

#2

# Application for "Other Business"

COBB COUNTY GEORGIA  
PLANNING DEPARTMENT

## Cobb County, Georgia

(Cobb County Zoning Division - 770-528-2035)

2014 JAN -6 AM 12/18/14  
BOC Hearing Date Requested: 2/18/14

Applicant: Birch River Development/NEDA INVESTMENTS Phone #: 678-233-7134  
(applicant's name printed)

Address: 235 Corporate Center Dr., Suite 100, Stockbridge, GA 30281 E-Mail: jadams@havenwood.biz

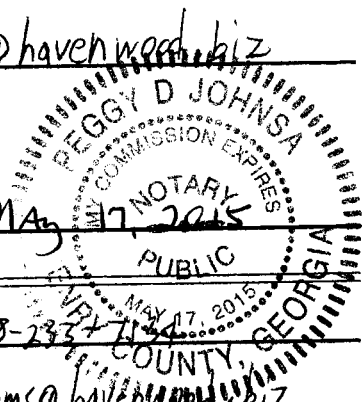
Jonathan Adams Address: 2766 Bentwood Drive, Marietta, GA 30062  
(representative's name, printed)

[Signature] Phone #: 678-233-7134 E-Mail: jadams@havenwood.biz  
(representative's signature)

Signed, sealed and delivered in presence of:

[Signature]  
Notary Public

My commission expires: May 17, 2015



Titleholder(s): Birch River Development, LLC/NEDA INVESTMENTS Phone #: 678-233-7134  
(property owner's name printed)

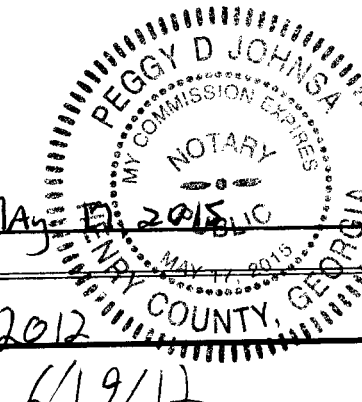
Address: 235 Corporate Center Drive, Suite 100, Stockbridge, GA 30281 E-Mail: jadams@havenwood.biz

X [Signature] Jonathan Adams  
(Property owner's signature)  
SUSAN MENG

Signed, sealed and delivered in presence of:

[Signature]  
Notary Public

My commission expires: May 17, 2015



Commission District: 3 Zoning Case: Z-25 2012

Date of Zoning Decision: 6/19/12 Original Date of Hearing: 6/19/12

Location: 2975 Holly Springs Road, Marietta, GA 30062  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): 529 District(s): 16

State specifically the need or reason(s) for Other Business: Adjoining owner, parcel # 16052900620, has a fence that encroaches into the property. We would like to deed a piece of land in accordance with the fence line to the neighbor, as the required dimensions and lot sizes will remain intact.

(List or attach additional information if needed)



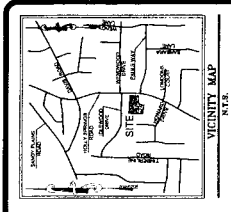
FINAL PLAT SURVEY FOR:  
**CAREY WOODS**  
 LAND LOTS 529 16TH DISTRICT  
 COBB COUNTY, GEORGIA

NO.	DATE	DESCRIPTION
1	12.08.13	PRELIMINARY
2	1.15.14	REVISED BY: [Signature]
3	2.10.14	REVISED BY: [Signature]
4	3.10.14	REVISED BY: [Signature]

DATE: 12.08.13  
 SCALE: 1"=50'  
 FILE NUMBER: [Blank]  
 DRAWN BY: [Blank]  
 CHECKED BY: [Blank]  
 APPROVED BY: [Signature]



SHEET NUMBER  
**1 OF 1**



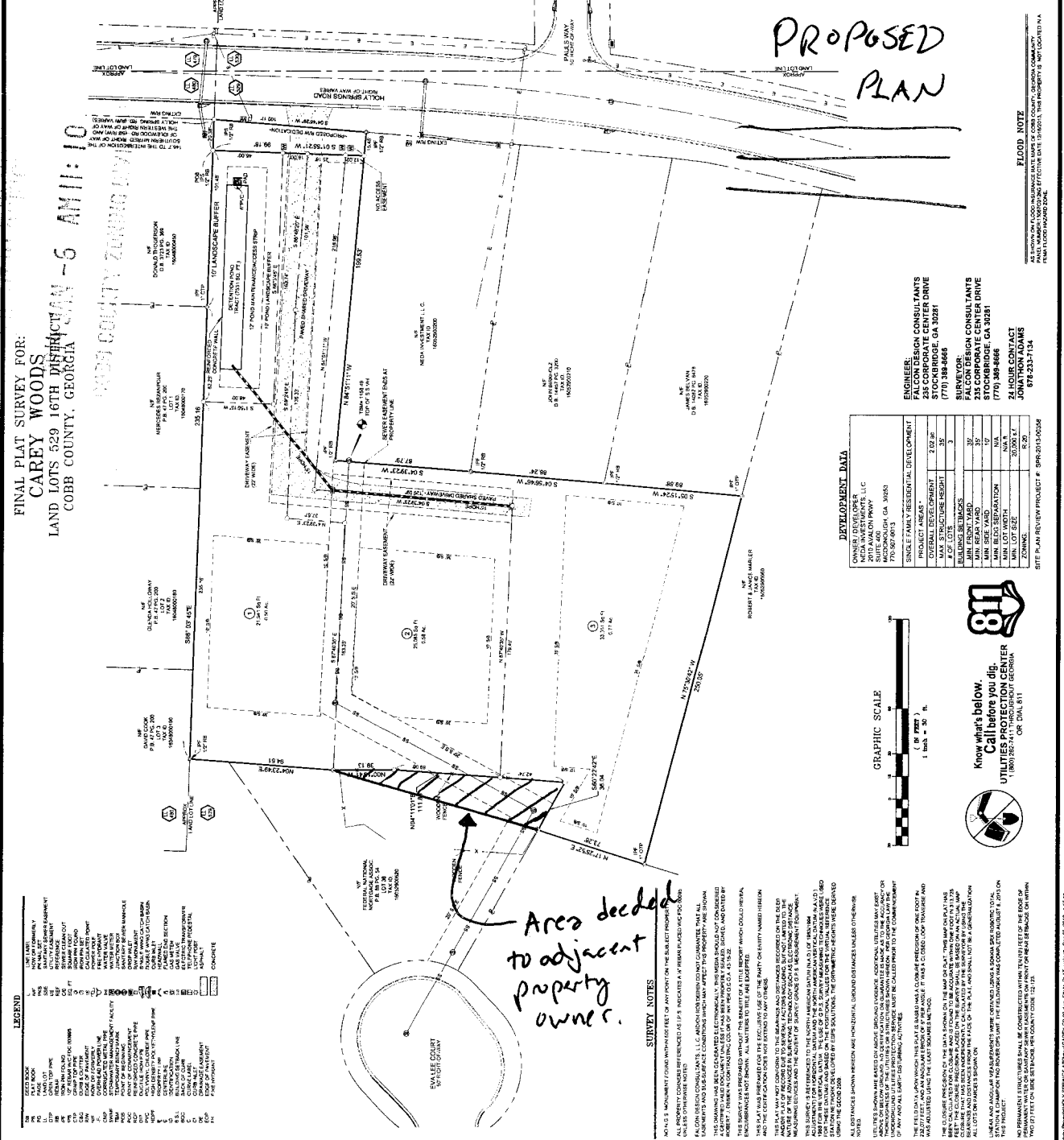
USE AND BE AWARE THAT THESE PLANS ARE PREPARED SUBJECT TO THE RECORDS OF THE COBB COUNTY ENGINEERING DEPARTMENT. ANY CHANGES TO THESE PLANS SHALL BE MADE BY THE ENGINEER OF RECORD. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR THE ACCURACY OF THESE PLANS. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR THE ACCURACY OF THESE PLANS. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR THE ACCURACY OF THESE PLANS.

**SURVEY CERTIFICATE**  
 I HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL SURVEYOR IN THE STATE OF GEORGIA AND THAT I HAVE PERSONALLY CONDUCTED THE SURVEY AND PREPARED THESE PLANS. I HAVE BEEN ADVISED BY THE CLIENT THAT THE INFORMATION PROVIDED TO ME WAS TRUE AND CORRECT. I HAVE BEEN ADVISED BY THE CLIENT THAT THE INFORMATION PROVIDED TO ME WAS TRUE AND CORRECT. I HAVE BEEN ADVISED BY THE CLIENT THAT THE INFORMATION PROVIDED TO ME WAS TRUE AND CORRECT.

REGISTERED LAND SURVEYOR  
 ROBERT J. WALKER  
 STATE OF GEORGIA  
 LICENSE NO. 10000  
 DATE: 12.08.13

REGISTERED LAND SURVEYOR  
 ROBERT J. WALKER  
 STATE OF GEORGIA  
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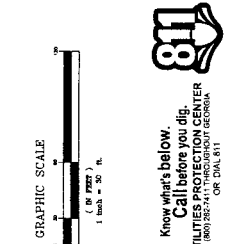
FINAL PLAT SURVEY FOR:  
**CAREY WOODS**  
 LAND LOTS 529 16TH DISTRICT  
 COBB COUNTY, GEORGIA  
 AM11:10

**PROPOSED PLAN**

**FLOOD NOTE**  
 AS SHOWN ON FLOOD INSURANCE RATE MAPS OF COBB COUNTY, GEORGIA, THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD ZONE.

**DEVELOPER DATA**

OWNER/DEVELOPER	MEGA INVESTMENTS, LLC
ADDRESS	10000 WOODBRIDGE DRIVE, SUITE 400, ATLANTA, GA 30350
PHONE	770-527-8013
ENGINEER	FALCON DESIGN CONSULTANTS
ADDRESS	235 CORPORATE CENTER DRIVE, ATLANTA, GA 30321
PHONE	(770) 488-8866
SURVEYOR	FALCON DESIGN CONSULTANTS
ADDRESS	235 CORPORATE CENTER DRIVE, ATLANTA, GA 30321
PHONE	(770) 488-8866
DATE	12/08/13



Know what's below.  
 Call before you dig.  
**UTILITIES PROTECTION CENTER**  
 (800) 762-7229 OR DIAL 811

**LEGEND**

1	EXISTING CONCRETE
2	EXISTING ASPHALT
3	EXISTING GRAVEL
4	EXISTING SOIL
5	EXISTING EARTHWORK
6	EXISTING FENCE
7	EXISTING UTILITY
8	EXISTING TREE
9	EXISTING SHED
10	EXISTING GARAGE
11	EXISTING DRIVEWAY
12	EXISTING WALKWAY
13	EXISTING PATIO
14	EXISTING PORCH
15	EXISTING DECK
16	EXISTING STAIR
17	EXISTING RAMP
18	EXISTING CURB
19	EXISTING GUTTER
20	EXISTING DOWNSPOUT
21	EXISTING SIGN
22	EXISTING LIGHT
23	EXISTING POLE
24	EXISTING WIRE
25	EXISTING CONDUIT
26	EXISTING MANHOLE
27	EXISTING CHECK VALVE
28	EXISTING WATER VALVE
29	EXISTING GAS VALVE
30	EXISTING FURNACE
31	EXISTING AIR CONDITIONER
32	EXISTING HEAT PUMP
33	EXISTING WATER HEATER
34	EXISTING DUCTWORK
35	EXISTING PLUMBING
36	EXISTING ELECTRICAL
37	EXISTING TELEPHONE
38	EXISTING CABLE
39	EXISTING ANTENNA
40	EXISTING TV
41	EXISTING SATELLITE
42	EXISTING FIBER
43	EXISTING CABLE TV
44	EXISTING INTERNET
45	EXISTING SECURITY
46	EXISTING ALARMS
47	EXISTING CAMERAS
48	EXISTING ACCESS
49	EXISTING GATES
50	EXISTING WALLS
51	EXISTING FOUNDATIONS
52	EXISTING FOOTINGS
53	EXISTING PILES
54	EXISTING BRACES
55	EXISTING BOLTS
56	EXISTING WELDS
57	EXISTING PAINT
58	EXISTING STAIN
59	EXISTING CRACKS
60	EXISTING DISPLACEMENT
61	EXISTING SETTLEMENT
62	EXISTING SLIDING
63	EXISTING TILTING
64	EXISTING ROTATION
65	EXISTING VIBRATION
66	EXISTING NOISE
67	EXISTING AIR QUALITY
68	EXISTING WATER QUALITY
69	EXISTING SOIL QUALITY
70	EXISTING VEGETATION
71	EXISTING ANIMALS
72	EXISTING PLANTS
73	EXISTING TREES
74	EXISTING SHRUBS
75	EXISTING HERBS
76	EXISTING MUSHROOMS
77	EXISTING BIRDS
78	EXISTING INSECTS
79	EXISTING AMPHIBIANS
80	EXISTING REPTILES
81	EXISTING MAMMALS
82	EXISTING BATS
83	EXISTING BEAVERS
84	EXISTING SKUNKS
85	EXISTING RATS
86	EXISTING SQUIRRELS
87	EXISTING CHIPMUNKS
88	EXISTING MICE
89	EXISTING FLEAS
90	EXISTING TICKS
91	EXISTING MOSQUITOES
92	EXISTING BEETLES
93	EXISTING BUTTERFLIES
94	EXISTING MOTHS
95	EXISTING WORMS
96	EXISTING SNAILS
97	EXISTING SLUGS
98	EXISTING MOLLUSKS
99	EXISTING ARACHNIDS
100	EXISTING MAMMALS

*Area decided to adjacent property owner.*

**SURVEY NOTES**

THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE SURVEYING ACT OF 1909 AND THE SURVEYING REGULATIONS OF THE BOARD OF SURVEYING AND MAPPING. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE SURVEYING ACT OF 1909 AND THE SURVEYING REGULATIONS OF THE BOARD OF SURVEYING AND MAPPING. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE SURVEYING ACT OF 1909 AND THE SURVEYING REGULATIONS OF THE BOARD OF SURVEYING AND MAPPING.

ORIGINAL DATE OF APPLICATION: 06-19-12APPLICANTS NAME: NEDA INVESTMENTS, LLCTHE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE  
COBB COUNTY BOARD OF COMMISSIONERS**BOC DECISION OF 06-19-12 ZONING HEARING:**

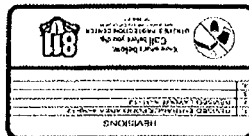
**NEDA INVESTMENTS, LLC** (Stephanie L. Wyant, Douglas P. Brown and Kevin L. Smith, owners) requesting Rezoning from **R-20** to **R-15** for the purpose of a Single-Family Subdivision in Land Lot 529 of the 16<sup>th</sup> District. Located on the west side of Holly Springs Road, northwest of Paul's Way (2975 and 2985 Holly Springs Road).

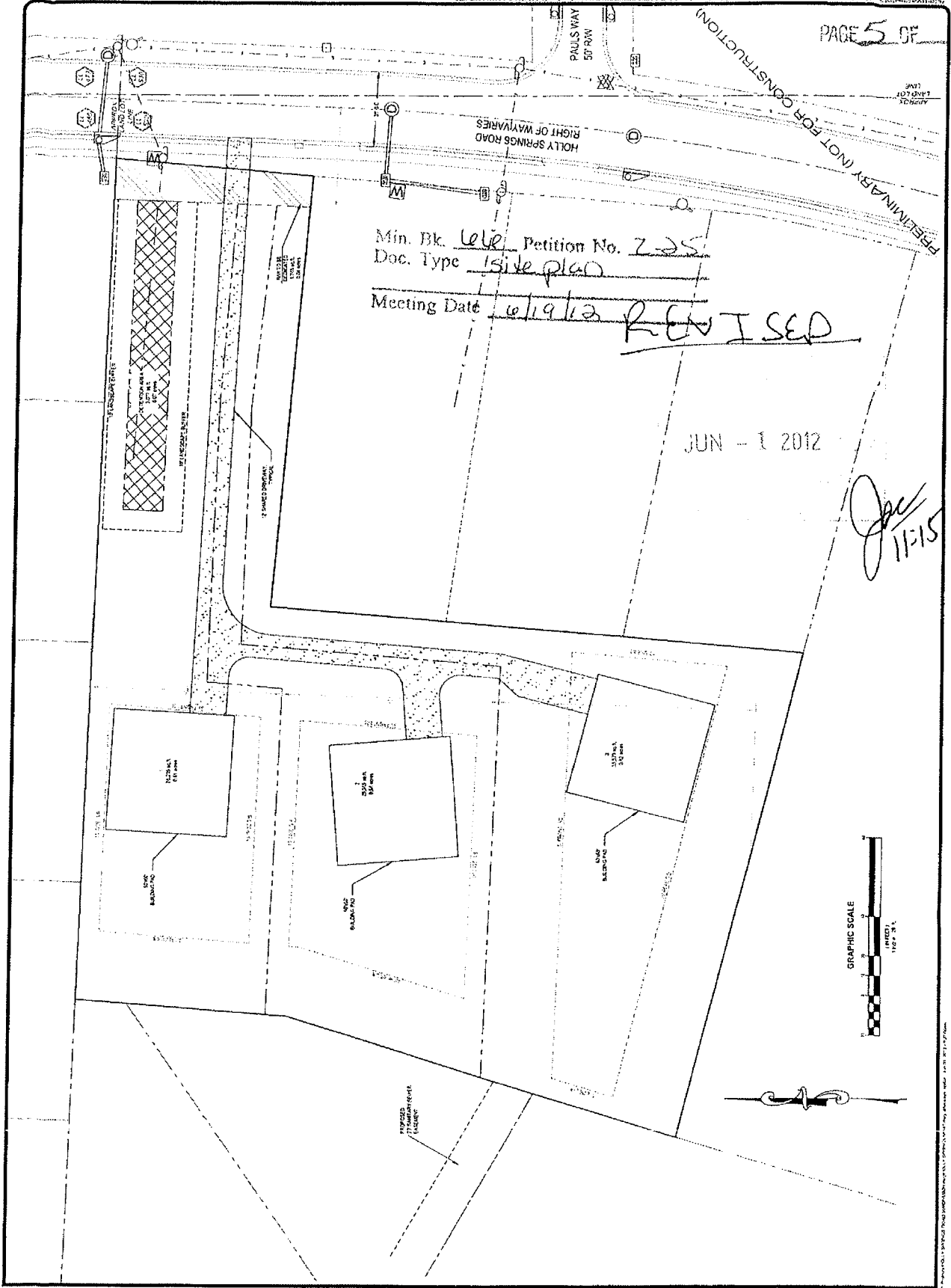
The public hearing was opened and Mr. Jonathan Adams and Mr. Robert Long addressed the Board. Following presentation and discussion, the following motion was made:

**MOTION:** Motion by Birrell, second by Lee, to delete Rezoning to the **R-20** with **Stipulations** zoning district, **subject to:**

- **specific to *revised* site plan received by the Zoning Division June 1, 2012 (attached and made a part of these minutes)**
- **email correspondence from Mr. Jonathan Adams dated June 1, 2012 (attached and made a part of these minutes)**
- **elevations presented as guidance for architecture (attached and made a part of these minutes)**
- **size of houses to be a minimum of 2,800 square feet**
- **houses to be three (3) sided brick or masonry with the fourth being hardi-plank, with architectural style to be approved by the District Commissioner**
- **Fire Department comments and recommendations**
- **Water and Sewer Division comments and recommendations**
- **Stormwater Management Division comments and recommendations**
- **Cobb DOT comments and recommendations**

**VOTE:** **ADOPTED** unanimously

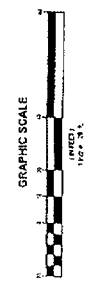


Min. Bk. Lele Petition No. 2-25  
Doc. Type 1 side plan  
Meeting Date 6/19/12 **REVISED**

JUN - 1 2012

*Jac*  
11-15



PRELIMINARY (NOT FOR CONSTRUCTION)

HOLLY SPRINGS ROAD  
RIGHT OF WAY

PAULS WAY  
50' ROW

APPROX  
LAND LOT  
LINE

10' CONC PAVED DRIVE  
10' CONC DRIVE  
10' CONC DRIVE  
10' CONC DRIVE

1225 sq. ft.  
GARAGE

500 sq. ft.  
GARAGE

1370 sq. ft.  
GARAGE

PROPOSED  
RENTAL  
UNIT

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