
VARIANCE ANALYSIS

May 14, 2014

Prepared by:
COBB COUNTY
PLANNING AND ZONING DIVISIONS

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Cobb County... Expect the Best!

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COBB COUNTY BOARD OF ZONING APPEALS
VARIANCE HEARING AGENDA
MAY 14, 2014

REGULAR CASES – NEW BUSINESS

- V-34** **ANTHONY T. LE** (Mai Le, owner) requesting a variance to waive the side setback from the required 10 feet to 7 feet adjacent to the eastern property line in Land Lot 228 of the 17th District. Located on the south side of Talley Street, east of Olive Springs Road (78 Talley Street).
- V-35** **CHRIS CARTER** (Donald H. and Thelma S. Carter, owners) requesting a variance to: 1) waive the side setback from the required 10 feet to 5 feet adjacent to the northern property line; 2) allow an accessory structure (approximately 500 square foot Metal Awning #2) in front of the primary structure; 3) waive the front setback from the required 35 feet to 24 feet and the side setback from the required 10 feet to 5 feet adjacent to the northern property line for an accessory structure over 144 square feet (approximately 500 square foot Metal Awning #2); and 4) waive the rear setback for accessory structures under 650 square feet (existing 384 square foot "Frame Bldg #1" and existing 240 square foot "Frame Bldg #2") from the required 35 feet to 23 feet and the side setback for an accessory structure under 650 square feet (existing 384 square foot "Frame Bldg #1") from the required 10 feet to 5 feet in Land Lot 949 of the 16th District. Located on the west side of Highland Drive, south of Sawyer Road (1138 Highland Drive).
- V-37** **LEGENDARY COMMUNITIES** (Vineyard Place East VDL, LLC and BK Residential Construction, LLC, owners) requesting a variance to waive the front setbacks from the required 35 feet to 20 feet on lots 24 to 31 and lots 46 to 63 of Vineyard Place East subdivision in Land Lots 495, 496, 541 and 542 of the 19 District. Located along Staglin Drive and Beringer Lane, east of John Petree Road, and on the south side of Macland Road.
- V-38** **BETH B. VANDERGRIFF** (owner) requesting a variance to waive the minimum public road frontage on a cul-de-sac from the required 50 feet to 34 feet in Land Lots 1044 and 1045 of the 16th District. Located at the eastern terminus of Butler's Gate (700 Butler's Gate).

- V-39** **RETAIL PLANNING CORPORATION** (Sun Life Assurance Company of Canada, owner) requesting a variance to: 1) allow six freestanding signs along Johnson Ferry Road in lieu of the code maximum of four freestanding signs along Johnson Ferry Road; 2) allow a freestanding sign to be less than 150 feet from any other freestanding sign on the same lot (as close as 66.5 feet); 3) waive the maximum height of a freestanding sign from the required 20 feet to 28 feet (proposed sign 5 and existing secondary ID sign); 4) waive the maximum total sign area from the required 300 square feet to 680.6 square feet; and 5) waive the maximum allowable sign structure area from 750 square feet to 1,532 square feet in Land Lot 85 of the 1st District. Located on the south side of Lower Roswell Road, on the east side of Johnson Ferry Road, and on the southwestern side of Davidson Road.
- V-40** **WOODLAWN OAKS DEVELOPMENT, LLC** (owner) requesting a variance to waive the side setbacks from the required 20 feet to 17.5 feet adjacent to the eastern property line in Land Lot 70 of the 1st District. Located at the northern terminus of Oakside Point, east of Woodlawn Drive (4567 Oakside Point).