



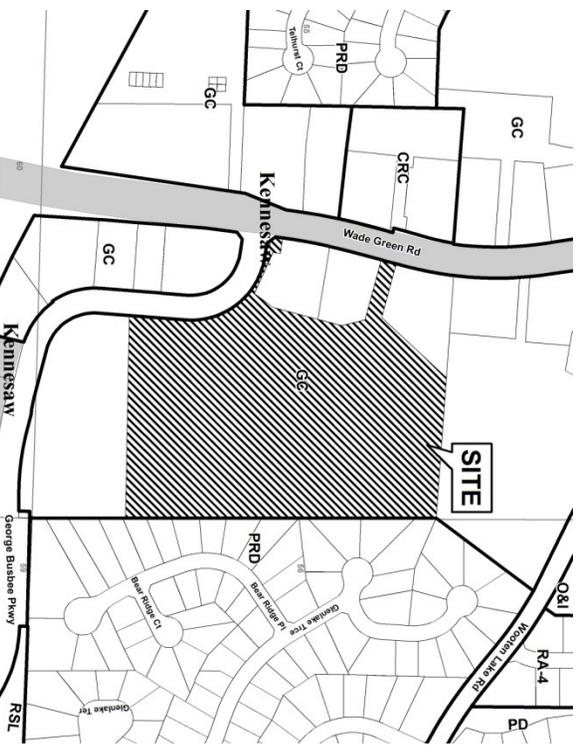
**APPLICANT:** Mathew Kiger **PETITION No.:** V-17  
**PHONE:** 301-356-2494 **DATE OF HEARING:** 02-12-14  
**REPRESENTATIVE:** Mathew Kiger **PRESENT ZONING:** GC  
**PHONE:** 301-356-2494 **LAND LOT(S):** 55  
**TITLEHOLDER:** HPC Wade Green, LLC **DISTRICT:** 20  
**PROPERTY LOCATION:** On the east side of Wade Green Road, north of George Busbee Parkway **SIZE OF TRACT:** 14.0 acres  
**COMMISSION DISTRICT:** 3  
(4200 Wade Green Road).

**TYPE OF VARIANCE:** Allow an accessory structure (proposed freestanding ATM) to the front of the principal structure.

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

**BOARD OF APPEALS DECISION**

**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_  
**REJECTED** \_\_\_\_\_ **SECONDED** \_\_\_\_\_  
**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_  
**STIPULATIONS:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



**APPLICANT:** Matthew Kiger

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V-17

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**COMMENTS**

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

**DEVELOPMENT & INSPECTIONS:** No comment.

**SITE PLAN REVIEW:** No comments.

**STORMWATER MANAGEMENT:** No comments.

**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:** There is no significant impact on the cemetery site listed in the Cobb County Cemetery Preservation Commission's Inventory Listing which is located in this, or adjacent land lot.

**WATER:** No conflict.

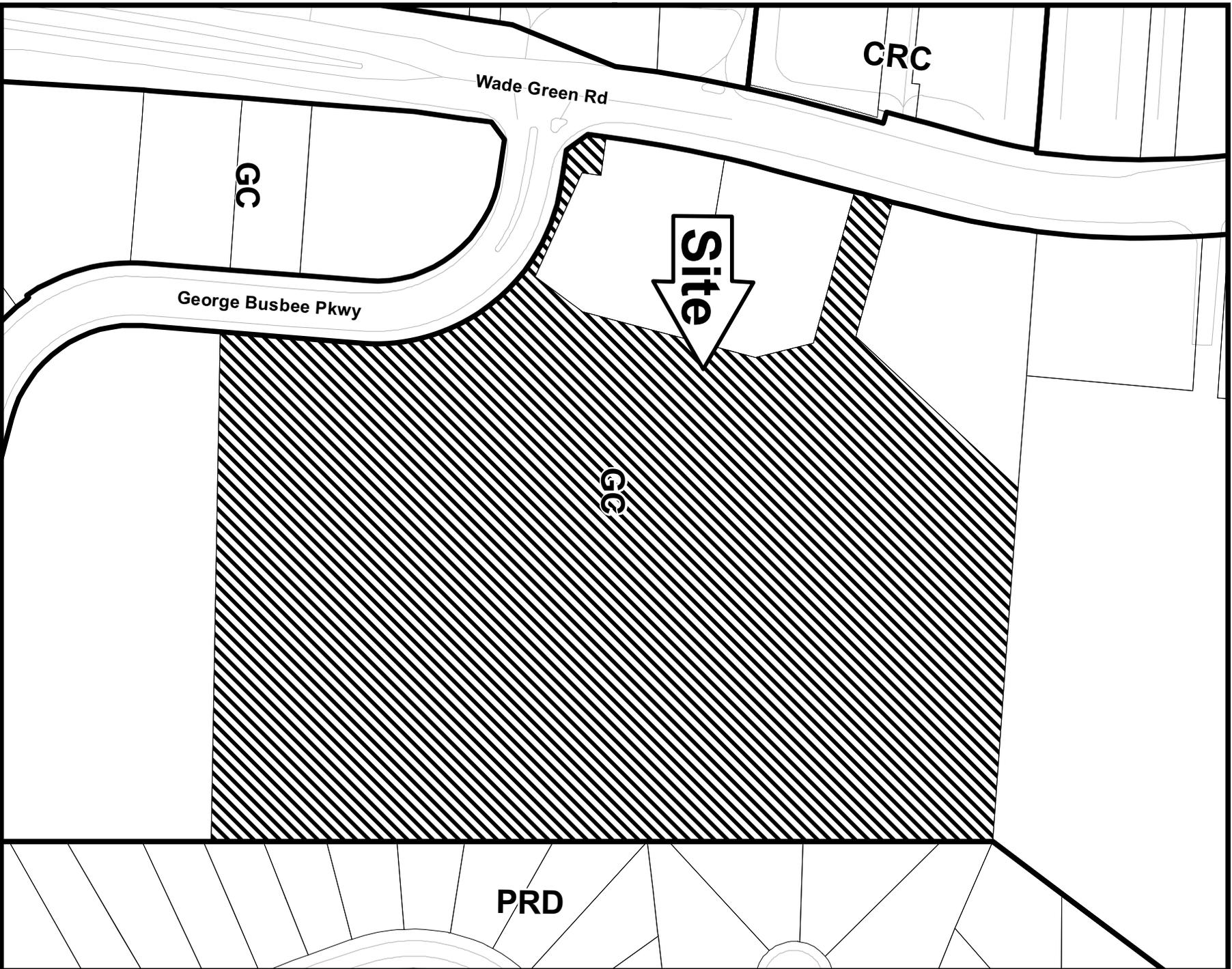
**SEWER:** No conflict with requested variance. Location of proposed structure appears to be adequate distance from sanitary sewer easement (10 foot minimum from edge of Sanitary Sewer Easement).

**APPLICANT:** Mathew Kiger

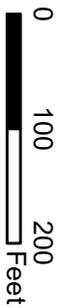
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**FIRE DEPARTMENT:** After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.



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



City Boundary  
Zoning Boundary

2013 DEC 12 PM 4:46

COBB COUNTY ZONING DEPARTMENT  
**Application for Variance**

**Cobb County**

Application No. V-17  
Hearing Date: 2-12-14

Applicant Matthew Kieck Phone # 301-356-2994 E-mail kliese@msvinc.com

Matthew Kieck Address 2007 Gateway Blvd Charlotte, NC 28208  
(Type or print clearly) (street, city, state and zip code)

[Signature] Phone # 301-356-2994 E-mail kliese@msvinc.com  
(representative's signature)

My commission expires: May 17th 2016  
MELINDA B. RHODES  
NOTARY PUBLIC  
Union County  
North Carolina  
My Commission Exp. May 17, 2016  
Notary Public

Titleholder HPC WADE GREEN, LLC Phone # 214-599-0631 E-mail SUE@MACLAVPROPERTIES.COM

Signature [Signature] Address: 7557 Rambler Rd. #965, Dallas, TX 75231  
(attach additional signatures, if needed) (street, city, state and zip code)

Steven F. Shellenberger

My commission expires: 11/06/2017  
[Signature] Theresa R. Rayski Notary Public  
Theresa R. Rayski Commission Expires 11-06-2017

Present Zoning of Property GC (General Commercial)

Location 4100 Wade Green, Knoxville, GA 30134  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) Lot 55 2nd Section District 20th District Size of Tract Tract E2 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 18.9894 acres Shape of Property \_\_\_\_\_ 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 (if applying for Backyard Chickens pursuant to Sec.134-94(4), then leave this part blank).

The location of the item is too high visibility for the location of the property. The location is not suitable for the location of the property. The location is not suitable for the location of the property. The location is not suitable for the location of the property.

List type of variance requested: Variance to install fire hydrant item