

House Bill 822 (AS PASSED HOUSE AND SENATE)

By: Representatives Coleman of the 97th, Clark of the 101st, and Brockway of the 102nd

A BILL TO BE ENTITLED
AN ACT

1 To amend an Act creating a new charter for the City of Suwanee, approved April 9, 1999
2 (Ga. L. 1999, p. 3729), as amended, so as to change the corporate limits of said city; to repeal
3 conflicting laws; and for other purposes.

4 BE IT ENACTED BY THE GENERAL ASSEMBLY OF GEORGIA:

5 style="text-align:center">**SECTION 1.**

6 An Act creating a new charter for the City of Suwanee approved April 9, 1999 (Ga. L. 1999,
7 p. 3729), as amended, is amended by adding at the end of Section 1.11 a new subsection (d)
8 to read as follows:

9 "(d) Any other provisions of this section to the contrary notwithstanding, the following
10 described property is included within the boundaries of the City of Suwanee:

11 **PARCEL 1**

12 **Tract No. 1**

13 All that tract or parcel of land situated, lying & being in land Lots 287 & 288 of the 7th
14 land District of Gwinnett County, Georgia, more particularly shown and delineated by
15 plat of the survey of Geo. D. Newton, Engineer, Gainesville, Ga. August 19, 1955,
16 recorded in Plat book G, page 50, public records of Gwinnett County, Ga. as follows
17 BEGINNING at a stake corner located on the northwestern margin of the Buford-Level
18 Creek Road on the original line of Land Lots 287 & 288, said point being located North
19 thirty-one degrees Ten minutes West Six Hundred Twenty-five and one-tenth
20 (N31.10W 625.1) feet of the Southeastern of Land Lot 287, and thence running North
21 seventy-two degrees forty-five minutes east a distance of Five Hundred three (503) feet
22 to an iron pin; thence running along property of E.E. Robinson North Twenty-five
23 degrees west a distance of Nine Hundred Fifty (950) feet to a point and a public Road,
24 thence running North sixty degrees thirty minutes west along the southwestern margin
25 of said road a distance of one hundred twenty-five (125) feet to an iron pin; thence
26 running along an Old Hedge Row south thirty-five degrees forty-five minutes west a

27 distance of six Hundred fifty-nine (659) feet to an iron pin; thence running North
 28 eighty-seven degrees fifty-five minutes west along Property of Roberts a distance of
 29 three hundred fifty (350)feet to an iron pin and the Suwanee-Buford Dam Highway;
 30 thence running South two degrees forty minutes East along said highway a distance of
 31 hundred seventy (370) feet to a point and the northeastern corner of the intersection of
 32 the Buford Level Creek and Suwanee-Buford Dam Roads; thence running North
 33 seventy-five degrees fifty five minutes East a distance of seven hundred twenty-two
 34 (722) feet to the point of beginning, containing 20.02 acres. The property herein
 35 described consists of tracts 5, 6, and seven of the subdivision of the Estate of Lillie
 36 Hazeltine Reese, conveyed to E.E. Robinson by deed recorded in Deed book 133, page
 37 353, and a part of the same property conveyed to E.E. Robinson by the administrator
 38 of the same Estate of T.E. Robinson by Deed recorded in Deed Book 133, Page 354,
 39 public records of Gwinnett County, Georgia.

40 **Tract No. 2**

41 All that tract or parcel of land lying and being in land Lot 288 of the 7th land District,
 42 Gwinnett County, Georgia, containing 3.87 acres according to plat of survey of E.R.
 43 Fields, Surveyor, prepared August 23, 1962, and described more particularly according
 44 to said plat and survey as follows: BEGINNING on the southerly side of right of way
 45 of Price Road at a common corner with property of North Gwinnett School, and run
 46 thence South 60 degrees East along the southerly right of way of Price Road 729 feet
 47 to a corner; thence South 15 degrees 15 minutes West 150.5 feet to a corner; thence in
 48 a southwesterly direction 315 feet, more or less, to a corner at the property line of North
 49 Gwinnett School; thence along North Gwinnett School property North 25 degrees 24
 50 minutes West 731 feet to a corner on the southerly right of way of Price Road and the
 51 point of beginning.

52 **Tract No. 3**

53 All that tract or parcel of land lying and being in land Lot 288 of the 7th land District,
 54 Gwinnett County, Georgia, being known as Tract No. 1 containing 1.9108 acres as
 55 shown on a plat for Gwinnett County Board of Education, prepared by Hannon, Meeks
 56 & Bagwell, Surveyors & Engineers, dated February 24, 1983, said plat being recorded
 57 in Plat Book 21, Page 203, Gwinnett County Georgia Records, and with reference to
 58 said plat being more particularly described as follows: BEGINNING at a point on the
 59 Northwesterly right of way line of Level Creek Road (a 60 foot right of way) located
 60 110.46 feet Southwesterly and Westerly from the intersection of said Northwesterly
 61 right of way line of Level Creek Road with the Southwesterly right of way line of West

62 Price Road (a 60 foot right of way), and from said pint of beginning run thence along
 63 the Northwesterly right of way line of Level Creek Road South 53° 24' 55" West a
 64 distance of 100.66 feet to an iron pin; continuing thence along said right of way line in
 65 a Southwesterly, Westerly and Northwesterly direction an arc distance of 325.13 feet
 66 to an iron pin; run thence North 16° 17' 05" West a distance of 185.58 feet to an iron
 67 pin; thence North 55° 28' 20" East a distance of 262.99 feet to an iron pin; thence North
 68 31° 38' 55" East a distance of 149.76 feet to an iron pin; thence South 27° 00' 00" East
 69 a distance of 256.50 feet to an iron pin located on the Northwesterly right of way line
 70 of Level Creek Road, being the place or point of beginning.

71 **Tract No. 4**

72 All that tract or parcel of land lying and being in land Lot 288 of the 7th land District,
 73 Gwinnett County, Georgia, being known as Tract No. II containing 0.4589 acres as
 74 shown on a plat for Gwinnett County Board of Education, prepared by Hannon, Meeks
 75 & Bagwell, Surveyors & Engineers, dated February 24, 1983, said plat being recorded
 76 in Plat Book 21, Page 203, Gwinnett County Georgia Records, which plat is
 77 incorporated herein for a more particular description.

78 **PARCEL 2**

79 All that tract or parcel of land containing 7.195 acres and lying and being in Land Lot 287
 80 of the 7th District of Gwinnett County, and being more fully described as follows:
 81 Beginning at an iron pin found at the land lot corner common to Land Lots 275, 276, 287
 82 and 288; thence along the land lot line common to Land Lots 276 and 287 South 58
 83 degrees 08 minutes 08 seconds West a distance of 190.62 feet to an axle found; thence
 84 leaving said land lot line North 29 degrees 57 minutes 10 seconds West a distance of
 85 316.48 feet to an axle found thence South 67 degrees 37 minutes 34 seconds West a
 86 distance of 639.91 feet to a point on the Easterly right of way of Suwanee Buford-Dam
 87 Road, an 80 foot right of way; thence along said right of way along a curve to the left
 88 having a radius of 4628.85 feet an arc distance of 61.60 feet (said arc being subtended by
 89 a chord bearing North 13 degrees 00 minutes 07 seconds West a distance of 61.60 feet) to
 90 a point; thence continuing along said right of way North 13 degrees 22 minutes 59
 91 seconds West a distance of 252.22 feet to a point; thence continuing along said right of
 92 way along a curve to the right, having a radius of 2753.13 feet an arc distance of 78.53
 93 feet (said arc being subtended by a chord bearing North 12 degrees 33 minutes 58
 94 seconds West a distance of 78.52 feet) to a concrete monument set at the point of
 95 intersection of said right of way with the Southerly right of way of Level Creek Road, a
 96 60 foot right of way; thence along said Southerly right of way of Level Creek Road North

97 76 degrees 47 minutes 48 seconds East a distance of 186.55 feet to a point; thence
 98 continuing along said right of way along a curve to the right having a radius of 10084.41
 99 feet an arc distance of 172.47 feet (said arc being subtended by a chord bearing North
 100 77 degrees 17 minutes 11 seconds East a distance of 172.47 feet) to a point; thence
 101 continuing along said right of way North 77 degrees 46 minutes 35 seconds east a
 102 distance of 206.72 feet to a point; thence continuing along said right of way along a curve
 103 to the right having a radius of 2629.61 feet to an arc distance of 58.89 feet (said arc being
 104 subtended by a chord bearing North 78 degrees 25 minutes 05 seconds East a distance of
 105 58.89 feet) to a point; thence continuing along said right of way a curve to the Left having
 106 a radius of 6218.98 feet an arc distance of 122.29 feet (said arc being subtended by a
 107 chord bearing North 78 degrees 29 minutes 47 seconds east a distance of 122.29 feet) to
 108 a concrete monument set at the intersection of said right of way with the land lot line
 109 common to Land Lots 287 and 288; thence leaving said right of way and along said land
 110 lot line South 29 degrees 53 minutes 28 seconds East a distance of 548.38 to an iron pin
 111 found being the point of beginning.

112 **PARCEL 3**

113 **Tract 1**

114 All that tract or parcel of land containing 6.867 acres and lying and being in Land Lot
 115 288 of the 7th District of Gwinnett County, and being more fully described as follows:
 116 Beginning at an iron pin found at the intersection of the Northwesterly right of way of
 117 Level Creek Road, a 60 foot right of way, with the Northeasterly side of an apparent 60
 118 foot right of way of West Price Road; thence along said apparent right of way of West
 119 Price Road along a curve to the left having a radius of 362.65 feet to an arc distance of
 120 173.50 feet (said arc being subtended by a chord bearing North 38 degrees 10 minutes
 121 59 seconds West a distance of 171.85 feet) to a point; thence continuing along said
 122 apparent right of way along a curve to the left having a radius of 964.51 feet an arc
 123 distance of 115.80 feet (said arc being subtended by a chord bearing North 55 degrees
 124 19 minutes 42 seconds West a distance of 115.73 feet) to a point; thence continuing
 125 along said apparent right of way North 58 degrees 46 minutes 04 seconds West a
 126 distance of 123.48 feet to a concrete monument set and the true point of beginning.
 127 From the true point of beginning thus established thence continuing along a line being
 128 30 feet Northeasterly and parallel with the centerline of West Price Road North 58
 129 degrees 46 minutes 04 seconds West a distance of 282.32 feet to a point; thence
 130 continuing along said parallel line along a curve to the right having a radius of
 131 17454.84 feet an arc distance of 99.83 feet (said arc being subtended by a chord bearing
 132 North 58 degrees 36 minutes 14 seconds West a distance of 99.83 feet) to a point;

133 thence continuing along said parallel line North 58 degrees 26 minutes 25 seconds West
 134 a distance of 333.02 feet to a concrete monument set; thence leaving said parallel line
 135 North 35 degrees 39 minutes 03 seconds East a distance of 475.38 feet to a concrete
 136 monument set; thence South West a distance of thence South 61 degrees 40 minutes 35
 137 seconds East a distance of 388.06 feet to a 3/4 inch pipe found; thence South 77 degrees
 138 08 minutes 44 seconds East a distance of 107.80 feet to a 3/4 inch pipe found; thence
 139 South 11 degrees 37 minutes 51 seconds West a distance of 562.43 feet to a concrete
 140 monument set and the true point of beginning.

141 **Tract 2**

142 All that tract or parcel of land containing 0.497 acres and lying and being in Land Lot
 143 288 of the 7th District of Gwinnett County, and being more fully described as follows:
 144 Beginning at an iron pin found at the intersection of the Northwesterly right of way of
 145 Level Creek Road, a 60 foot right of way, with the Northeasterly side of an apparent 60
 146 foot right of way of West Price Road; thence along said apparent right of way of West
 147 Price Road along a curve to the left having a radius of 362.65 feet to an arc distance of
 148 173.50 feet (said arc being subtended by a chord bearing North 38 degrees 10 minutes
 149 59 seconds West a distance of 171.85 feet) to a point; thence continuing along said
 150 apparent right of way along a curve to the left having a radius of 964.51 feet an arc
 151 distance of 115.80 feet (said arc being subtended by a chord bearing North 55 degrees
 152 19 minutes 42 seconds West a distance of 115.73 feet) to a point; thence continuing
 153 along said apparent right of way North 58 degrees 46 minutes 04 seconds West a
 154 distance of 123.48 feet to a concrete monument set and the true point of beginning.
 155 From the true point of beginning thus established thence leaving said apparent right of
 156 way South 11 degrees 37 minutes 51 seconds West a distance of 31.84 feet to a pint on
 157 the centerline of West Price Road thence along said centerline North 58 degrees 46
 158 minutes 04 seconds West a distance of 293.01 feet to a point; thence continuing along
 159 said centerline along a curve to the right having a radius of 17484.84 feet an arc
 160 distance of 100.00 feet (said arc being subtended by a chord bearing North 58 degrees
 161 36 minutes 14 seconds West a distance of 100.00 feet) to a point; thence continuing
 162 along said centerline North 58 degrees 26 minutes 25 seconds West a distance of
 163 335.16 feet to a point; thence leaving said centerline North 35 degrees 39 minutes 03
 164 seconds East a distance of 30.08 feet to a concrete monument set on a line being 30 feet
 165 Northeasterly and parallel with said centerline; thence along said parallel line South 58
 166 degrees 26 minutes 25 seconds East a distance of 333.02 feet to a point; thence
 167 continuing along said parallel line along a curve to the left having a radius of 17454.84
 168 feet to an arc distance of 99.83 feet (said arc being subtended by a chord bearing South

169 58 degrees 36 minutes 14 seconds East a distance of 99.83 feet) to a point; thence
 170 continuing along said parallel line South 58 degrees 46 minutes 04 seconds East a
 171 distance of 282.32 feet to a concrete monument set and the true point of beginning.

172 **PARCEL 4**

173 **Tract 1**

174 All that tract or parcel of land containing 0.678 acres and lying and being in Land Lot
 175 288 of the 7th District of Gwinnett County, Georgia, and being more particularly
 176 described as follows: Beginning at an iron pin set at the intersection of the
 177 Southeasterly right of way of Level Creek Road, (right of way width varies, 80 feet at
 178 this point) and the Southwesterly right of way of Sunview Court, (50 foot right of way);
 179 thence running along the Southwesterly right of way of said Sunview Court South, 20
 180 degrees 45 minutes 00 seconds East for a distance of 12.45 feet to a point; thence
 181 continuing along said right of way along a curve to the left having a radius of 553.94
 182 feet and an arc length of 104.42 feet, being subtended by a chord of South 26 degrees
 183 09 minutes 00 seconds East for a distance of 104.26 feet to a point; thence continuing
 184 along said right of way South 31 degrees 33 minutes 00 seconds East for a distance of
 185 100.13 feet to an iron pin set; thence leaving said right of way South 58 degrees 27
 186 minutes 00 seconds West for a distance of 125.81 feet to a point; thence North 30
 187 degrees 01 minutes 48 seconds West for a distance of 254.85 feet to an iron pin set on
 188 the Southeasterly right of way of said Level Creek Road; thence running along the
 189 Southeasterly right of way of said Level Creek Road along a curve to the left having a
 190 radius of 2513.67 feet and an arc length of 136.77 feet, being subtended by a chord of
 191 North 74 degrees 50 minutes 47 seconds East for a distance of 136.76 feet to an iron pin
 192 set, said iron pin being the point of beginning."

193 **Tract 2**

194 All that tract or parcel of land containing 0.655 acres and lying and being in Land Lot
 195 288 of the 7th District of Gwinnett County, Georgia, and being more particularly
 196 described as follows: To find the point of beginning, commence at an iron pin set at the
 197 intersection of the Southeasterly right of way of Level Creek Road, (right of way width
 198 varies, 80 feet at this point) and the Southwesterly right of way of Sunview Court, (50
 199 foot right of way); thence running long the Southeasterly right of way of said Level
 200 Creek Road along a curve to the right having a radius of 2513.67 feet and an arc length
 201 of 136.77 feet, being subtended by a chord of South 74 degrees 50 minutes 47 seconds
 202 west for a distance of 136.76 feet to an iron pin set; Said iron pin being the true point
 203 of beginning; Thence from the true point of beginning thus established and leaving said

204 right of way South 30 degrees 01 minutes 48 seconds East for a distance of 254.85 feet
205 to a point; thence South 58 degrees 27 minutes 00 seconds West for a distance of
206 100.00 feet to a 3/4" pipe; thence North 30 degrees 26 minutes 52 seconds West for a
207 distance of 300.18 feet to a 3/4" pipe on the Southeasterly right of way of Level Creek
208 Road (right of way width varies, 60 feet at this point); thence running along the
209 Southeasterly right of way of said Level Creek Road along a curve to the left having a
210 radius of 6218.98 feet and an arc length of 107.08 feet, being subtended by a chord of
211 North 77 degrees 24 minutes 31 seconds East for a distance of 107.08 feet to an iron pin
212 set; thence continuing along said right of way South 30 degrees 01 minutes 48 seconds
213 East for a distance of 10.58 feet to an iron pin set (right of way width being 80 feet at
214 this point) said iron pin being the true point of beginning.

215 **Tract 3**

216 All that tract or parcel of land containing 0.071 acres and lying and being in Land Lot
217 288 of the 7th District of Gwinnett County, Georgia, and being more particularly
218 described as follows: Beginning at a 1/2" rebar found at the land lot corner common to
219 Land Lots 275, 276, 287 and 288; thence along the land lot line common to Land Lots
220 287 and 288 North 29 degrees 53 minutes 28 seconds West for a distance of 548.38 feet
221 to a 1/2" rebar found on the Southeasterly right of way of Level Creek Road, right of
222 way width varies, 60 feet at this point; thence running along the Southeasterly right of
223 way of Level Creek Road along a curve to the left having a radius of 6218.98 feet and
224 an arc length of 3.38 feet, being subtended by a chord of North 77 degrees 55 minutes
225 02 seconds East for a distance of 3.38 feet to a 3/4" pipe; thence leaving said right of
226 way South 30 degrees 26 minutes 52 seconds east for a distance of 300.18 feet to a 3/4"
227 pipe; thence South 30 degrees 12 minutes 28 seconds East for a distance of 247.06 feet
228 to a point; thence South 59 degrees 08 minutes 08 seconds West for a distance of 7.50
229 feet to a 1/2" rebar and being the point of beginning.

230 **Tract 4**

231 All that tract or parcel of land containing 0.477 acres and lying and being in Land Lot
232 288 of the 7th District of Gwinnett County, Georgia, and being more particularly
233 described as follows: To find the point of beginning, commence at an iron pin set at the
234 intersection of the Southeasterly right of way of Level Creek Road, (right of way width
235 varies, 80 feet at this point) and the Southwesterly right of way of Sunview Court, (50
236 foot right of way); thence running along the Southwesterly right of way of said
237 Sunview Court South, 20 degrees 45 minutes 00 seconds East for a distance of 12.45
238 feet to a point; thence continuing along said right of way along a curve to the left

239 having a radius of 553.94 feet and an arc length of 104.42 feet, being subtended by a
 240 chord of South 26 degrees 09 minutes 00 seconds East for a distance of 104.26 feet to
 241 a point; thence continuing along said right of way South 31 degrees 33 minutes 00
 242 seconds East for a distance of 100.13 feet to an iron pin set; Said iron pin being the true
 243 point of beginning; Thence from the true point of beginning thus established and
 244 continuing along said right of way South 31 degrees 33 minutes 00 seconds East for a
 245 distance of 91.57 feet to an iron pin set; thence leaving said right of way South 58
 246 degrees 27 minutes 05 seconds West for a distance of 227.96 feet to a point; thence
 247 North 30 degrees 12 minutes 28 seconds West for a distance of 91.59 feet to a 3/4"
 248 hollow top pipe found; thence North 58 degrees 27 minutes 00 seconds East for a
 249 distance of 225.81 feet to a 1/2" rebar found on the Southwesterly right of way of said
 250 Sunview Court, said rebar being the true point of beginning.

251 **Tract 5**

252 All that tract or parcel of land containing 0.473 acres and lying and being in Land Lot
 253 288 of the 7th District of Gwinnett County, Georgia, and being more particularly
 254 described as follows: To find the true point of beginning commence at an iron pin set
 255 at the intersection of the Southeasterly right of way of Level Creek Road, (right of way
 256 width varies, 80 feet at this point) and the Southwesterly right of way of Sunview
 257 Court, (50 foot right of way); thence running along the Southwesterly right of way of
 258 said Sunview Court South, 20 degrees 45 minutes 00 seconds East for a distance of
 259 12.45 feet to a point; thence continuing along said right of way along a curve to the left
 260 having a radius of 553.94 feet and an arc length of 104.42 feet, being subtended by a
 261 chord of South 26 degrees 09 minutes 00 seconds East for a distance of 104.26 feet to
 262 a point; thence continuing along said right of way South 31 degrees 33 minutes 00
 263 seconds East for a distance of 191.70 feet to an iron pin set; Said iron pin being the true
 264 point of beginning; Thence from the true point of beginning thus established and
 265 continuing along said right of way South 31 degrees 33 minutes 00 seconds East for a
 266 distance of 90.00 feet to an iron pin set; thence leaving said right of way South 58
 267 degrees 27 minutes 09 seconds West for a distance of 230.06 feet to an iron pin set;
 268 thence North 30 degrees 12 minutes 28 seconds West for a distance of 90.02 feet to a
 269 point; thence North 58 degrees 27 minutes 05 seconds East for a distance of 227.96 feet
 270 to an iron pi set on the Southwesterly right of way of said Sunview Court, said iron pin
 271 being the true point of beginning.

272 **PARCEL 5**

273 All that tract or parcel of land lying and being in Land Lot 288 of the 7th District,
 274 Gwinnett County, Georgia containing. 6.7053 acres and being more particularly
 275 described as follows: To find the true point of beginning commence at a 1/2" rebar found
 276 at the intersection of the Northwesterly right of way of Level Creek Road, having a right
 277 of way width of 60 feet and the Northeasterly right of way of West Price Road, having
 278 a right of way of varying width, thence running along the Northeasterly right of way of
 279 said West Price Road along a curve to the left having a radius of 362.65 feet and an arc
 280 length of 173.50 feet, being subtended by a chord of North 38 degrees 10 minutes 59
 281 seconds West for a distance of 171.85 feet to a point; thence continuing along said right
 282 of way along a curve to the left having a radius of 964.51 feet and an arc length of 62.39
 283 feet, being subtended by chord of North 53 degrees 44 minutes 31 seconds West for a
 284 distance of 62.38 feet to an iron pin set, said iron pin being the true point of beginning.
 285 Thence from the true point of beginning thus established and continuing along said right
 286 of way along a curve to the left having a radius of 964.51 feet and an arc length of 53.41
 287 feet, being subtended by a chord of North 57 degrees 10 minutes 53 seconds West for a
 288 distance of 53.40 feet to an iron pin set; thence continuing along said right of way North
 289 58 degrees 46 minutes 04 seconds West for a distance of 123.48 feet to an iron pin set;
 290 thence leaving said right of way North 11 degrees 37 minutes 51 seconds East for a
 291 distance of 927.01 feet to a 3/4" pipe found located on the Southerly right of way of
 292 Hayfield Way, having a right of way width of 50 feet; thence leaving said right of way
 293 South 30 degrees 38 minutes 23 seconds East for a distance of 1041.57 feet to a 1/2"
 294 rebar found on the aforesaid right of way of Level Creek Road; thence running along said
 295 right of way South 56 degrees 01 minutes 30 seconds West for a distance of 159.95 feet
 296 to an iron pin set; thence leaving said right of way North 39 degrees 33 minutes 28
 297 seconds West for a distance of 383.77 feet to an iron pin set; thence South 59 degrees 59
 298 minutes 31 seconds West for a distance of 218.04 feet to an iron pin set; thence South 00
 299 degrees 23 minutes 29 seconds West for a distance of 202.25 feet to an iron pin set on the
 300 Northeasterly right of way of said West Price Road, said iron pin being the true point of
 301 beginning."

302 **SECTION 2.**

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