

**JUNE 17, 2014 ZONING HEARING  
“OTHER BUSINESS”  
COMMISSION DISTRICT 2**

**WITHDRAWN**

**ITEM OB-26 (CONTINUED FROM THE MAY 20, 2014 HEARING)**

**PURPOSE**

To consider a site plan amendment for Primrose Schools regarding rezoning application Z-110 of 1984 (Marett Properties, Inc.), for property located on the east side of Johnson Ferry Road, south of Little Willeo Road in Land Lot 67 of the 1st District.

**BACKGROUND**

The subject property is zoned O&I and is developed with office buildings and a bank. The applicant is requesting a site plan amendment to remove one office building in the back of the complex and replace it with a one-story Primrose School. The proposed building would be approximately 25% smaller than the current office building. There would be playground areas on the north and east sides of the building. The proposal is an allowable use in the O&I zoning district. The plan meets parking, setback, F.A.R., impervious surface, and the required buffers. If approved, all previous zoning conditions not in conflict would remain in effect.

**FUNDING**

N/A

**STAFF COMMENTS**

**Water & Sewer Comments:** Additional System Development Fee (sewer fee) may be assessed at time of building permit.

**Cobb DOT:** Recommend no additional access to Johnson Ferry Road.

**RECOMMENDATION**

The Board of Commissioners conduct a Public Hearing and consider the site plan amendment.

**ATTACHMENTS**

Other Business application, request letter, proposed site plan, proposed stipulations and current zoning stipulations.