

V-22  
(2009)

0.35 ACRES

2921 MEADE CIRCLE SE  
MARIETTA, GA

PROPERTY OF

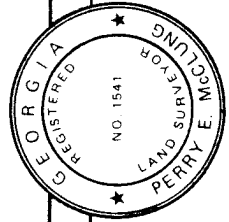
WILLIAM S. HARVIN, JR.

LOT 18, BLOCK "H"  
GROVEMEAD SUBDIVISION-UNIT ONE

LAND LOT 928  
DISTRICT 11TH SECTION 2J0  
COUNTY COBB  
GEORGIA

PB 35 PG. 65

DATE 1-6-99 SCALE 1 30 M.C.



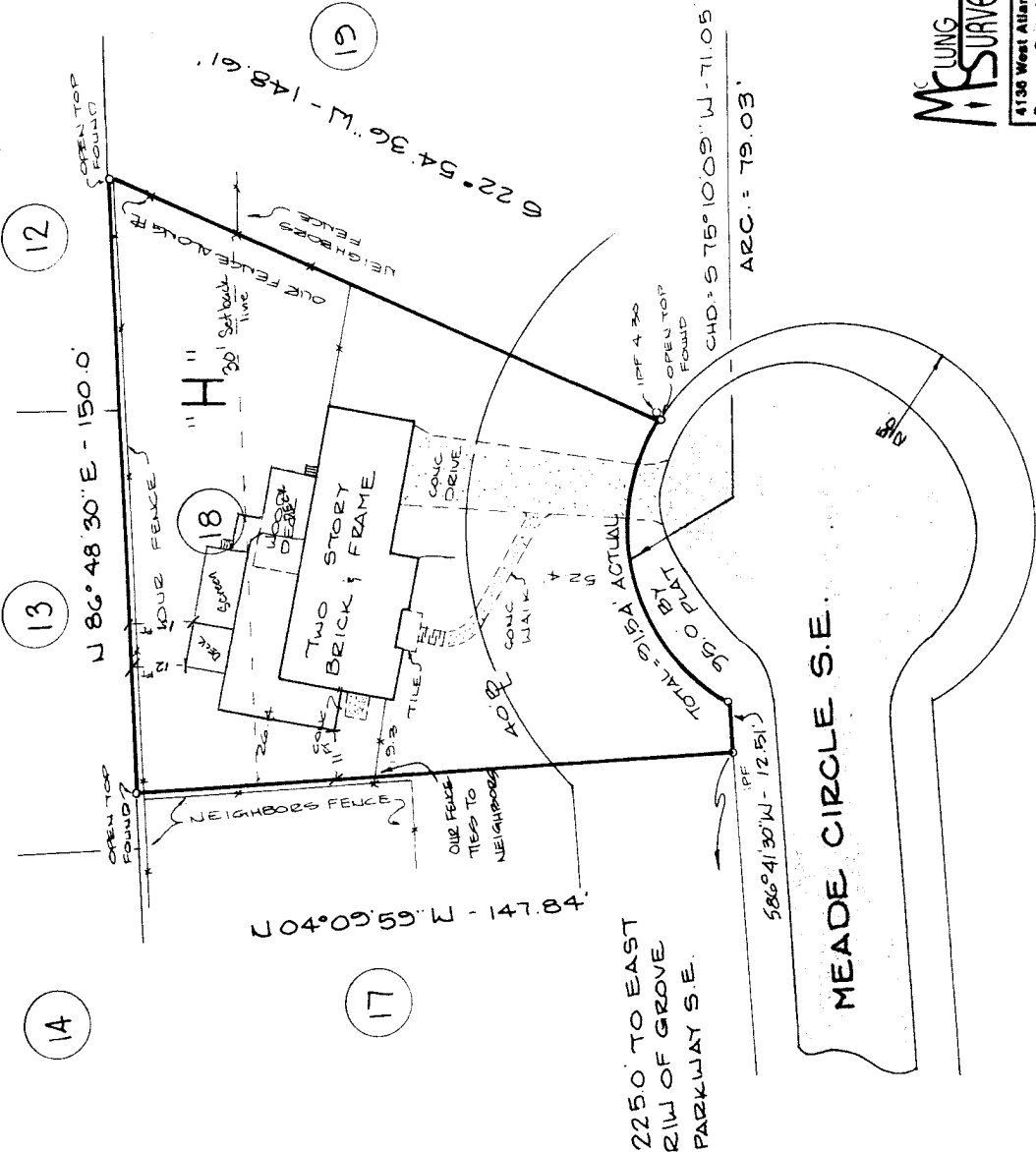
Surveyors should not be held liable for errors or omissions unless the facts are proven.

**McLUNG SURVEYING INC.**  
4130 West Atlanta Road  
Smyrna, Georgia 30080

This property is not located in a Federal Flood Area as indicated by FIRM Official Flood Hazard Maps. In my opinion this plat is a correct representation of the land platted.

*Perry E. McClung*  
Perry E. McClung, Surveyor

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET, AND AN ANGULAR ERROR OF PER ANGLE POINT, AND WAS ADJUSTED BY USING GRANDALL'S RULE. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 100,000 FEET. BEARINGS AND ANGULAR MEASUREMENTS WERE OBTAINED BY USING A TOPCON TOTAL STATION.  
BEARINGS SHOWN WERE COMPUTED FROM ANGLES TURNED FROM A SINGLE MAGNETIC OBSERVATION



0017

**APPLICANT:** William S. Harvin, Jr. **PETITION NO.:** V-22  
**PHONE:** 770-951-8222 **DATE OF HEARING:** 04-08-09  
**REPRESENTATIVE:** same **PRESENT ZONING:** R-15  
**PHONE:** same **LAND LOT(S):** 928  
**PROPERTY LOCATION:** Located on the north side of Meade Circle, east of Grove Parkway (2921 Meade Circle). **DISTRICT:** 17  
**SIZE OF TRACT:** .35 acre  
**COMMISSION DISTRICT:** 2  
**TYPE OF VARIANCE:** Waive the rear setback on lot 18 from the required 30 feet to 12 feet.

**COMMENTS**

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

**DEVELOPMENT & INSPECTIONS:** If this variance request is approved, a plat revision must be recorded reflecting the conditions of the variance. The surveyor must submit the revised subdivision plat to the Site Plan Review Section, Community Development Agency for review and approval prior to recording. Call 770-528-2147.

**STORMWATER MANAGEMENT:** The proposed addition will not exceed the allowable impervious coverage limit for this parcel. However, the addition is located fairly close to the adjacent parcel and will drain to the rear yard area. All downspouts on the addition must be discharged to the ground at the structure to maximize the overland flow of roof runoff.

**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.

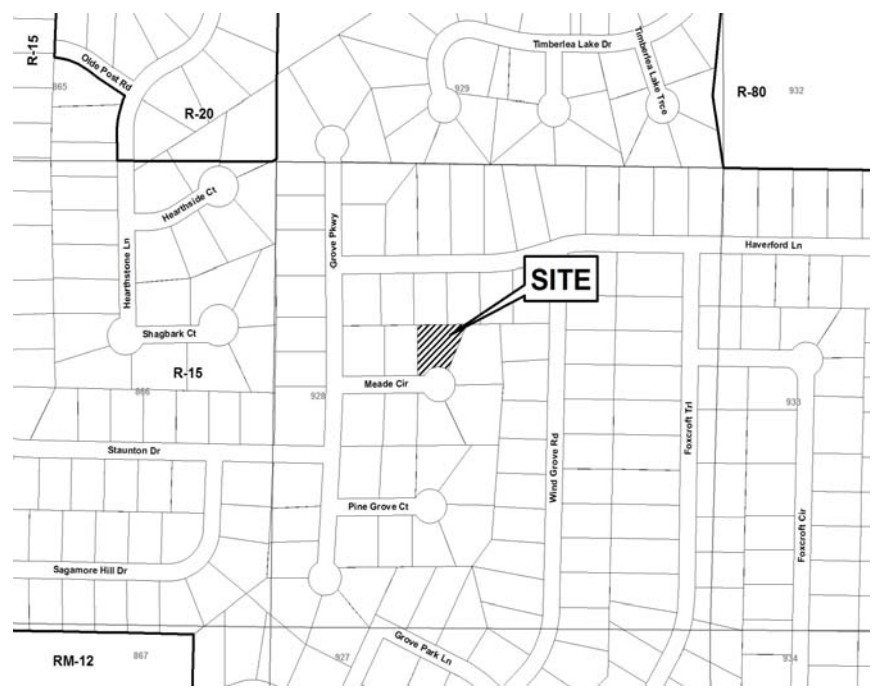
**CEMETERY PRESERVATION:** No comment.

**WATER:** City of Marietta Service Area.

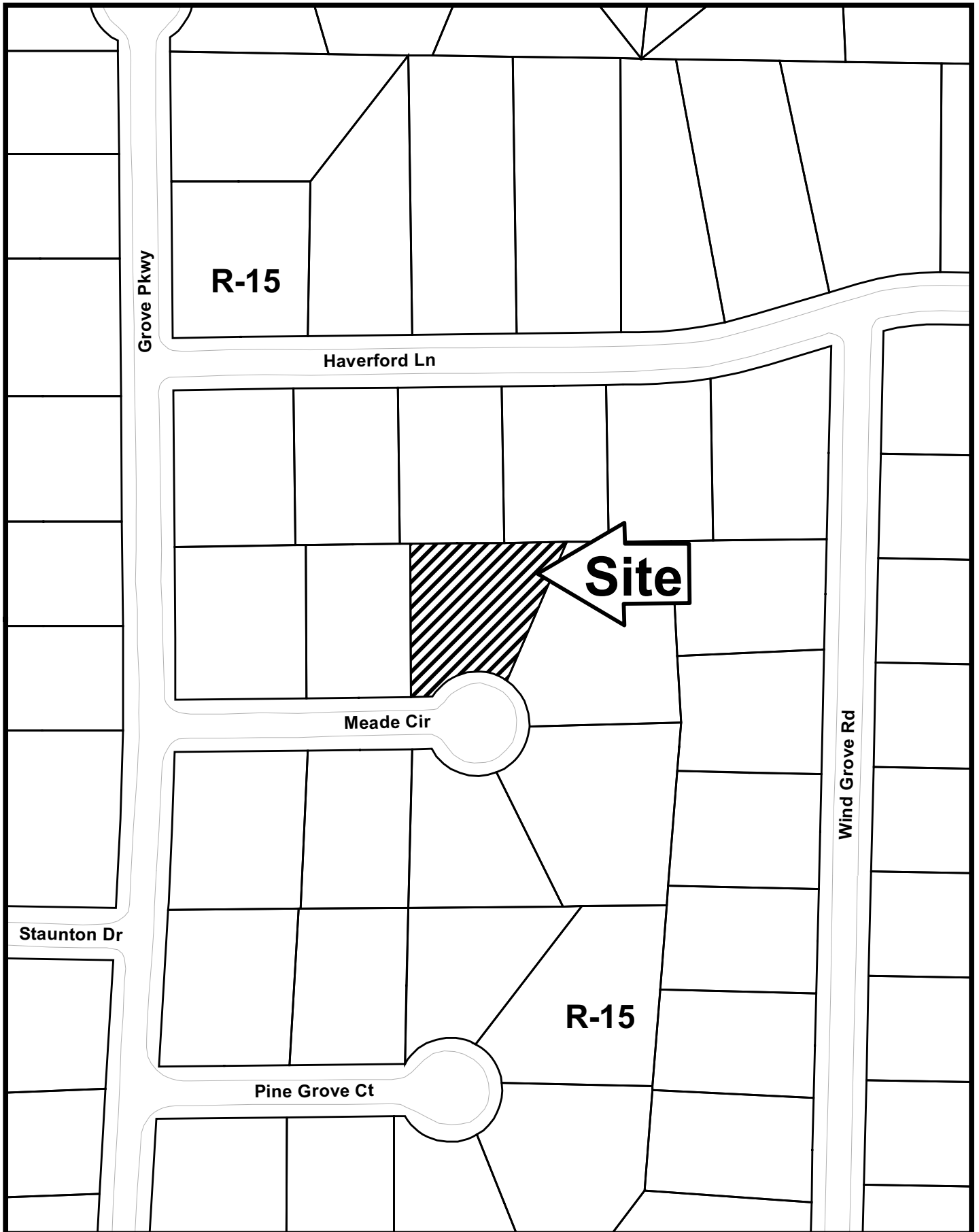
**SEWER:** City of Marietta Service Area.

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

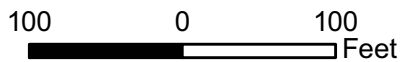
**BOARD OF APPEALS DECISION**  
**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_  
**REJECTED** \_\_\_\_\_ **SECONDED** \_\_\_\_\_  
**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_  
**STIPULATIONS:** \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_





# V-22



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-22

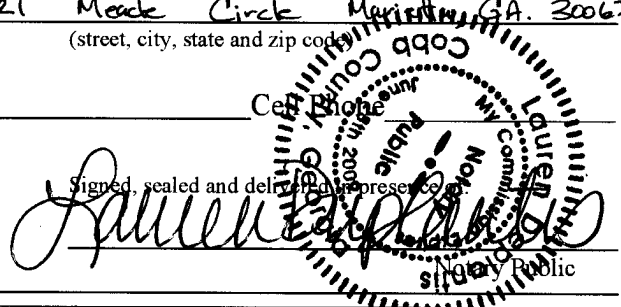
Hearing Date: 4-8-09

Applicant William S. Harvin, Jr. Business Phone (770) 951-8222 Home Phone (770) 951-8951

Bill S H William S. Harvin, Jr. Address 2921 Meade Circle Marietta, GA. 30067  
(representative's name, printed) (street, city, state and zip code)

Bill S H Business Phone \_\_\_\_\_  
(representative's signature)

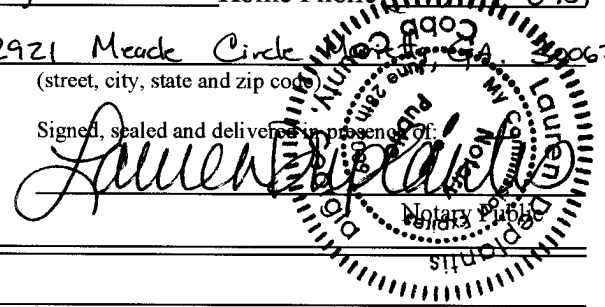
My commission expires: June 28, 2009



Titleholder William S. Harvin, Jr. Business Phone (770) 951-8222 Home Phone (770) 951-8951

Signature Bill S H Address: 2921 Meade Circle Marietta, GA. 30067  
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: June 28, 2009



Present Zoning of Property R-15

Location 2921 MEADE CIRCLE  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 34 928 District 17 Size of Tract \_\_\_\_\_ 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.

\* lot is odd shaped and existing house position / configuration on lot  
make it difficult to expand without violating setback on rear of  
property.

List type of variance requested: Rear setback reduced from 30' to 12'