

V-80
(2015)

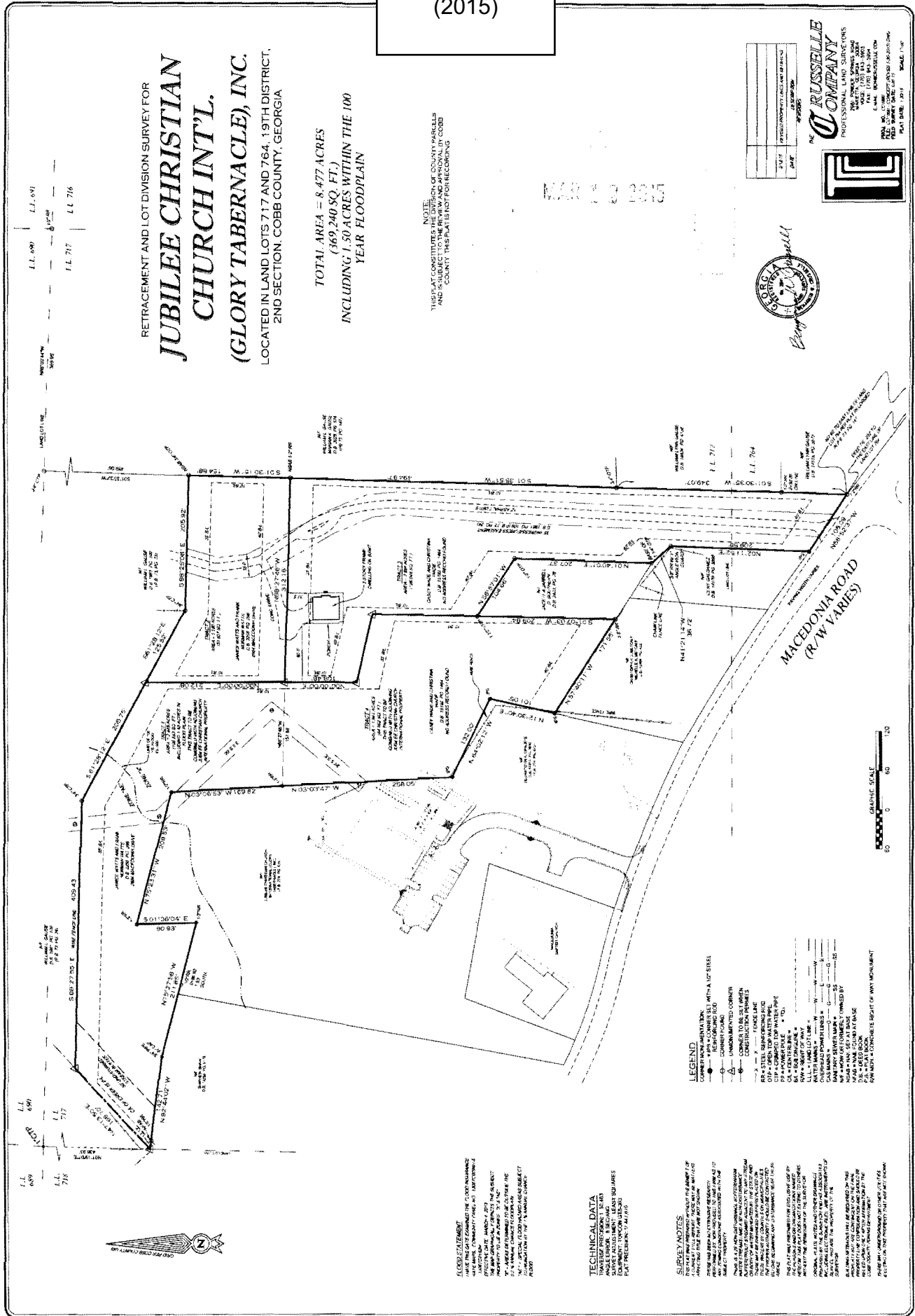
RETRACEMENT AND LOT DIVISION SURVEY FOR
**JUBILEE CHRISTIAN
CHURCH INT'L.**
(GLORY TABERNACLE), INC.
LOCATED IN LAND LOTS 717 AND 764, 19TH DISTRICT,
2ND SECTION, COBB COUNTY, GEORGIA

TOTAL AREA = 8.477 ACRES
(369,240 SQ. FT.)
INCLUDING 1.50 ACRES WITHIN THE 100
YEAR FLOODPLAIN

NOTE:
THIS PLAN CONSTITUTES THE EXTENSION OF COUNTY PARCELS
AND SUBJECT TO THE RECORDS OF THE CLERK OF SUPERIOR COURT
IN COBB COUNTY. THIS PLAN IS NOT TO BE RECORDED.

DATE	BY	REVISION

**THE RUSSELL
COMPANY**
PROFESSIONAL LAND SURVEYORS
1250 N. W. 10TH AVENUE, SUITE 100
ATLANTA, GEORGIA 30309
TEL: (404) 525-2000
FAX: (404) 525-2001
WWW.RUSSELLCOMPANY.COM
PLAT DATE: 12/21/15 SCALE: 1"=40'



LL 689
LL 717
LL 716

LL 691
LL 717
LL 716

FLOOD STATEMENT
THE FLOOD STATEMENT IS FOR INFORMATION ONLY AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE OF ANY KIND. THE SURVEYOR HAS CONDUCTED VISUAL INSPECTIONS OF THE FLOODPLAIN AND HAS FOUND NO EVIDENCE OF ANY CHANGES TO THE FLOODPLAIN SINCE THE LAST SURVEY WAS CONDUCTED. THE SURVEYOR HAS REVIEWED THE FLOODPLAIN MAPS AND HAS FOUND THAT THE FLOODPLAIN MAPS ARE CURRENT AND ACCURATE. THE SURVEYOR HAS REVIEWED THE FLOODPLAIN MAPS AND HAS FOUND THAT THE FLOODPLAIN MAPS ARE CURRENT AND ACCURATE.

TECHNICAL DATA
INSTRUMENTS USED: SINA
SURVEYING INSTRUMENTS, LEAST SQUARES
ADJUSTMENT SOFTWARE
FOR THIS PROJECT

SURVEY NOTES
1. THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE GEORGIA SURVEYING AND MAPPING ACT OF 2002.
2. THE SURVEYOR HAS CONDUCTED VISUAL INSPECTIONS OF THE FLOODPLAIN AND HAS FOUND NO EVIDENCE OF ANY CHANGES TO THE FLOODPLAIN SINCE THE LAST SURVEY WAS CONDUCTED.
3. THE SURVEYOR HAS REVIEWED THE FLOODPLAIN MAPS AND HAS FOUND THAT THE FLOODPLAIN MAPS ARE CURRENT AND ACCURATE.

LEGEND
CORNER MARKERS: WITH A 1/2" STEEL
CORNER FOUND
UNMARKED CORNER
CONSTRUCTION PERMITS
DTP - DEED TOP WAIVER
DTP - DEED TOP WAIVER
DTP - DEED TOP WAIVER
DTP - DEED TOP WAIVER
DTP - DEED TOP WAIVER

APPLICANT: Jubilee Christian Church International, Inc.

PETITION No.: V-80

PHONE: 770-422-7016

DATE OF HEARING: 05-13-2015

REPRESENTATIVE: Parks F. Huff

PRESENT ZONING: R-20

PHONE: 770-422-7016

LAND LOT(S): 717

TITLEHOLDER: Janice Watts and Frank Norman Watts

DISTRICT: 19

PROPERTY LOCATION: North side of Macedonia Road, west of Ernest Barrett Parkway (2884 Macedonia Road).

SIZE OF TRACT: 1.19 acres

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: 1) Waive the minimum road frontage from the required 75 feet to zero feet for tract 2 accessed by a 35 foot ingress/egress easement; and 2) waive the minimum lot size for a lot off a private easement from 80,000 square feet to 51,837 square feet.

OPPOSITION: No. OPPOSED _____ PETITION No. _____ SPOKESMAN _____

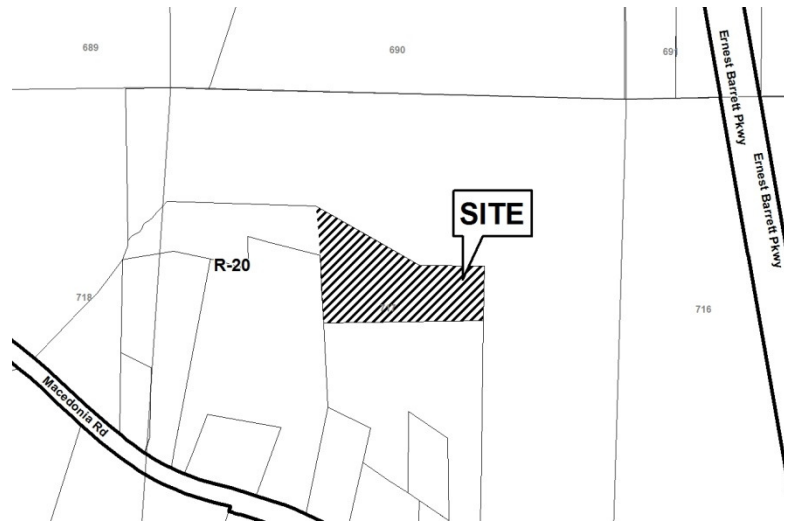
BOARD OF APPEALS DECISION

APPROVED _____ MOTION BY _____

REJECTED _____ SECONDED _____

HELD _____ CARRIED _____

STIPULATIONS: _____



APPLICANT: Jubilee Christian Church
International, Inc.

PETITION No.: V-80

COMMENTS

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

DEVELOPMENT & INSPECTIONS: No comment.

SITE PLAN REVIEW: No comment.

STORMWATER MANAGEMENT: No comment.

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. Development of larger tract will be subject to sewer easement setback requirements of County Code Section 122-123.

APPLICANT: Jubilee Christian Church
International, Inc. _____

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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.

V-80



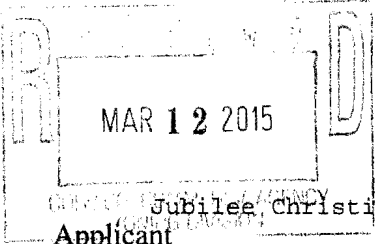
This map is provided for display and planning purposes only. It is not meant to be a legal description.

0 100 200
Feet



City Boundary
Zoning Boundary

LRO



Application for Variance Cobb County

(type or print clearly)

Application No. V-80
Hearing Date: May 13, 2015

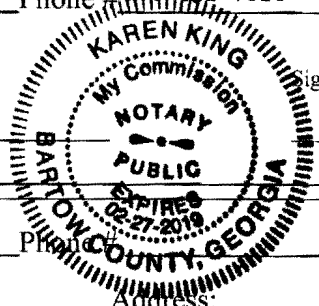
Jubilee Christian Church International, Inc.
Applicant Sams, Larkin, Huff & Balli, LLP Phone # _____ E-mail _____

by Parks F. Huff Address 376 Powder Springs Street, Ste. 100, Marietta, GA 30064
(representative's name, printed) (street, city, state and zip code)

(representative's signature)

Phone # 770-422-7016 E-mail phuff@slhb-law.com

My commission expires: 2-27-19 signed, sealed and delivered in presence of: Karen L. King
Notary Public



Titleholder See attached Address: _____ E-mail _____
Signature _____
(attach additional signatures, if needed) (street, city, state and zip code)

Signed, sealed and delivered in presence of: _____
My commission expires: _____ Notary Public

Present Zoning of Property R-20
Location 2884 Macedonia Road
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 717 District 19th Size of Tract 1.190 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 X 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 property owners own a tract of land without road frontage. They wish to subdivide the property and the current lot does not have road frontage. However, the lot is accessed via a private recorded easement

List type of variance requested: Section 134-197(4) which requires 75 feet of road frontage.