



**APPLICANT:** Travis Dale **PETITION NO.:** V-76  
**PHONE:** 770-423-1010 **DATE OF HEARING:** 08-13-08  
**REPRESENTATIVE:** same **PRESENT ZONING:** R-15  
**PHONE:** same **LAND LOT(S):** 329  
**PROPERTY LOCATION:** Located at the southeast **DISTRICT:** 20  
intersection of Battle Forest Drive and Winfield Terrace **SIZE OF TRACT:** .37 acre  
(53 Winfield Terrace). **COMMISSION DISTRICT:** 1

**TYPE OF VARIANCE:** Waive the front setback on lot 77 from the required 35 feet to 25 feet and the rear setback from the required 30 feet to 27 feet.

**COMMENTS**

**TRAFFIC:** This request will not have an adverse impact on traffic.

**DEVELOPMENT & INSPECTIONS:** No comments.

**STORMWATER MANAGEMENT:** The skewed house orientation makes expansion difficult to accomplish within current setback limits. Shifting the new garage to the rear would require elimination of additional trees. If approved, all downspouts should be discharged to the ground at the structure to maximize overland flow.

**HISTORIC PRESERVATION:** After examining Civil War trench maps, Cobb County historic property surveys, county maps, and various other resources, staff has no comments regarding the impact or treatment of historic and/or archaeological resources.

**CEMETERY PRESERVATION:** No comment.

**WATER:** No conflict.

**SEWER:** No conflict.

**OPPOSITION:** NO. OPPOSED **PETITION NO.**  **SPOKESMAN**

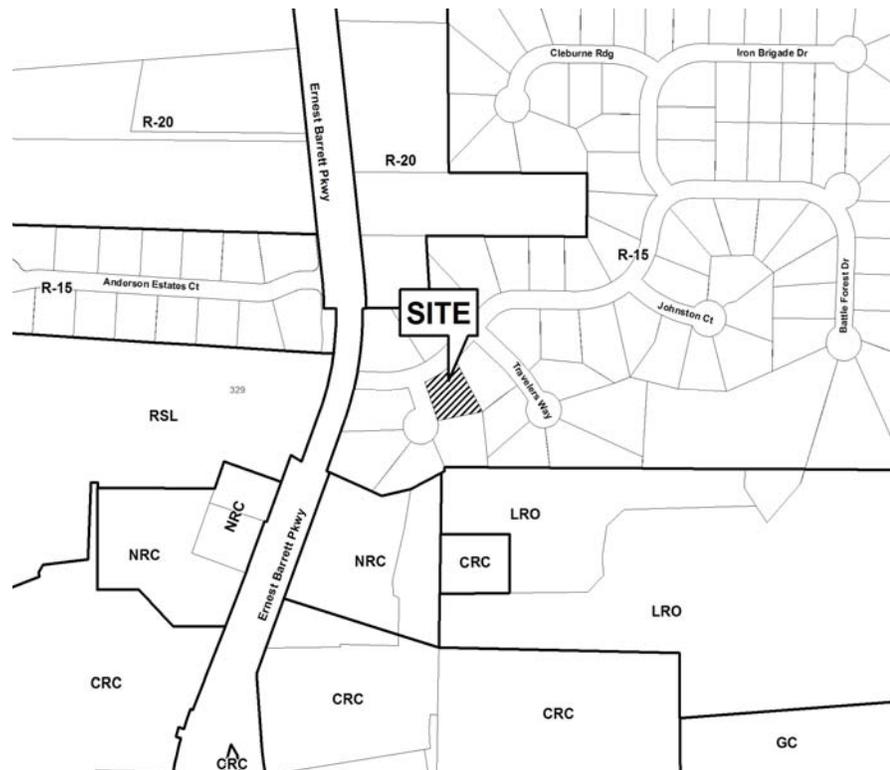
**BOARD OF APPEALS DECISION**

**APPROVED**  **MOTION BY**

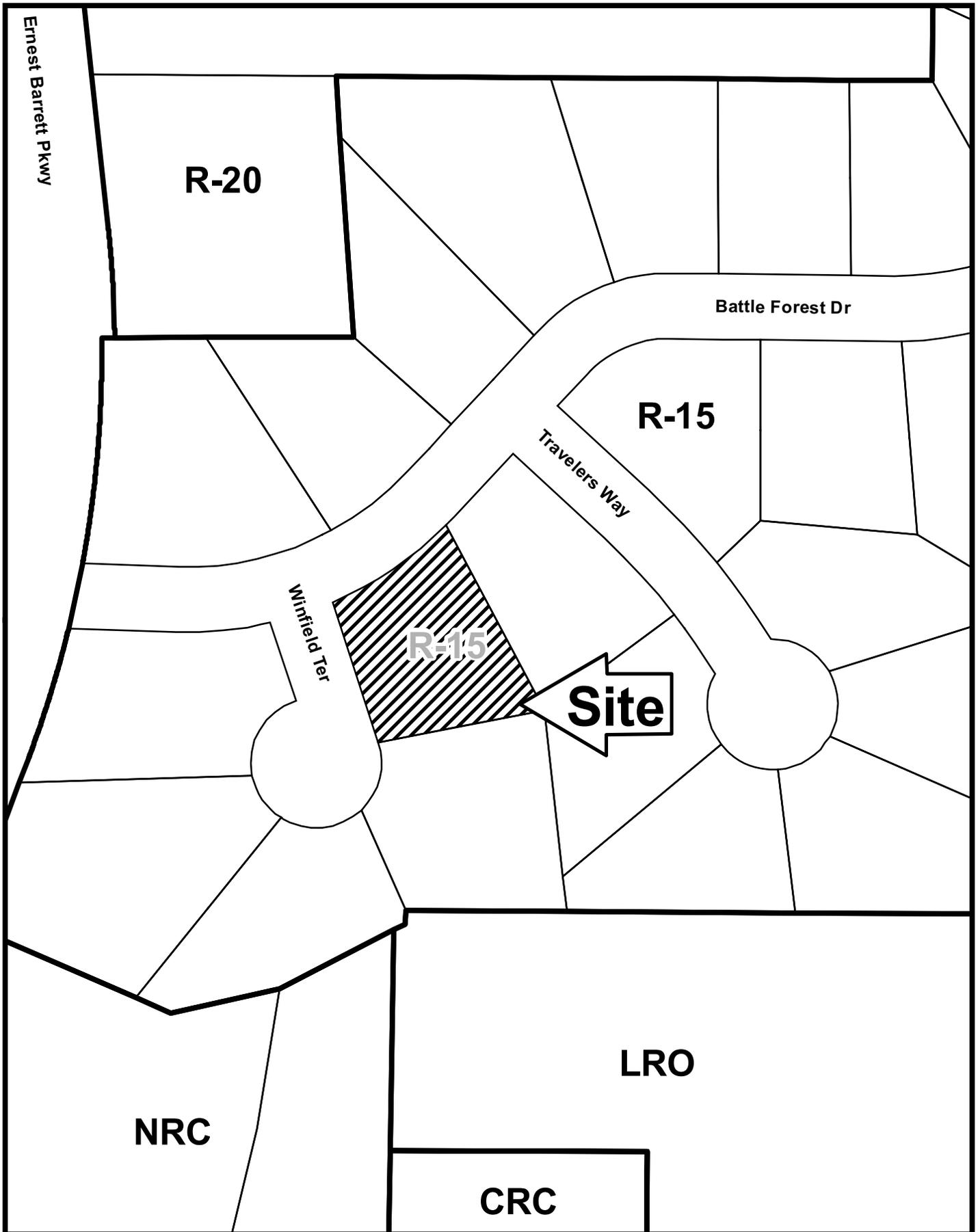
**REJECTED**  **SECONDED**

**HELD**  **CARRIED**

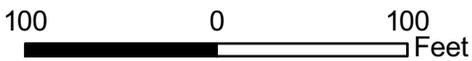
**STIPULATIONS:**



# V-76



This map is provided for display and planning purposes only. It is not meant to be a legal description.



-  City Boundary
-  Zoning Boundary

# Application for Variance Cobb County

(type or print clearly)

Application No. V-76  
Hearing Date: 8-13-08

Applicant Travis Date Business Phone \_\_\_\_\_ Home Phone 770-423-1010

Travis Date Address 53 WINFIELD TER.  
(representative's name, printed) (street, city, state and zip code)

Travis Date Business Phone \_\_\_\_\_ Cell Phone \_\_\_\_\_  
(representative's signature)

Signed, sealed and delivered in presence of:

My commission expires: Notary Public, Cobb County, Georgia  
My Commission Expires February 3, 2011

[Signature]  
Notary Public

Titleholder Travis Date Business Phone \_\_\_\_\_ Home Phone \_\_\_\_\_

Signature Travis Date Address: \_\_\_\_\_  
(attach additional signatures, if needed) (street, city, state and zip code)

Signed, sealed and delivered in presence of:

My commission expires: Notary Public, Cobb County, Georgia  
My Commission Expires February 3, 2011

[Signature]  
Notary Public

Present Zoning of Property R-15

Location 53 WINFIELD TERRACE  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 329 District 75 District 20 Size of Tract .37 Acre(s)

Please select the extraordinary and exceptional condition(s) to the piece of property in question. The condition(s) must be peculiar to the piece of property involved.

Size of Property \_\_\_\_\_ Shape of Property \_\_\_\_\_ Topography of Property \_\_\_\_\_ Other \_\_\_\_\_

The Cobb County Zoning Ordinance Section 134-94 states that the Cobb County Board of Zoning Appeals must determine that applying the terms of the Zoning Ordinance without the variance would create an unnecessary hardship. Please state what hardship would be created by following the normal terms of the ordinance.

THIS GARAGE IS NEEDED SO WE DON'T HAVE TO CLIMB SO MANY STAIRS.

List type of variance requested: WAIVE THE FRONT SETBACK FROM REQUIRED 35FT TO 25FT AND THE REAR SETBACK FROM REQUIRED 30FT TO 27FT. ON LOT 77