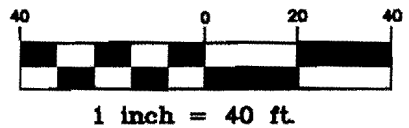
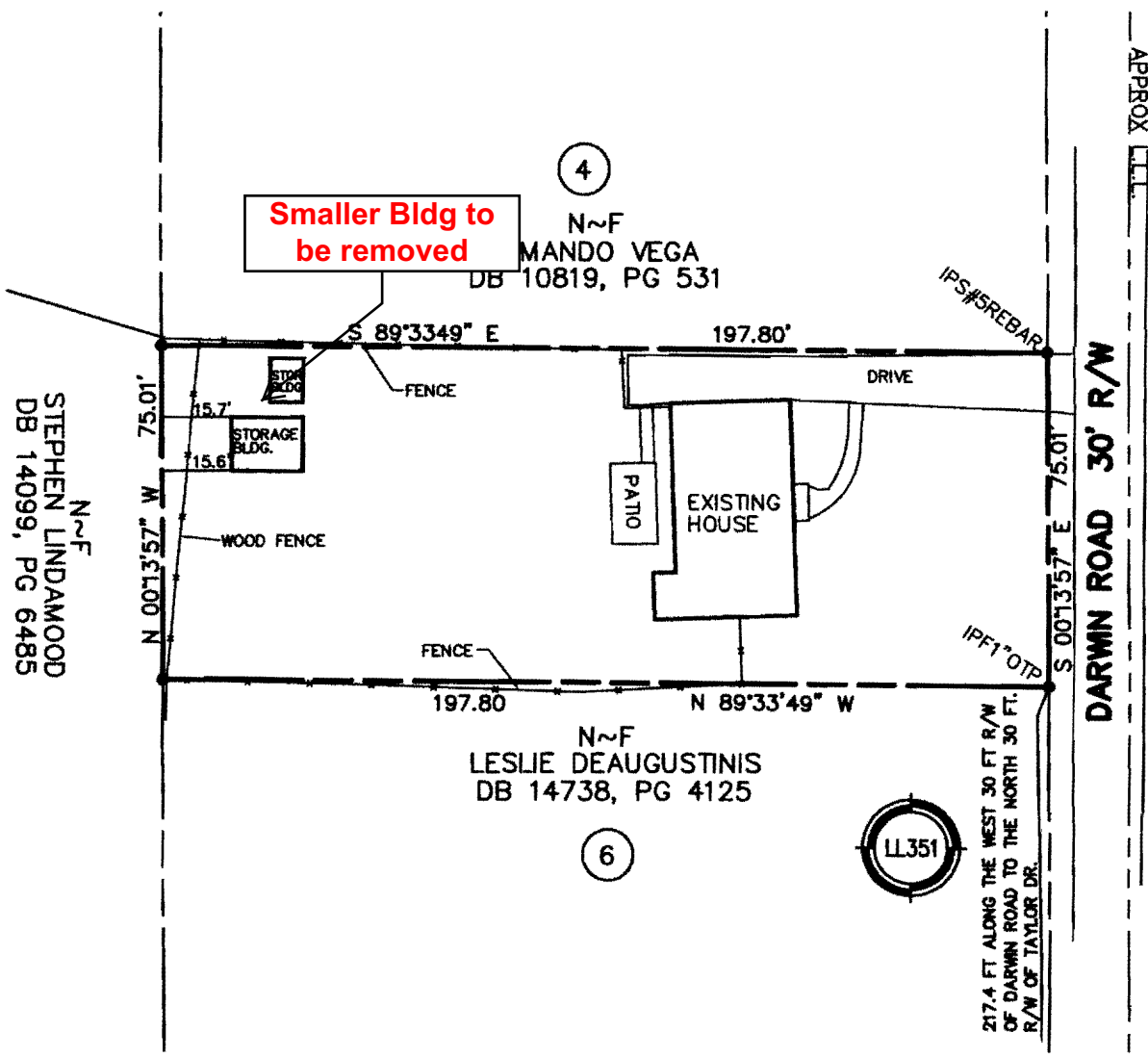


V-53 (2012)



NOTES:

- 1 - REFERENCE PLAT IS PLAT BOOK 8 PAGE 91.
- 2 - THIS PROPERTY IS NOT IN A SPECIAL FLOOD HAZARD PER FIRM MAP 1367C0116G DATED 12/16/2008.



IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE GEORGIA PLAT ACT.

BOUNDARY SURVEY
SAHRA AHMED
 1766 DARWIN ROAD
 14835 S.F. 0.34 ACRES

LOCATED IN
 LAND LOT(S): 351
 DISTRICT: 17th
 SECTION: 2nd
 COUNTY: COBB
 CITY: SMYRNA
 STATE: GEORGIA

TECHNICAL DATA:
 EQUIPMENT: TOPCON
 GPT-3005W W/ CARLSON
 EXPLORER

KV KREWSON VICKREY
 ENGINEERS & LAND SURVEYORS
 1337 Canton Road
 Suite H1
 Marietta Georgia 30066
 (770) 421-8953 Fax (770) 427-4363

JOB NO.	2012-19	SUBDIVISION:	J. I. TUCKER SUBDIVISION
DRAWN BY	EV	REVISIONS	DATE
CHECKED BY	JEV		
DATE	05/09/12		
SCALE	1"= 40'		
FIELD DATE	05/08/12		

APPLICANT: Sahra Ahmed

PETITION No.: V-53

PHONE: 404-552-8869

DATE OF HEARING: 07-11-12

REPRESENTATIVE: Sahra Ahmed

PRESENT ZONING: R-20

PHONE: 404-552-8869

LAND LOT(S): 351

TITLEHOLDER: Sahra Ahmed

DISTRICT: 17

PROPERTY LOCATION: On the west side of Darwin Road, north of Taylor Drive (1766 Darwin Road).

SIZE OF TRACT: 0.34 acre

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: Waive the rear setback for an accessory structure over 144 square feet (existing approximately 192 square foot shed) from the required 35 feet to 15 feet.

OPPOSITION: No. OPPOSED **PETITION No.** **SPOKESMAN**

BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Sahra Ahmed

PETITION No.: V-53

COMMENTS

TRAFFIC: This request will not have an adverse impact on the transportation network.

DEVELOPMENT & INSPECTIONS: Notice of violation was issued for building without a permit on 4-25-12. Permit was obtained using incorrect measurements on 5-1-12 for building within the setbacks.

SITE PLAN REVIEW: No comment.

STORMWATER MANAGEMENT: No adverse stormwater impacts are anticipated.

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.

DESIGN GUIDELINES: No comment.

CEMETERY PRESERVATION: No comment.

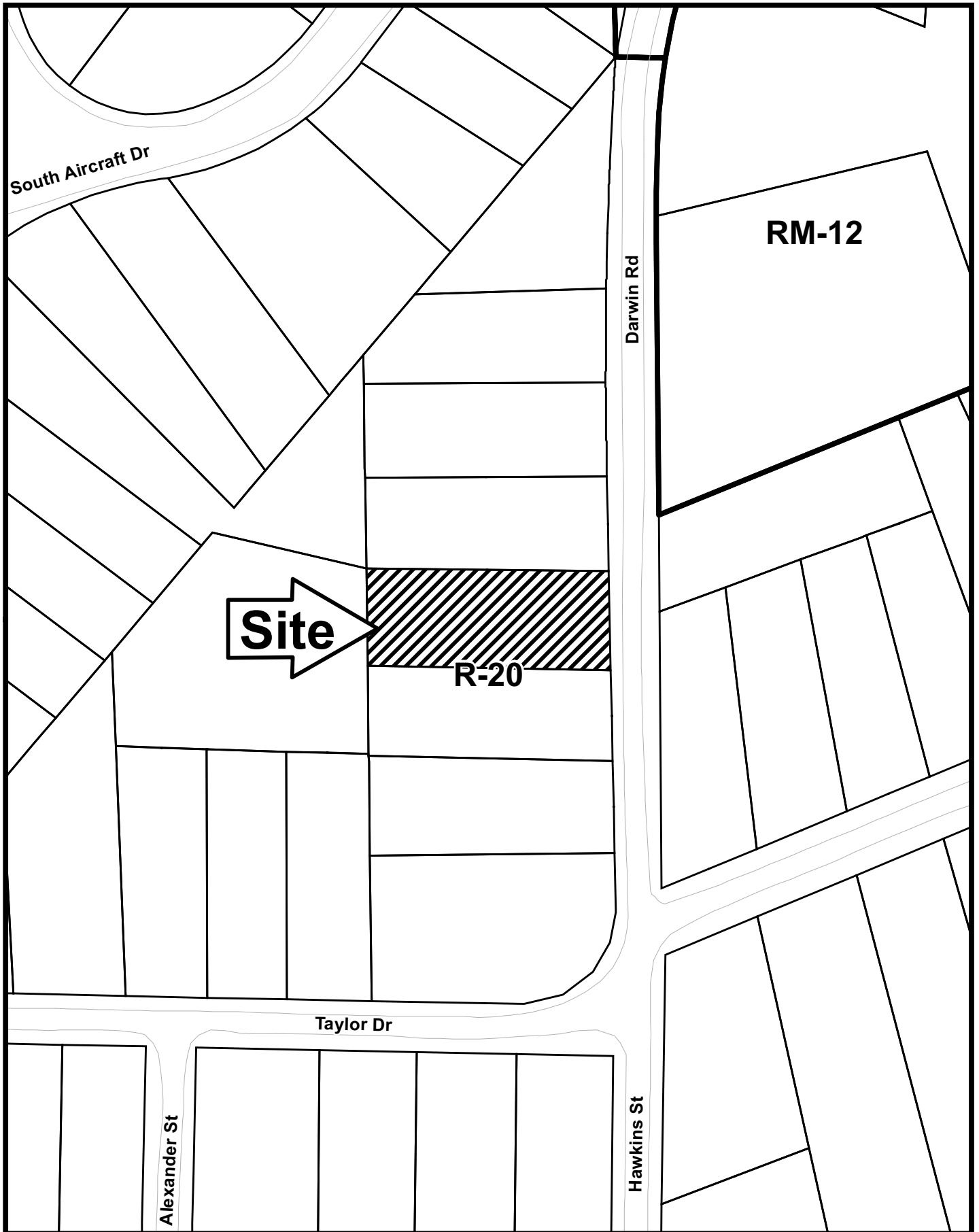
WATER: No conflict.

SEWER: No conflict.

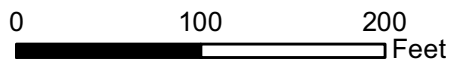
APPLICANT: Sahra Ahmed **PETITION No.:** V-53



FIRE DEPARTMENT: 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-53



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-53
Hearing Date: 2-11-12

Applicant SAHRA AHMED Phone # 404-552-8869 E-mail _____

SAHRA AHMED Address 1766 Darwin Rd SMYRNA, GA 30080
(representative's name, printed) (street, city, state and zip code)

Sahra Ahmed Phone # 404-552-8869 E-mail _____
(representative's signature)

My commission expires: 2/27/2014

Signed, sealed and delivered in presence of
Janice Langston
Notary Public
My Commission Expires
January 21, 2015

Titleholder SAHRA AHMED Phone # 404-552-8869 E-mail _____

Signature Sahra Ahmed Address: 1766 Darwin R SMYRNA, GA
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: 2/27/2014

Signed, sealed and delivered in presence of
Janice Langston
Notary Public
My Commission Expires
January 21, 2015

Present Zoning of Property R-20

Location 1766 Darwin Rd SMYRNA, GA 30080
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 351 District 17 Size of Tract 0.34 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 14835 SF Shape of Property RECTAN Topography of Property Flat 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.

List type of variance requested: Shed location variance

