

MEMO

To: Planning Commission, Mayor & Council, City attorney
 From: Randy Mannino and David Hardegree
 Date: January 25, 2024
 Re: Zoning Map Amendment ZMA24-01 Revised 3-1-24

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 12 months. Map corrections are also included and explained below. The last zoning map adoption was July 6, 2023.

Zoning Update Summary

AZ23-01	226 E. Felton Rd	Annex/ R-20	Acreage: 0.46
AZ23-02	Allatoona Dam Rd	Annex./ P-I	Acreage: 158+/-
Z23-01	405B Old Mill Rd	G-C to L-I	Acreage: 0.86
Z23-02	8 Mimosa Terrace	R-15 to G-C*	Acreage: 0.63
Z23-03	Bates Rd/ Old Alabama (Switch)	P-D to T*	Acreage: 1947 +/-
Z23-04	1001 N. Tennessee St. & 8 and 10 Mimosa Lane	M-U to RSL	Acreage: 3.5 +/-

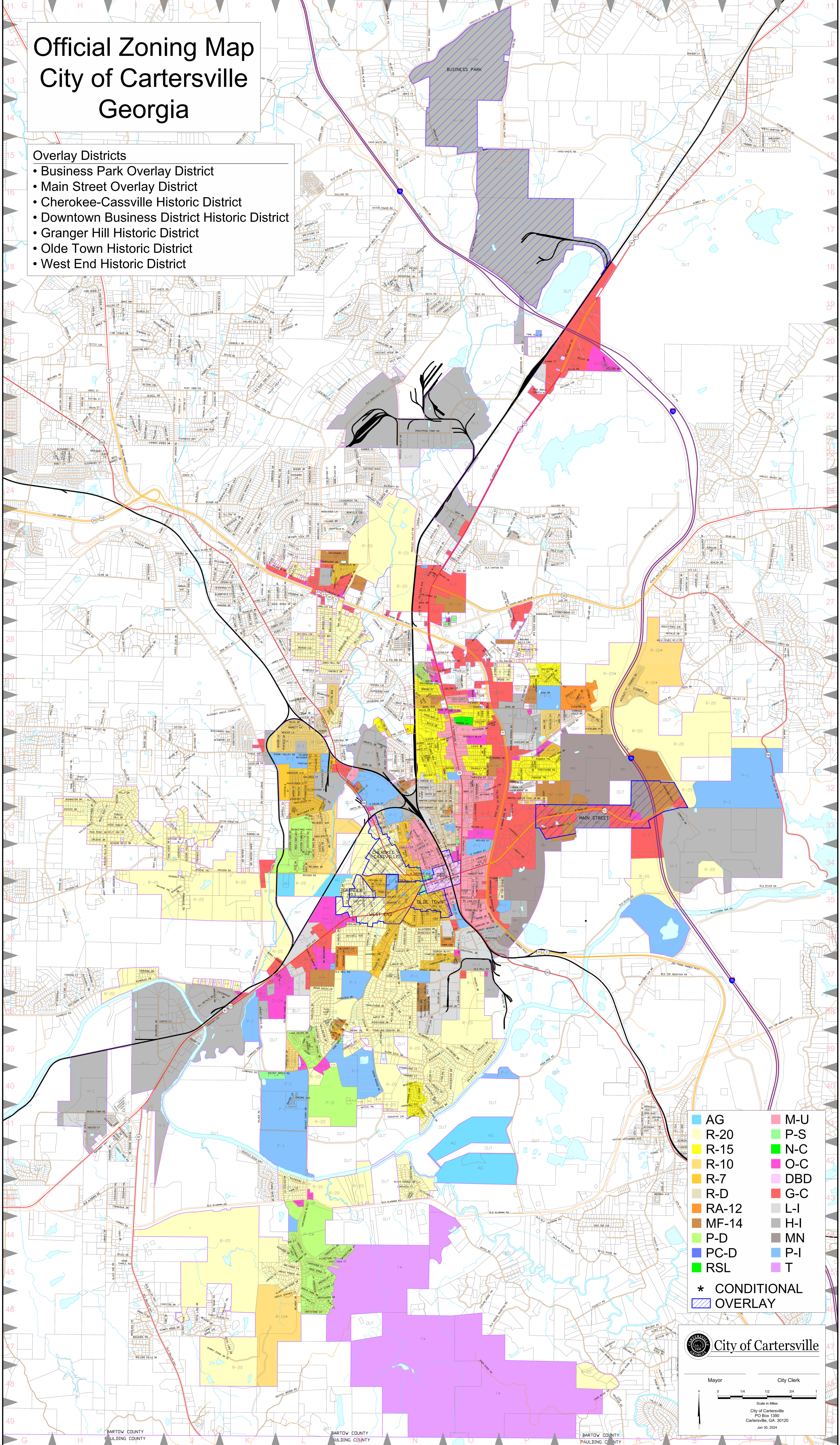
Zoning District Parcel Corrections or City Initiated Amendments:

Street number	Street name	current zoning	Proposed zoning	Notes
51	Carter Grove Blvd	P-D*	P-I	Change zoning for Fire Station #5. Acreage: 8.38
468 & 500	Bates Rd	P-D*	R-20	Change P-D zoning to R-20 to remove Carter Grove P-D requirements.
332	N Erwin St. (C013-0001-009)	L-I	H-I	This is to correct 2003 error identified 7-28-23.
640	N. Tennessee St.	M-U*	P-I	Change zoning for Parks and Rec development. Acreage 5.874.

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 _____

Scale in Miles
0 1/4 1/2 3/4 1

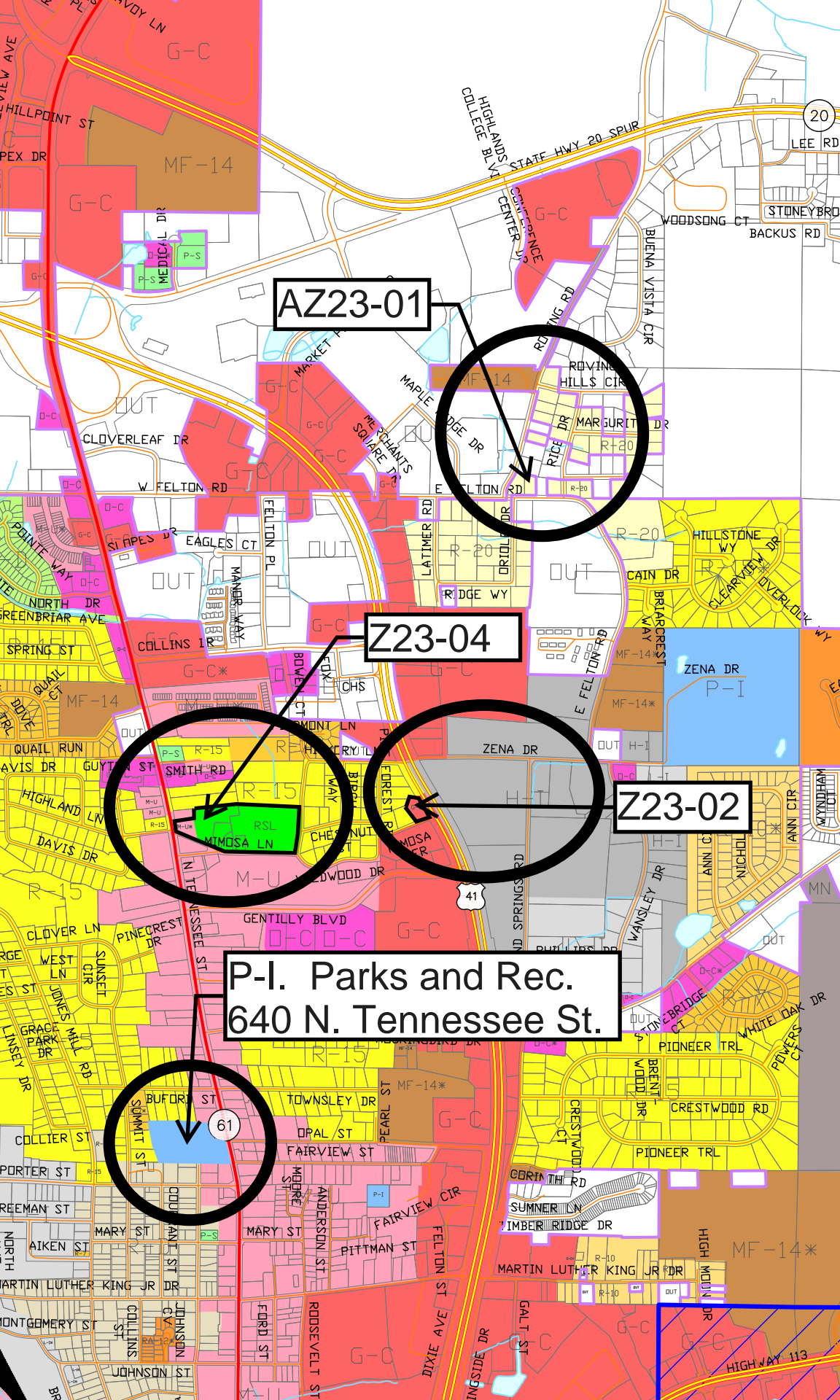
City of Cartersville
PO Box 1300
Cartersville, GA 30120
Jan 30, 2024

AZ23-01

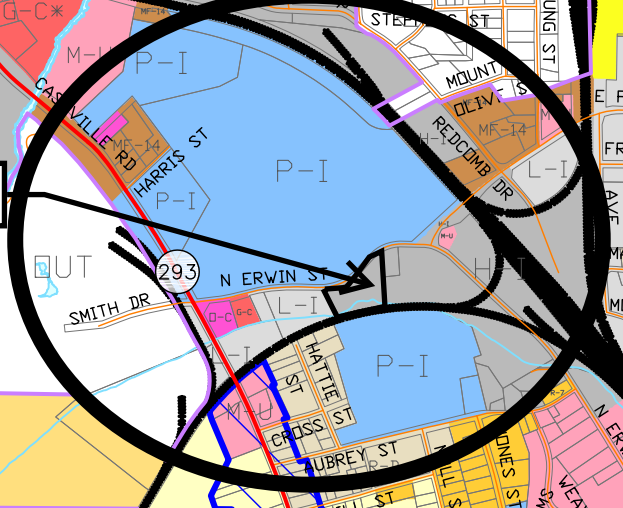
Z23-04

Z23-02

P-I. Parks and Rec.
640 N. Tennessee St.



332 N. Erwin St.



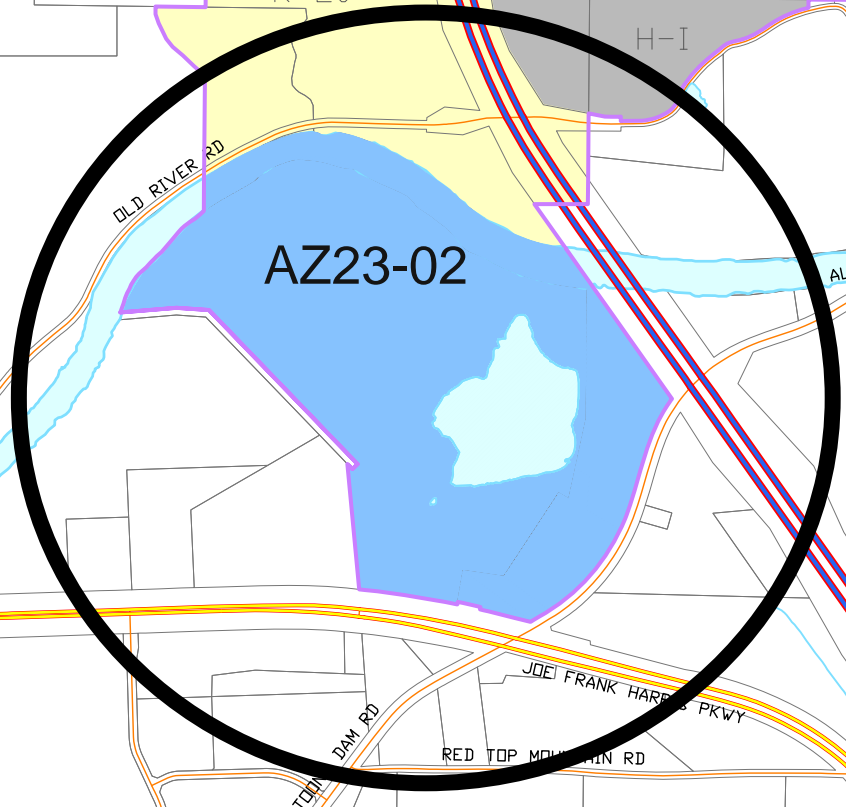
CHEROKEE
CASSVILLE

GRANGER
HILL

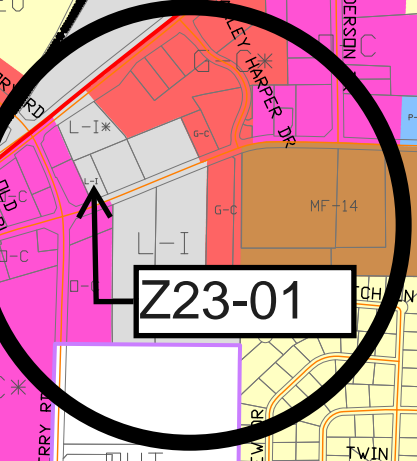
OLDE TOWN

WEST END

AZ23-02



Z23-01



Fire Station #5.
51 Carter Grove
Blvd

468 & 500 Bates
Rd. Remove from
CG P-D

T*
Z23-03

Z23-03

