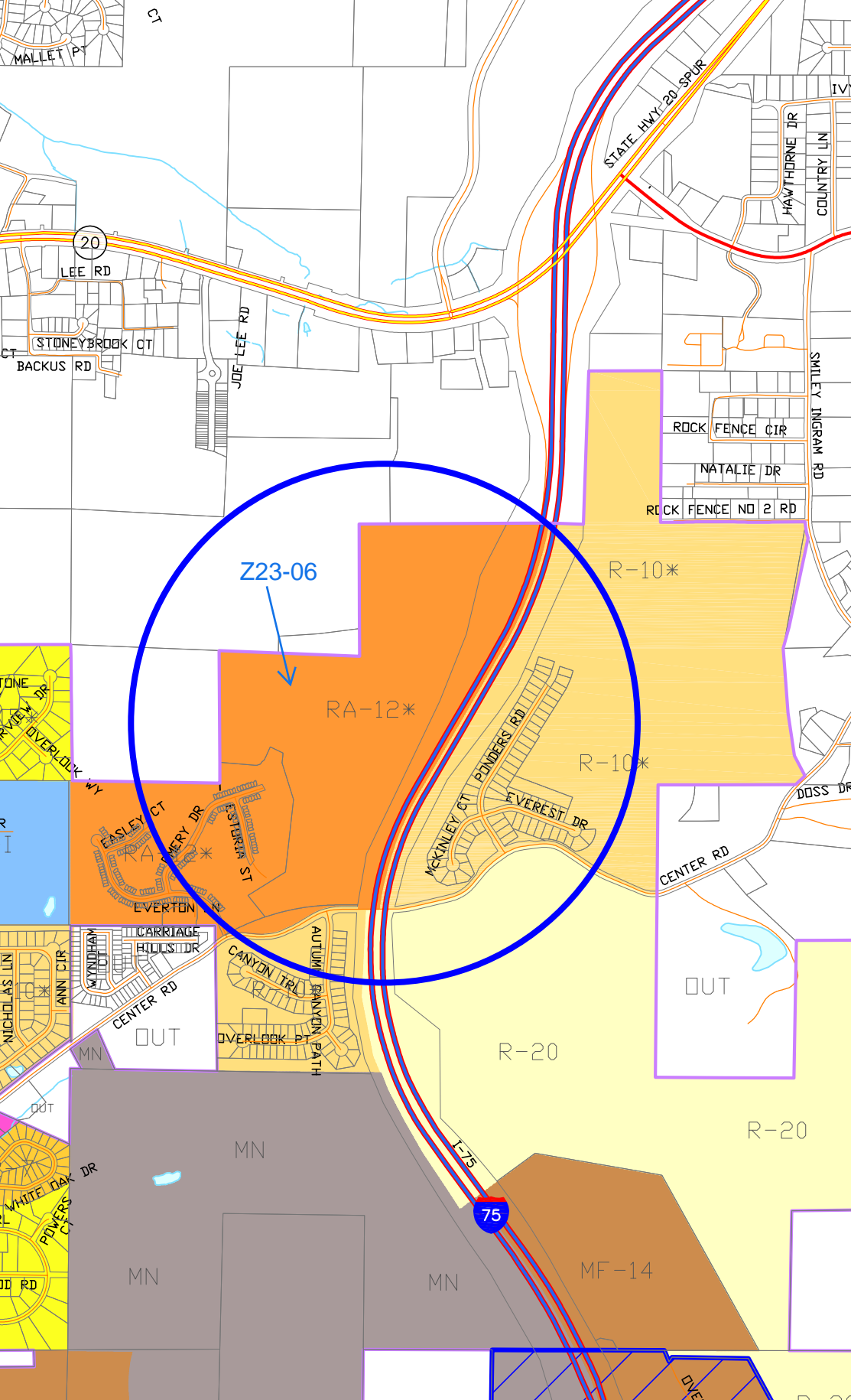
AZ24-06

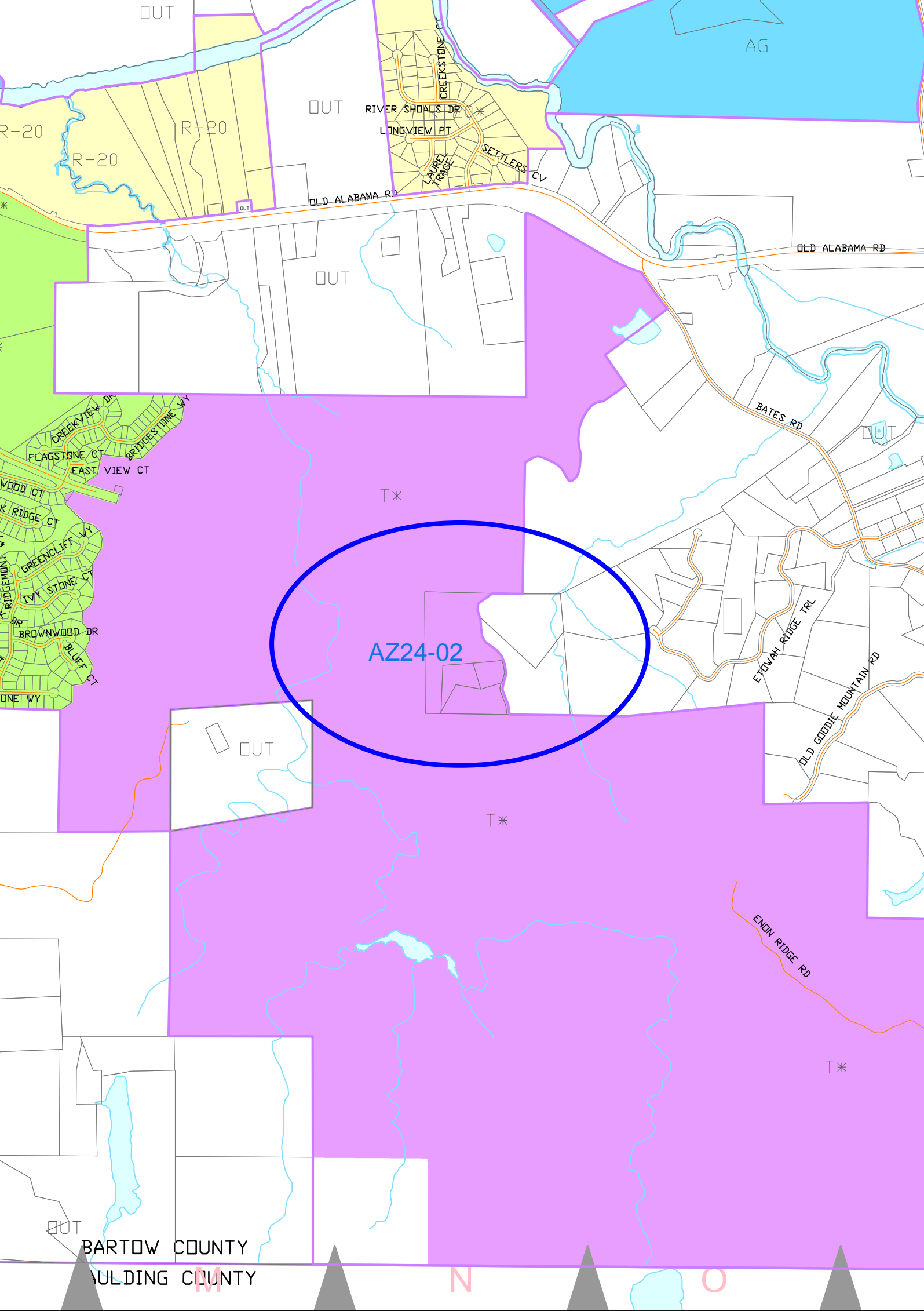
AZ24-04



AZ24-03
Z24-04

AZ24-05
Z24-09





AZ24-02

BARTOW COUNTY
FLORIDA