

Z-61
(2013)

WITHDRAWN

BETTERTON
LAND SURVEYING & DESIGN, INC.
SUBDIVISION & COMMERCIAL SITE DESIGN
550 WEST SANDHORN ROAD
MARIETTA, GEORGIA 30064
(770) 483-0242

ZONING PLAT
712 BOB BETTS ROAD
LOCATED IN
COBB COUNTY, GEORGIA
19TH DISTRICT
LAND LOT 898 & 894
PREPARED FOR
COPPERLEAF PARTNER

DATE: AUGUST 25, 2012
SCALE: 1" = 50'
SHEET NUMBER: 1 OF 1
PLAT NUMBER: 13141.PRD
JOB NUMBER: 13141.PRD

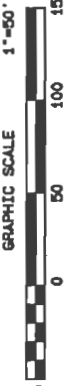
13141



LOCATION MAP
SCALE 1" = 2000'

NOTES:
1. SURVEY NOTES HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE WITHIN 1 FOOT IN 411,901 FEET.
2. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A MEAN ANGLE ERROR OF 08" PER ANGLE AND WAS ADJUSTED USING THE COMPASS RULE.
3. I HAVE THIS DATE EXAMINED THE COBB COUNTY GIS HAZARD MAP COMMUNITY NUMBER 130062, PANEL 00-44G, DATED 12-16-2008, AND HAVE DETERMINED THAT THIS PROPERTY IS NOT LOCATED IN AN AREA HAVING SPECIAL FLOOD HAZARDS.

PROPOSED ZONING: R-20
MINIMUM LOT WIDTH: 50'
MIN. ROAD FRONTAGE: 70'
MIN. FRONT SETBACK: 20'
MIN. SIDE SETBACK: 5'/15'
MIN. REAR SETBACK: 20'
MIN. LOT SIZE: 7,000 SQ. FT.
CURRENT ZONING: R-20
PROPOSED ZONING: R-20
INTERIOR/70' EXTERIOR
INTERIOR/35' C.U.D DE SAC
EXTERIOR
EXTERIOR
EXTERIOR
TOTAL APPROXIMATE AREA: 1.942 ACRES
TOTAL NUMBER OF LOTS: 8
DENSITY: 4.12 LOTS PER ACRE



RECEIVED
SEP - 5 2013
COBB CO. COMM. DEV. AGENCY
ZONING DIVISION



APPLICANT: Copperleaf Partners, LLC
770-616-0261

REPRESENTATIVE: Charles McClain
770-616-0261

TITLEHOLDER: Spero G. Karas

PROPERTY LOCATION: East side of Bob Bettis Road; bounded by
Bob Bettis Road, Brown Circle and Fairview Drive; north of Piedmont
Road (2712 Bob Bettis Road).

ACCESS TO PROPERTY: Bob Bettis Road, Brown Circle and
Fairview Drive

PHYSICAL CHARACTERISTICS TO SITE: _____

PETITION NO: Z-61

HEARING DATE (PC): 11-05-13

HEARING DATE (BOC): 11-19-13

PRESENT ZONING: R-20

PROPOSED ZONING: RA-5

PROPOSED USE: Subdivision

SIZE OF TRACT: 1.942 acres

DISTRICT: 16

LAND LOT(S): 559, 594

PARCEL(S): 4

TAXES: PAID X DUE _____

COMMISSION DISTRICT: 3

CONTIGUOUS ZONING/DEVELOPMENT

*****WITHDRAWN*****

- NORTH: _____
- SOUTH: _____
- EAST: _____
- WEST: _____

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: _____

