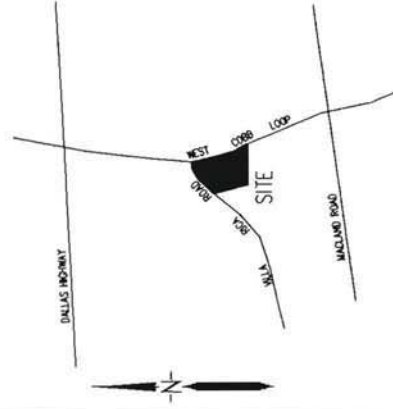


LUP-15
(2012)

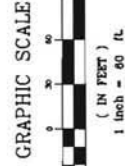


LOCATION MAP
N.T.S.

THIS PROPERTY IS NOT LOCATED WITHIN A 100 YEAR FLOOD ZONE ACCORDING TO COBB COUNTY FIRM PANEL 0050 F COMMUNITY #13067C DATED AUGUST 18, 1992

PERMIT DRAWING FOR:
J. A. PACE

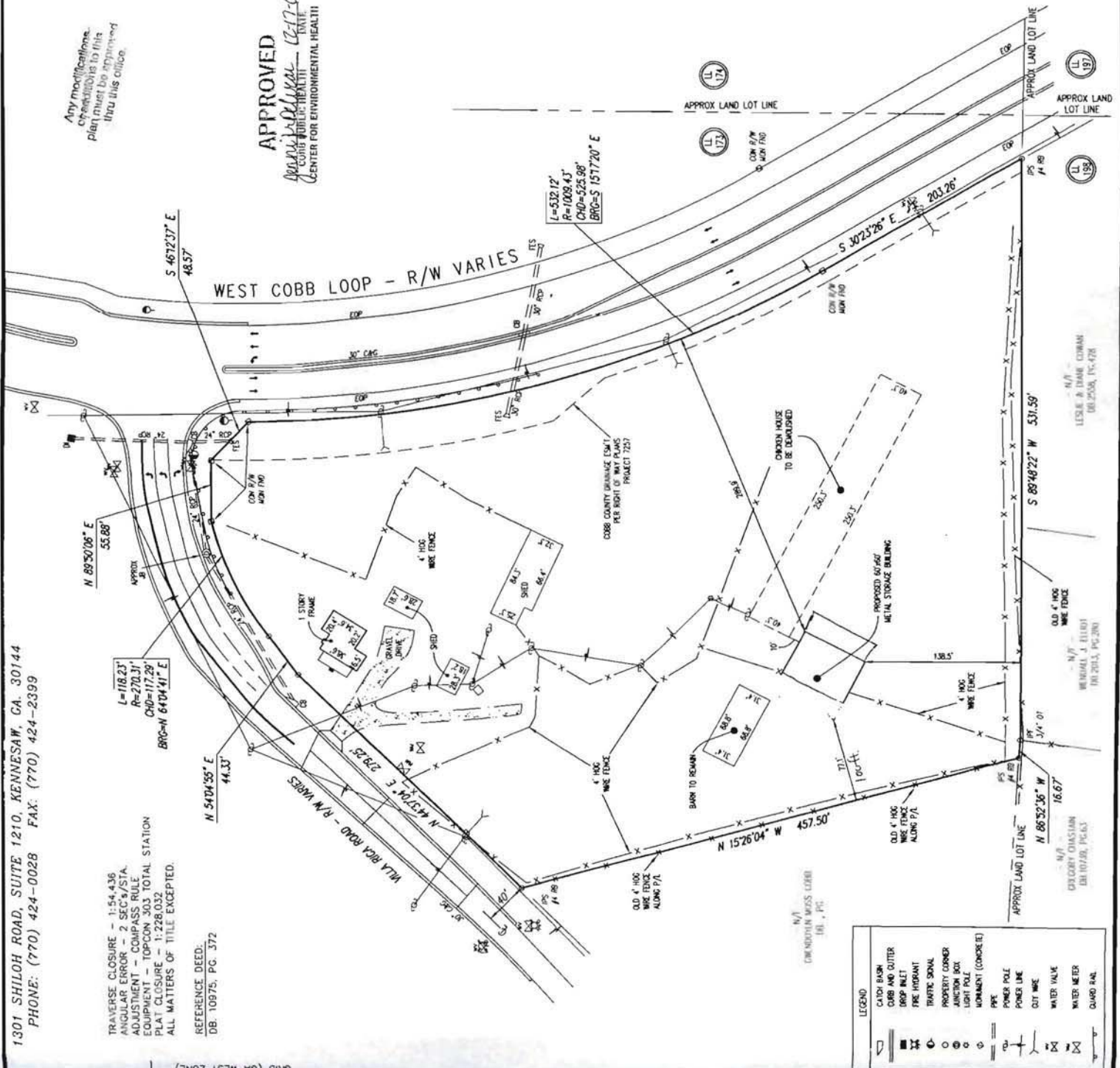
PROPERTY IS LOCATED IN LAND LOT 173 OF THE 18TH DISTRICT, 2ND SECTION COBB COUNTY, GEORGIA



DRAWN BY:	JLH	DATE:	11/01/07
CHECKED BY:	CCF	JOB NO.:	105103
NO.:		REVISION DESCRIPTION:	
DATE:		BY:	

Any modifications or additions to this plan must be approved thru this office.

APPROVED
MICHAEL J. HIGDON
COBB COUNTY PUBLIC HEALTH
CENTER FOR ENVIRONMENTAL HEALTH
DATE: 12-17-07



Centerline Surveying Systems, Inc.
1301 SHILOH ROAD, SUITE 1210, KENNESAW, GA. 30144
PHONE: (770) 424-0028 FAX: (770) 424-2399

TRaverse closure - 1:54,436
ANGULAR ERROR - 2 SEC'S/STA.
ADJUSTMENT - COMPARISON RULE
EQUIPMENT - TOPCON 303, TOTAL STATION
PLAN CLOSURE - 1:228,032, TOTAL STATION
ALL MATTERS OF TITLE EXCEPTED.
REFERENCE DEED:
DB 10975, PG. 372

- LEGEND
- CATCH BASIN
 - COBB AND OUTER
 - DRIP INLET
 - FIRE HYDRANT
 - TRAFFIC SIGNAL
 - PROPERTY CORNER
 - ANCHOR BOX
 - LIGHT POLE
 - MONUMENT (CONCRETE)
 - Pipe
 - POWER POLE
 - POWER LINE
 - CUT WIRE
 - WATER VALVE
 - WATER METER
 - QUAD RAIL

APPLICANT: J.A. Pace
(770) 422-5437

REPRESENTATIVE: J.A. Pace
(770) 422-5437

TITLEHOLDER: J.A. Pace

PROPERTY LOCATION: Southwest intersection of Villa Rica Road and Ernest Barrett Parkway (West Cobb Loop) (985 Villa Rica Road).

ACCESS TO PROPERTY: Villa Rica Road

PHYSICAL CHARACTERISTICS TO SITE: Single-family house, chicken house, accessory buildings

CONTIGUOUS ZONING/DEVELOPMENT

- NORTH:** R-20/Single-family Houses
- SOUTH:** R-20/Single-family Houses, wooded area
- EAST:** R-20/Single-family House
- WEST:** R-20/Single-family Houses

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:

PETITION NO: LUP-15

HEARING DATE (PC): 06-05-12

HEARING DATE (BOC): 06-19-12

PRESENT ZONING: R-20

PROPOSED ZONING: Land Use Permit

PROPOSED USE: UPS Transfer Boxes and Two Trucks

SIZE OF TRACT: 6.30 acres

DISTRICT: 19

LAND LOT(S): 173

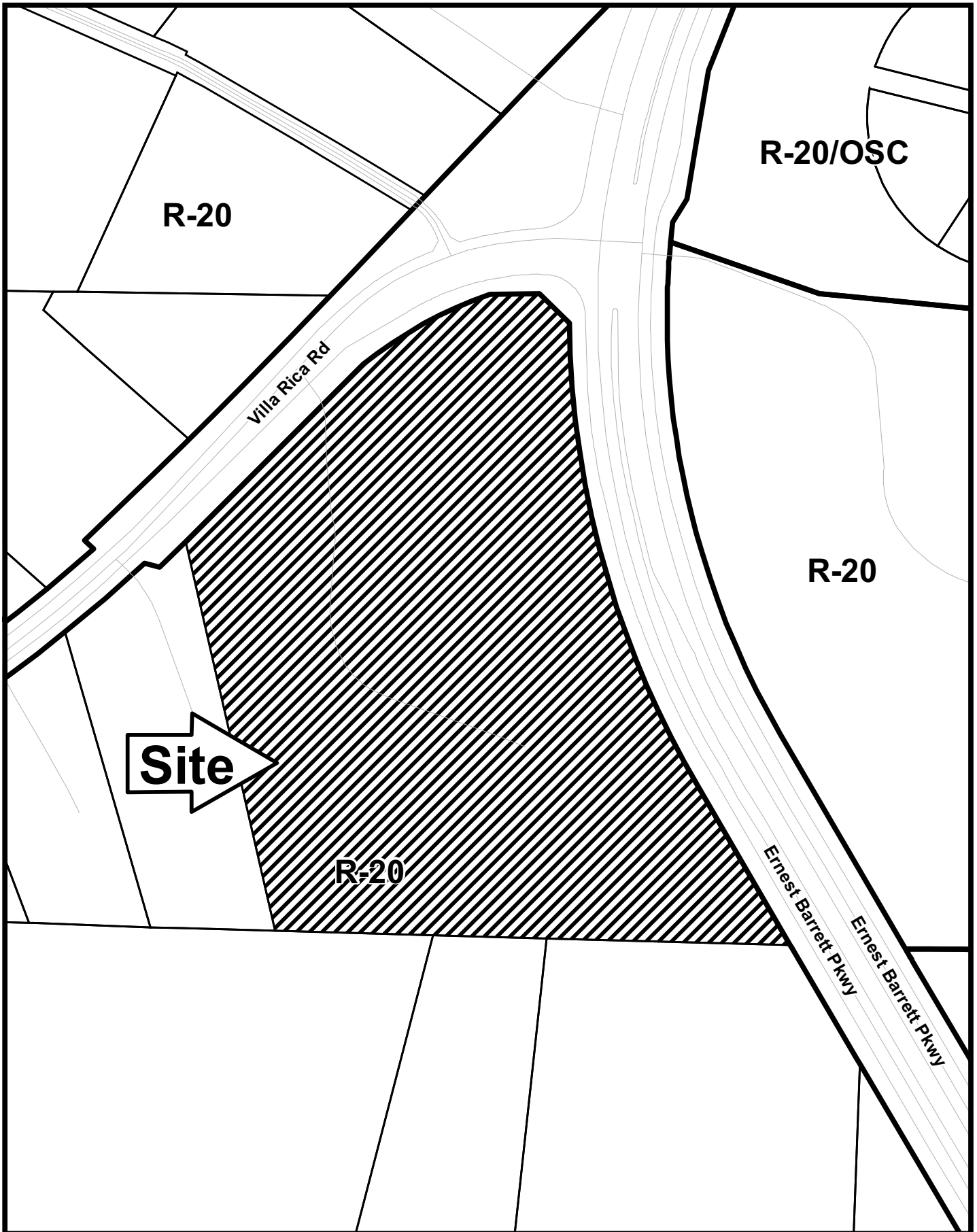
PARCEL(S): 13

TAXES: PAID X **DUE**

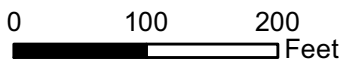
COMMISSION DISTRICT: 1





LUP-15



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



-  City Boundary
-  Zoning Boundary

APPLICANT: J.A. Pace

PETITION NO.: LUP-15

PRESENT ZONING: R-20

PETITION FOR: LUP

ZONING COMMENTS: Staff Member Responsible: Jason A. Campbell

Applicant is requesting a land use permit for the purpose of having transfer boxes and two trucks. There will be three employees coming to the property five days a week between 9:30 a.m. and 4 p.m. The area to be utilized is to the side of the chicken house on a gravel area. There will be no signs.

Historic Preservation: No comment

Cemetery Preservation: No comment.

WATER & SEWER COMMENTS:

No comments.

TRAFFIC COMMENTS:

Recommend no on-street parking.

FIRE 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.

APPLICANT: J. A. Pace

PETITION NO.: LUP-15

PRESENT ZONING: R-20

PETITION FOR: LUP

STORMWATER MANAGEMENT COMMENTS

No site improvements are proposed. No comments.

STAFF RECOMMENDATIONS

LUP-15 J.A. PACE

Applicant is requesting a Temporary Land Use Permit for the purpose of operating two transfer boxes and having two trucks on the property. The operation will have three employees coming to the property five days per week between 9:30 a.m. and 4 p.m. The property is delineated on the *Cobb County Comprehensive Plan* as Low Density Residential. The Code Enforcement Division has received complaints about this business. Based upon the above-analysis, and strict interpretation of the ordinance, staff recommends DENIAL.

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.



Application #: LUP-15
PC Hearing Date: 6-5-12
BOC Hearing Date: 6-19-12

TEMPORARY LAND USE PERMIT WORKSHEET

1. Type of business? U.P.S TRUCKS TRANSFER
2. Number of employees? 3
3. Days of operation? 5
4. Hours of operation? 9:30 AM - 4:00 PM
5. Number of clients, customers, or sales persons coming to the house per day? _____ ; Per week? _____
6. Where do clients, customers and/or employees park?
Driveway: _____ ; Street: _____ ; Other (Explain): Side of Chicken House on Gravel
7. Signs? No: ; Yes: _____. (If yes, then how many, size, and location): _____
8. Number of vehicles related to this request? (Please also state type of vehicle, i.e. dump truck, bobcat, trailer, etc.): 3
9. Deliveries? No _____ ; Yes (If yes, then how many per day or week, and is the delivery via semi-truck, USPS, Fedex, UPS, etc.)
10. Does the applicant live in the house? Yes _____ ; No
11. Any outdoor storage? No _____ ; Yes (If yes, please state what is kept outside): FARM TRACTOR + Equipment
12. Length of time requested: FOR UPS TRUCKS
13. Any additional information? (Please attach additional information if needed):

Applicant signature: J.A. Poree Date: 3-28-12

Applicant name (printed): J.A. Poree