

LUP-16
(2009)

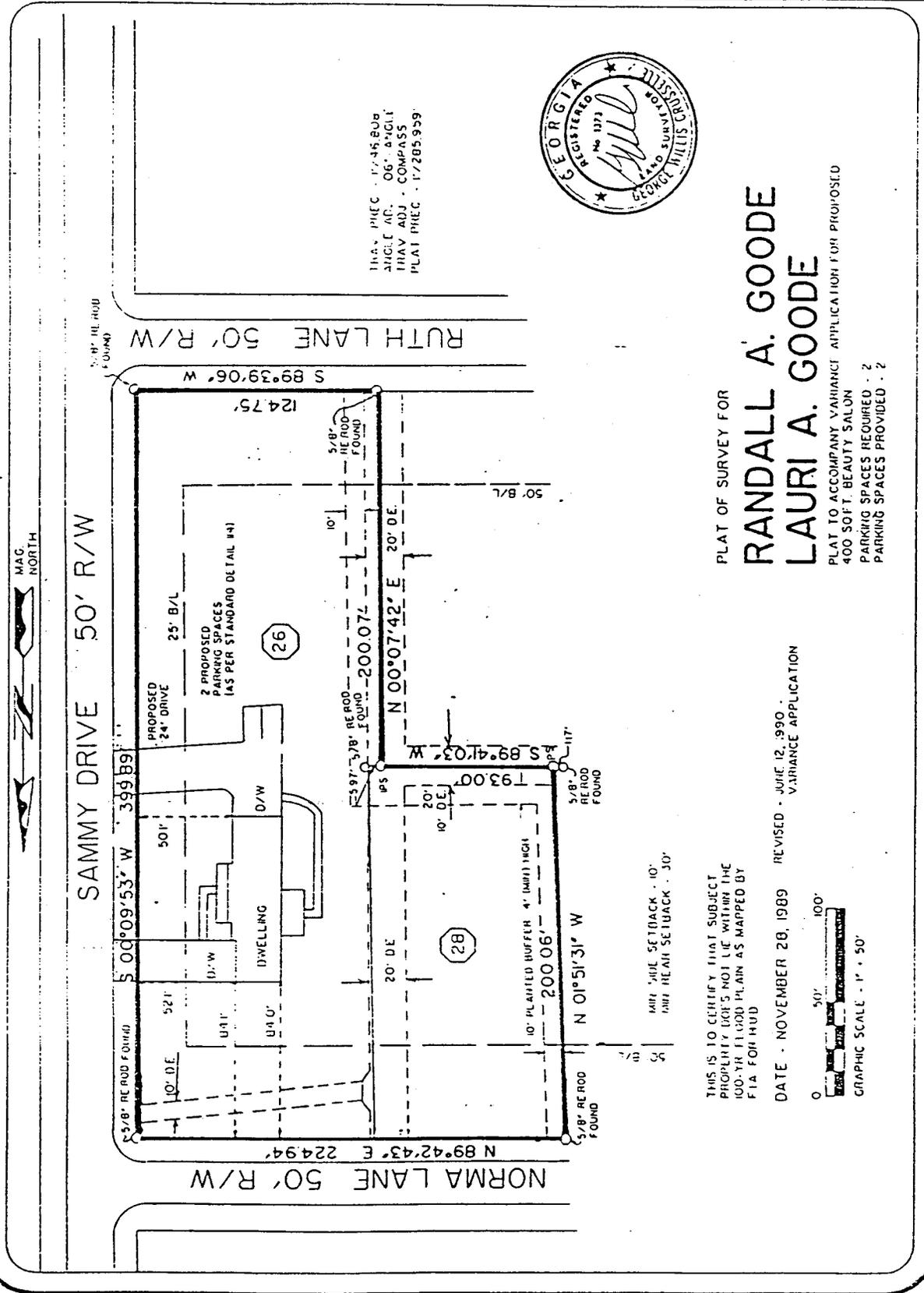
CROSSLE, RAKESTRAW
AND ASSOCIATES
LAND SURVEYORS
PLANNERS
2901 POWDER SPRINGS ROAD
KATHLETTA GEORGIA 30064
404 - 843 - 6003
PROJECT NO. - CO 4440

BEING LOTS 26 & 28
EVANS FOREST ESTATES, UNIT II,
LOCATED IN LAND LOT 1246
19TH DISTRICT, 2ND SECTION,
COBB COUNTY, GEORGIA



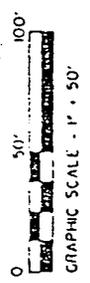
THAV PHEC - 1/245,808
ANGLE ADJ. 06° 41' 01"
THAV ADJ. - COMPASS
PLAT PHEC - 1/285,959

PLAT OF SURVEY FOR
RANDALL A. GOODE
LAURI A. GOODE
PLAT TO ACCOMPANY VARIANCE APPLICATION FOR PROPOSED
400 SQ. FT. BEAUTY SALON
PARKING SPACES REQUIRED - 2
PARKING SPACES PROVIDED - 2



THIS IS TO CERTIFY THAT SUBJECT
PROPERTY DOES NOT LIE WITHIN THE
100-YR FLOOD PLAIN AS MAPPED BY
FIA FOR HUD

DATE - NOVEMBER 28, 1989 REVISED - JUNE 12, 1990
VARIANCE APPLICATION



1/4" = 10'
1/8" = 5'
1/2" = 25'
3/4" = 37.5'
1" = 50'



APPLICANT: Lauri A. Goode
678-251-5234

REPRESENTATIVE: Lauri A. Goode
678-251-5234

TITLEHOLDER: Randall A. Goode and Lauri A. Goode

PROPERTY LOCATION: Located on the west side of Sammy Drive,
between Norma Lane and Ruth Lane
(4601 Sammy Drive).

ACCESS TO PROPERTY: Sammy Drive

PHYSICAL CHARACTERISTICS TO SITE: Existing house

CONTIGUOUS ZONING/DEVELOPMENT

- NORTH:** R-20/ Evans Forest Estates subdivision
- SOUTH:** R-20/ Evans Forest Estates subdivision
- EAST:** R-20/ Evans Forest Estates subdivision
- WEST:** R-20/ Evans Forest Estates subdivision

PETITION NO: LUP-16

HEARING DATE (PC): 07-07-09

HEARING DATE (BOC): 07-21-09

PRESENT ZONING: R-20

PROPOSED ZONING: Land Use Permit
(renewal)

PROPOSED USE: Beauty Salon

SIZE OF TRACT: 1.5 acres

DISTRICT: 19

LAND LOT(S): 1246, 1271

PARCEL(S): 42

TAXES: PAID X **DUE** _____

COMMISSION DISTRICT: 4

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

PLANNING COMMISSION RECOMMENDATION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

BOARD OF COMMISSIONERS DECISION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

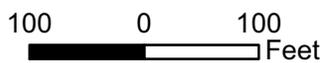
STIPULATIONS:



LUP-16



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



- City Boundary
- Zoning Boundary

APPLICANT: Lauri A. Goode

PETITION NO.: LUP-16

PRESENT ZONING: R-20

PETITION FOR: LUP

ZONING DIVISION COMMENTS: Staff Member Responsible: John P. Pederson, AICP

The applicant is requesting a 5th renewal of a Temporary Land Use Permit (LUP) to operate a hair salon from this single-family house. The applicant lives in the house and anticipates having 4 clients a day. The applicant will operate the business by appointment only, and the clients will park in the driveway. The business will be closed on Sundays. The applicant states there will be one employee (which is her daughter), no signs, no inventory and no outdoor storage. The applicant anticipates having one UPS delivery per month. The applicant has submitted a letter in support of the request signed by one of her neighbors. The previous LUP stipulations are attached for review (see exhibit "A").

Historic Preservation: No comments.

Cemetery Preservation: No comment.

WATER & SEWER COMMENTS:

Records show address connected to water. Sewer not available to property. Health Dept approval necessary for salon on septic system.

TRAFFIC COMMENTS:

Recommend applicant be required to meet all Cobb County Development Standards and Ordinances related to project improvements.

FIRE COMMENTS:

No comments.

STORMWATER MANAGEMENT COMMENTS:

No comments.

STAFF RECOMMENDATIONS

LUP-16 LAURI A. GOODE

The applicant has operated a beauty salon here since 1990 without adversely affecting her neighbors. This is the applicant's 5th renewal of this LUP. There is not an outwardly appearance of a business, and the customers are all by appointment only. There are no signs, no outdoor storage, and no storage of inventory. The applicant does live in the house, as required by the LUP process. Staff recommends APPROVAL for 24 months subject to the following:

- No employees, except for the applicant's daughter;
- No signs;
- Business closed on Sundays;
- No on-street parking; and
- Clients by appointment only.

The recommendations made by the Planning and Zoning Staff are only the opinions of the Planning and Zoning Staff and are by no means the final decision. The Cobb County Board of Commissioners makes the final decisions on all Rezoning and Land Use Permits at an advertised public hearing.

