

APPLICANT: Richard H. MacGeorge and Cheryl E. **PETITION NO.:** V-41
PHONE: MacGeorge 770-955-6247 **DATE OF HEARING:** 06-08-11
REPRESENTATIVE: Cheryl MacGeorge **PRESENT ZONING:** R-15
PHONE: 770-955-6247 **LAND LOT(S):** 929, 932
PROPERTY LOCATION: On the east side of **DISTRICT:** 17
Timberlea Lake Drive, south of Old Paper Mill Road **SIZE OF TRACT:** 0.3764 acre
(469 Timberlea Lake Drive). **COMMISSION DISTRICT:** 2

TYPE OF VARIANCE: 1) Waive the rear setback on lot 38 from the required 40 feet to 8 feet; 2) waive the setback for an accessory structure (existing arbor) under 144 square feet from 5 feet to zero feet; and 3) waive the maximum impervious surface from 35 percent to 44 percent.

COMMENTS

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

DEVELOPMENT & INSPECTIONS: If this variance request is approved, a subdivision plat revision must be recorded prior to the issuance of the certificate of occupancy showing all improvements on the lot and referencing the variance case in the standard plat revision note. The surveyor must submit the plat to the Site Plan Review Section, Community Development Agency for review and approval prior to recording. Call 770-528-2147.

STORMWATER MANAGEMENT: No objection to variance for clean-up of existing condition.

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: Marietta service area.

SEWER: Marietta service area.

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

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



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Cobb County Fire and Emergency Services

Fire Marshal Comments

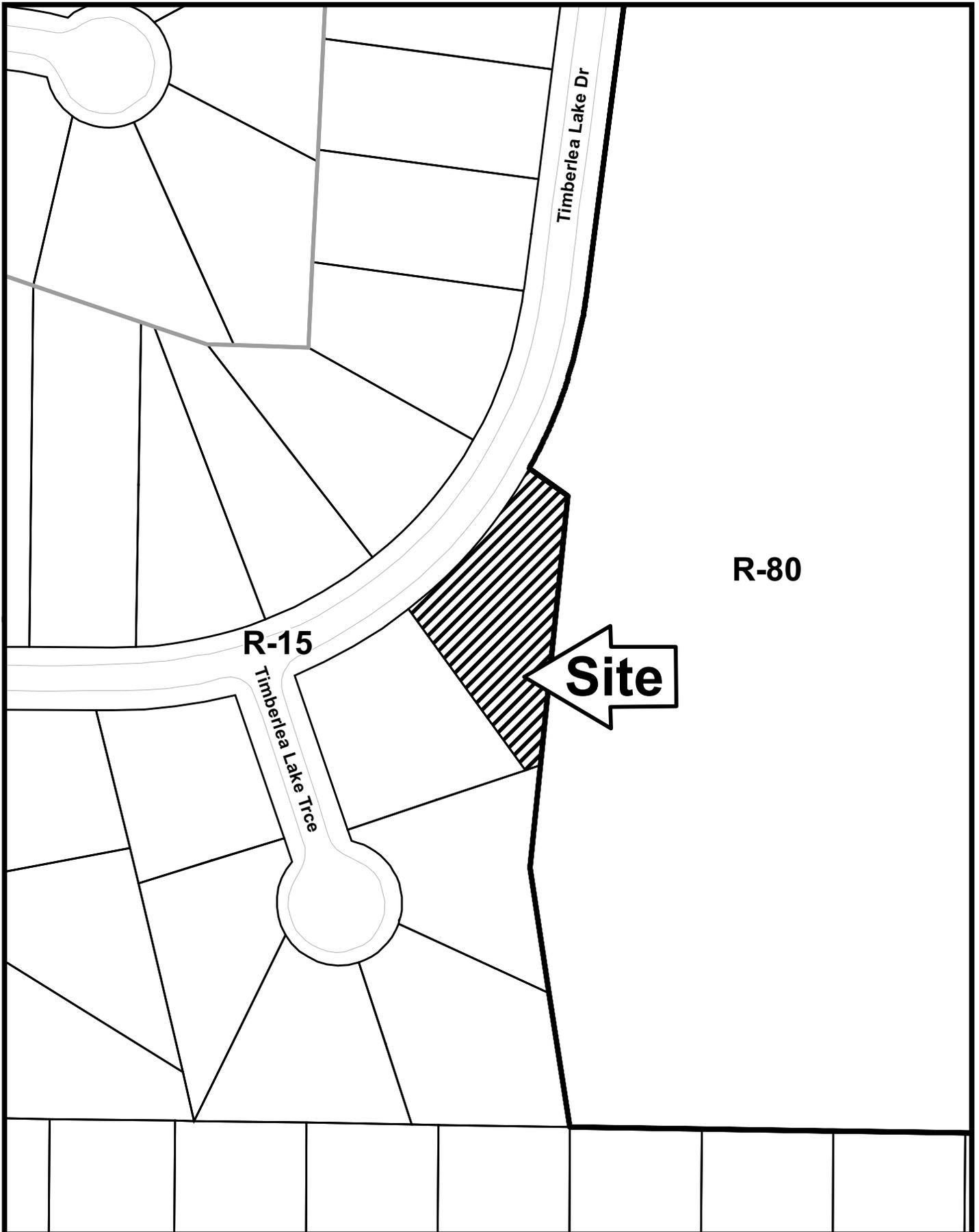
Applicant Name: **Richard H. and Cheryl E. MacGeorge**

Petition Number: V-41

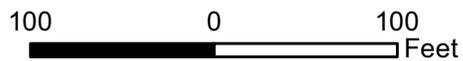
Date: 5/24/2011

NO COMMENTS: After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.

V-41



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-41
Hearing Date: 6-8-11

Applicant Richard MacGeorge Phone # 770.955-6247 (H) E-mail CHERIE14@MSN.COM
CHERYL MACGEORGE
Address 469 TIMBERLEA LAKE DR
(representative's name, printed) (street, city, state and zip code) MARIETTA GA 30067

Signature Cheryl MacGeorge Phone # _____ E-mail _____
(representative's signature) Richard H. MacGeorge

My commission expires: 11/07/11

Signed, sealed and delivered in presence of:
Wendy H. Dreyer
Notary Public

Titleholder SAME AS ABOVE Phone # _____ E-mail _____

Signature Cheryl MacGeorge Address: _____
(attach additional signatures, if needed) (street, city, state and zip code)
Richard H. MacGeorge

My commission expires: 11/07/11

Signed, sealed and delivered in presence of:
Wendy H. Dreyer
Notary Public

Present Zoning of Property RESIDENTIAL R-15

Location 469 TIMBERLEA LAKE DRIVE
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 929, 932 District 17 Size of Tract 0.3264 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 IRREGULAR 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.

ADDITION TO HOME IN MARCH 1999 PERMIT #991019R. WE NEED TO SELL OUR HOME IN ORDER TO BUY A MAINTENANCE FREE CONDOMINIUM IN A 55+ COMMUNITY IN E. COBB. THE POTENTIAL BUYER HAD A NEW SURVEY DONE WHICH SHOWS THE SIDEYARD SETBACK IS ONLY 8.6" INSTEAD OF 10' (DIFFERENCE OF APPROX 17 INCHES). BUYER WILL NOT PURCHASE OUR HOME WITHOUT ASSURANCE OF VARIANCE.

List type of variance requested: SIDE YARD SETBACK - NEXT TO WAIVE REAR SETBACK TERRILL MILL PARK -