

V-39
(2010)

MetroBank
DALLAS HIGHWAY AND SECTION
CROSS COUNTY, GEORGIA

Owner / Developer
METROBANK
P.O. BOX 4248
MARIETTA, GEORGIA
770-429-8400

REVISIONS



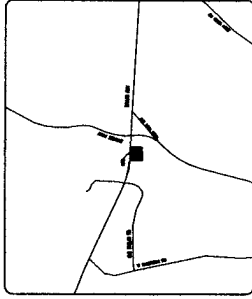
City of Marietta
Department of Planning
100 Municipal Center
Marietta, Georgia 30060
Phone: 770-429-6000
Fax: 770-429-6001
www.marietta-georgia.com

SHEET NO.
G-1

SHEET TITLE
SITE
PLAN

DATE
3-22-10

PROJECT NO.
11087



Location Map
N.T.S.

Site Notes:

1. THE SITE CONTAINS 1.50 ACRES AND IS ZONED: DUO

PARKING CALCULATIONS:
METRO BANK
2,500 SF. - 25 SPACES
STARBUCKS
2,500 SF. - 25 SPACES
TOTAL SPACES: 50

24 HOUR EMERGENCY CONTACT: Mike Henderson 770-429-8400

DALLAS HIGHWAY a/k/a STATE ROUTE 120 (VARIABLE R/W)

20TH DISTRICT
APPROX. LOCATION OF DISTRICT LINE
19TH DISTRICT

L.L. 330

L.L. 27

L.L. 26

PROPOSED NEW
ATM

NEW LANE FOR
ATM

EX. BUILDING
N ~ F
STARBUCKS
D.B. 13255, P.C. 4264

EX. MetroBank
SF. - 6,500

B.S. $\frac{3}{8}$ " RIBBON
WALL
CONC. PAVES
BASES

EX. Detention Pond

APPROX. LOCATION
OF CURB CUT A/P:
D.B. 14244, P.C. 1096
VIATION
5.22

L.L. 26
L.L. 27



3.89 AC.

APPLICANT: Metro Bank **PETITION NO.:** V-39
PHONE: 770-429-8400 **DATE OF HEARING:** 05-12-10
REPRESENTATIVE: Michael J. Henderson **PRESENT ZONING:** LRO
PHONE: 678-433-1616 **LAND LOT(S):** 26, 330
PROPERTY LOCATION: Located on the south side of Dallas Highway, west of Barrett Parkway (2615 Dallas Highway). **DISTRICT:** 19, 20
SIZE OF TRACT: 1.3 acres
COMMISSION DISTRICT: 1
TYPE OF VARIANCE: Allow an accessory structure (proposed ATM) to the front of the primary structure.

COMMENTS

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

DEVELOPMENT & INSPECTIONS: If this variance is approved, any trees adversely impacted by the new construction will have to be replaced in order for the property to remain in compliance with the tree ordinance.

STORMWATER MANAGEMENT: The existing site appears to have adequate stormwater management in place to accommodate the proposed small increase in impervious area. However, approval should be subject to the owner addressing current maintenance issues within the pond – areas of poor vegetative cover need to be reseeded and stabilized.

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.

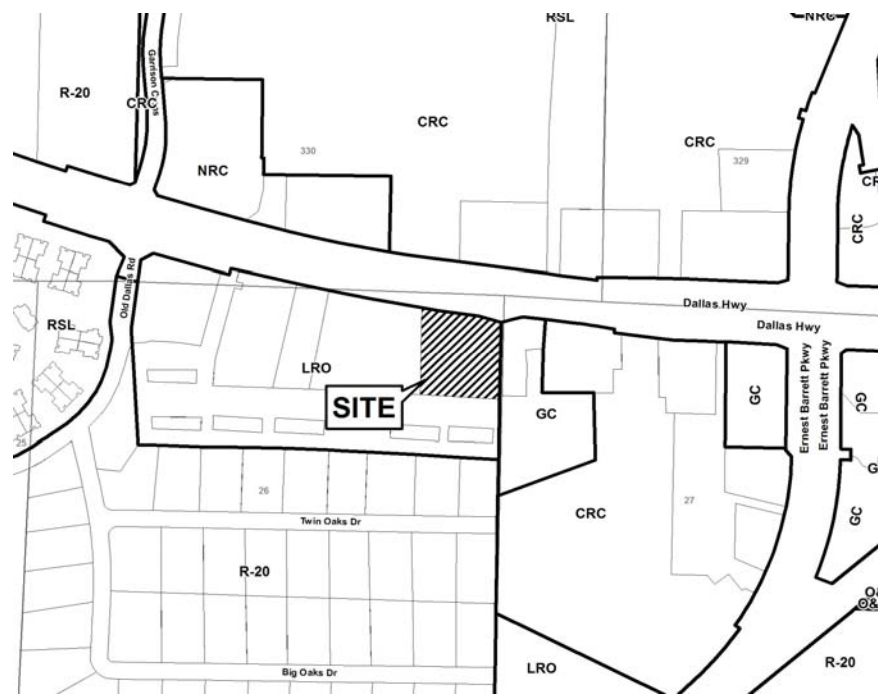
CEMETERY PRESERVATION: There is no significant impact on the cemetery site listed in the Cobb County Cemetery Preservation Commission's Inventory Listing which is located in this, or adjacent land lot.

WATER: No conflict.

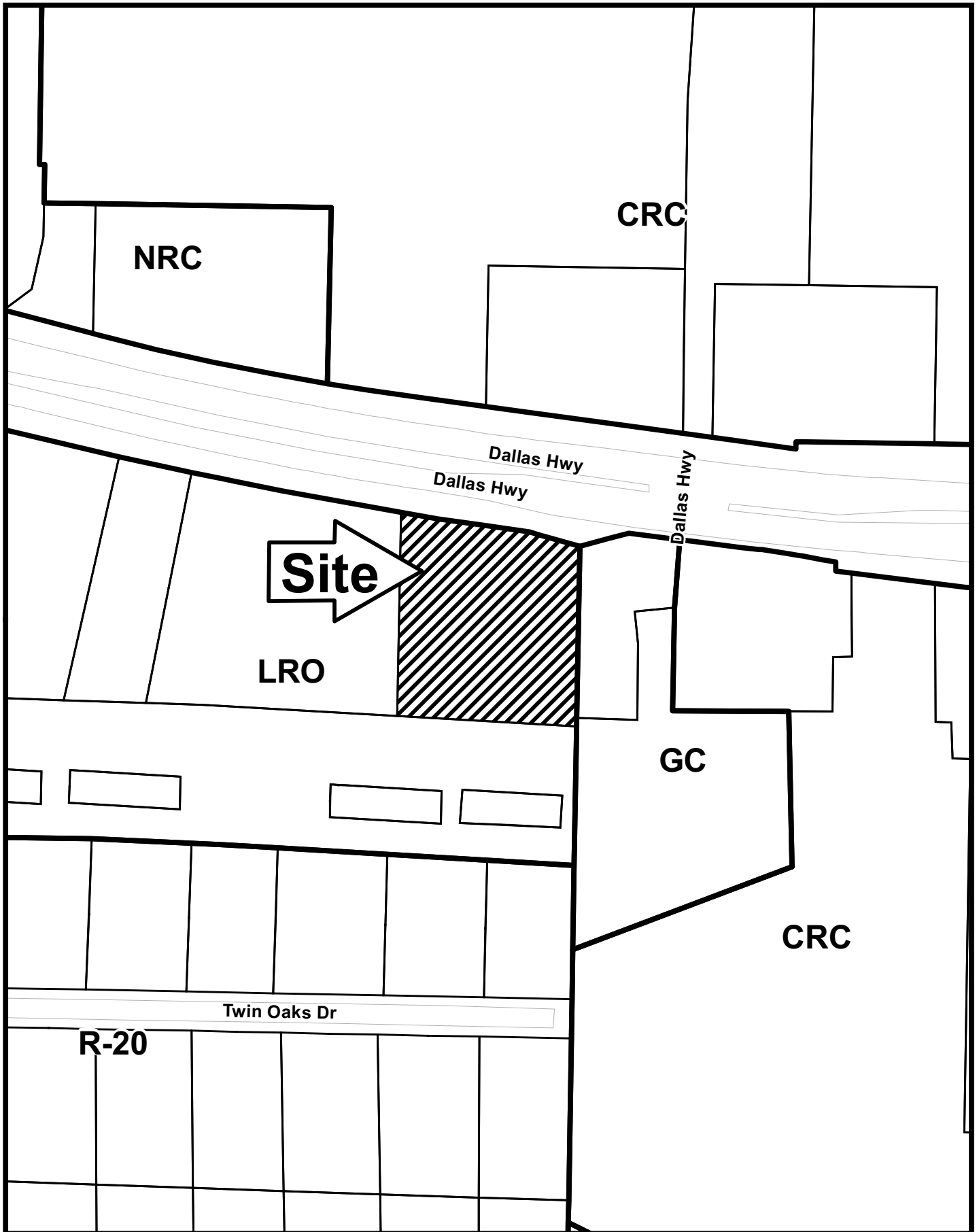
SEWER: No conflict.

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

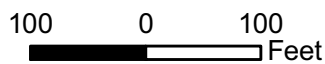
BOARD OF APPEALS DECISION
APPROVED _____ **MOTION BY** _____
REJECTED _____ **SECONDED** _____
HELD _____ **CARRIED** _____
STIPULATIONS: _____



V-39



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

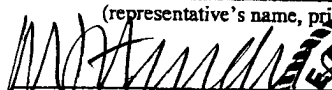
(type or print clearly)

Application No. V-39

Hearing Date: 5-12-10

Applicant Metro Bank Business Phone 770-429-8400 Home Phone 770-425-2157

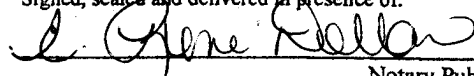
Michael J. Henderson Address 1096 Chestnut Hill Circle, Marietta, GA 30064
(representative's name, printed) (street, city, state and zip code)


(representative's signature)

Business Phone 678-433-1616 Cell Phone 404-680-2493


My commission expires: _____

Signed, sealed and delivered in presence of:



Notary Public

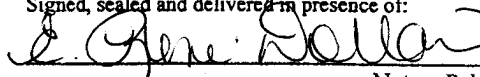
Titleholder Metro Bank Business Phone 770-429-8400 Home Phone _____

Signature  Address: 2615 Dallas Hwy, Marietta, GA 30064
(attach additional signatures, if needed) (street, city, state and zip code)

MIKE
HENDERSON

My commission expires: _____

Signed, sealed and delivered in presence of:



Notary Public

Present Zoning of Property LR20

Location 2615 Dallas Hwy, Marietta, GA 30064
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 26 & 330 District 19th Size of Tract 1.30 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 1.30 Acres 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.

Current ATM location viewed by customers as security risk.

List type of variance requested: _____
Relocate ATM to front of building