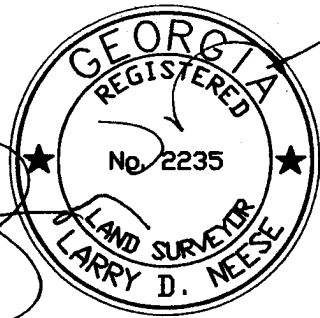


**RECEIVED**  
 MAY 13 2009  
 COBB CO. COMM. DEV. AGENCY  
 ZONING DIVISION



Area  
5,100.0 Sq. Ft.  
0.117 Acres

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITIES NAMED HEREON. NO EXPRESSED OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY OTHER PERSON, PERSONS OR ENTITIES WITHOUT AN EXPRESSED RECERTIFICATION BY THE SURVEYOR. SURVEY PERFORMED WITHOUT THE BENEFIT OF CURRENT TITLE REPORT.

THIS PROPERTY (BLOCKS NOT) LOCATED IN A FEDERAL FLOOD AREA AS INDICATED BY FIA OFFICIAL FLOOD HAZARD MAPS. PANEL NO. 13067C 0042G, DATED 12-16-08

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 2' PER ANGLE POINT AND WAS ADJUSTED USING COMPASS RULE.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 100,000+ FEET.

EQUIPMENT UTILIZED: ANGULAR SokkdaSet60R LINEAR SokkdaSet60R

UNLESS OTHERWISE SHOWN THERE ARE NO NATIONAL GEODETIC SURVEY MONUMENTS WITHIN 500' OF THIS PROPERTY. ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED.

LARRY D. NEESE, GEORGIA REGISTERED LAND SURVEYOR NO. 2235

30 15 0 30 60  
 GRAPHIC SCALE  
 CURSED IS HE WHO MOVES HIS NEIGHBOR'S BOUNDARY MARK, AND ALL THE PEOPLE SHALL SAY, 'AMEN'. Deut. 27:17

SURVEY FOR:  
**John Glover**

LOT 15	BLOCK
Saxon Meadow Subdivision	
PLAT BOOK 115	PAGE 8
LAND LOT 420	
DISTRICT 16th	SECTION 2nd
COUNTY COBB	STATE: GEORGIA
DATE April 20, 2009	REVISED
SCALE: 1= 40	JOB NO. 09-0031

**WEST GEORGIA SURVEYORS, INC.**

731 Sandtown Road Marietta, Georgia 30008 (770) 428-2122

Maximum Impervious = 4% or 2,040 sq ft  
 Impervious shown = 47% or 2,400 sq ft

**APPLICANT:** John T. Glover **PETITION NO.:** V-60  
**PHONE:** 678-232-2156 **DATE OF HEARING:** 07-08-09  
**REPRESENTATIVE:** John T. Glover **PRESENT ZONING:** RA-4  
**PHONE:** 678-232-2156 **LAND LOT(S):** 420  
**PROPERTY LOCATION:** Located on the north side of **DISTRICT:** 16  
Leeds Castle Way, west of Runnymede Drive **SIZE OF TRACT:** 0.117 acre  
(968 Leeds Castle Way). **COMMISSION DISTRICT:** 3

**TYPE OF VARIANCE:** 1) Waive the rear setback on lot 15 from the required 30 feet to 16 feet; and 2) waive the maximum allowable impervious surface from 40% to 47%.

**COMMENTS**

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

**DEVELOPMENT & INSPECTIONS:** On 3/27/09 a Violation Notice was issued for building without a permit. Variance, if approved, will require obtaining a building permit for scope of work. 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:** With the addition, this lot exceeds the allowable impervious coverage limit by 360 square feet. The rear of this lot is flat and sheetflows directly into the neighboring lot adjacent to the structure. Due to the flat slope of the lot, it is not possible to drain this additional runoff to the street. If this variance is approved, a drywell system will be required to be installed and maintained by the homeowner to mitigate the proposed increase in runoff. The system must be approved by the Stormwater Management Division prior to installation and prior to issuance of a Certificate of Occupancy for the addition.

**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**

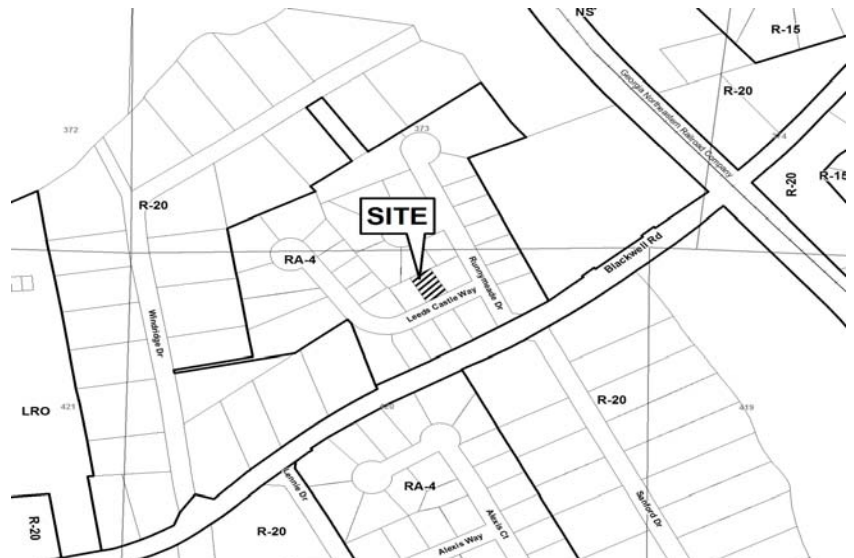
**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_

**REJECTED** \_\_\_\_\_ **SECONDED** \_\_\_\_\_

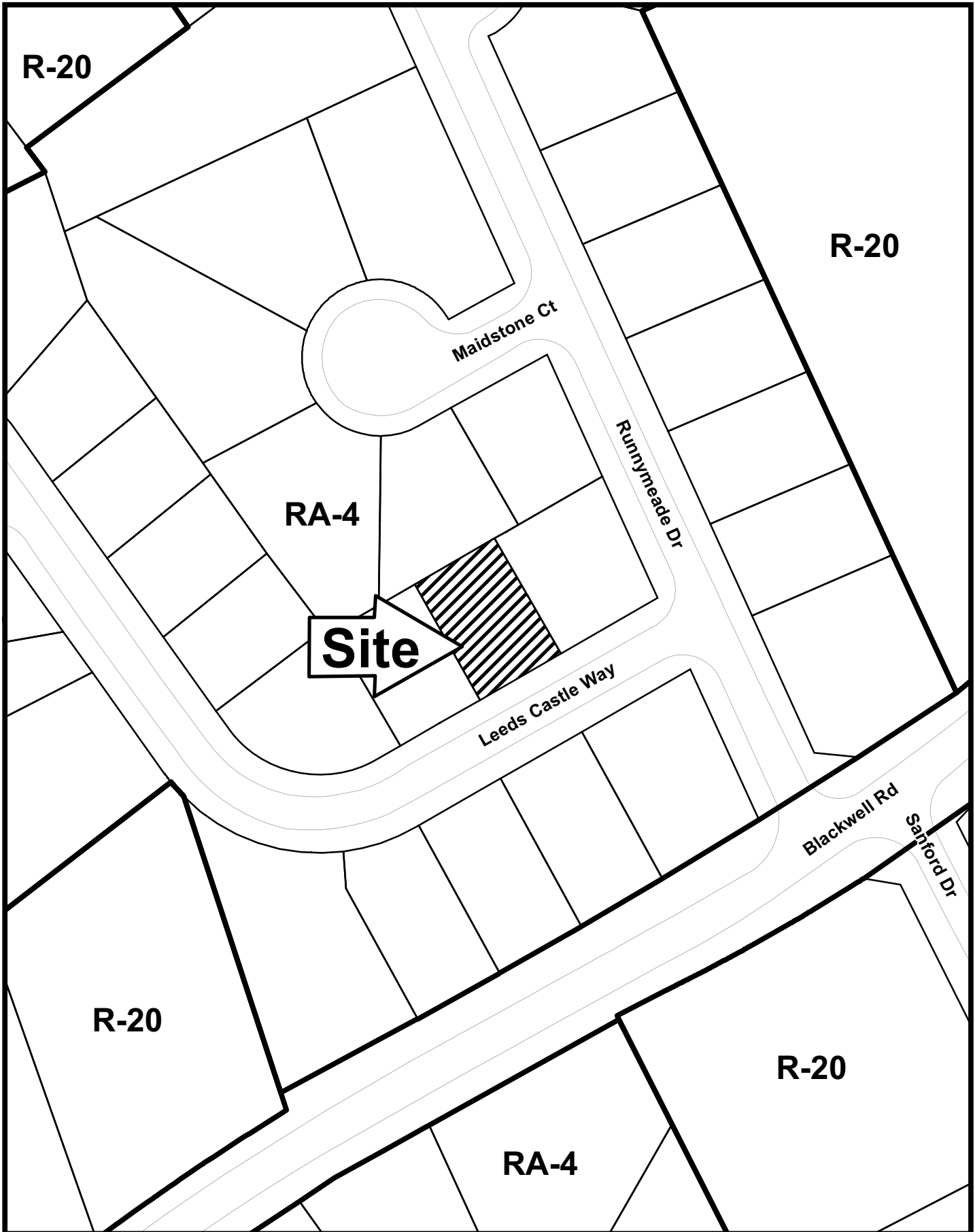
**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_

**STIPULATIONS:** \_\_\_\_\_

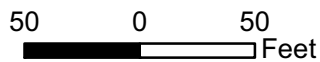
\_\_\_\_\_  
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# V-60



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)

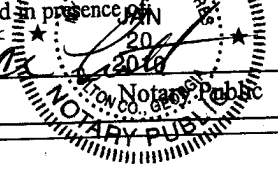
Application No. V-60  
Hearing Date: 7-8-09

Applicant John T Glover Business Phone 678-232-2156 Home Phone same

John T Glover Address 968 Leeds Castle Way, Marietta, GA, 30066  
(representative's name, printed) (street, city, state and zip code)

John T Glover Business Phone          Cell Phone           
(representative's signature)

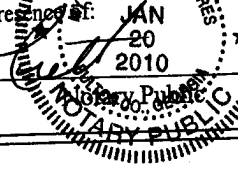
My commission expires: January 20, 2010

Signed, sealed and delivered in presence of:  
Jessica Pruett  
Notary Public  
Cobb County, Georgia  


Titleholder John T Glover Business Phone          Home Phone         

Signature John T Glover Address:           
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: January 20, 2010

Signed, sealed and delivered in presence of:  
Jessica Pruett  
Notary Public  
Cobb County, Georgia  


Present Zoning of Property RA-4

Location 968 LEEDS CASTLE WAY  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) (P)107 420 District 16 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.

We are adding a screen porch to our home primarily to increase the value and make it competitive with other homes in the subdivision. Several homes in our neighborhood have a deck or covered porch on the back so not having this puts us at a disadvantage when we sell. This will also add some great living space to our home for the summer, spring, and fall months.

List type of variance requested: Waive setback + impervious limit.