

**COBB COUNTY BOARD OF ZONING APPEALS
VARIANCE HEARING SUMMARY AGENDA
DECEMBER 9, 2015**

CONSENT CASES

- V-140** **EZ 69 RH WINDY HILL, LLC** *(Previously continued by Staff until the December 9, 2015 Board of Zoning Appeals Variance hearing.)*
- V-160** **FC WINDER, LLC** *(Continued by Staff until the December 9, 2015 Board of Zoning Appeals Variance hearing)*
- V-163** **DEREK MURRAY**
- V-164** **DANA AND LISA PELLERIN**
- V-165** **VININGS OVERLOOK, LLC**
- V-166** **DWAYNE EDDE**
- V-168** **JANE K. DINNEN AND JAMES DINNEN**
- V-170** **SPECIALTY POOL AND SPA**

CONTINUED CASES

- V-82** **PHILLIP WALLACE** *(Previously held by the Board of Zoning Appeals from their May 13, 2015 hearing and previously continued by the Board of Zoning Appeals from their August 12, 2015 hearing until their December 9, 2015 variance hearing.)*

REGULAR CASES

- V-167** **KARIN M. PUCKETT**
- V-169** **JOHNSON FERRY BAPTIST CHURCH, INC.**

HELD CASES

- V-142** **MICHELE TAYLOR** *(Continued by Staff until November 11, 2015 hearing and held by the Board of Zoning Appeals until their December 9, 2015 hearing.)*

CONTINUED OR HELD CASES BY BOARD OF ZONING APPEALS OR STAFF

- V-153** **REX D. HOWTON** *(Held by the Board of Zoning Appeals until their December 9, 2015 hearing and continued by Staff until the February 10, 2016 Board of Zoning Appeals hearing; therefore will not be considered at this hearing)*

OTHER BUSINESS

ITEM OB-04

Adoption of Resolution for establishment of dates, time, and place of the Board of Zoning Appeals Variance Hearings for 2016.

COBB COUNTY BOARD OF ZONING APPEALS
VARIANCE HEARING *CONSENT* AGENDA
DECEMBER 9, 2015

V-140 **EZ 69 RH WINDY HILL, LLC** (owner) requesting a variance to: 1) waive the side setbacks for a sign; and 2) allow a sign closer to the centerline of the roadway than the code permits in Land Lots 851 and 852 of the 17th District. Located on the north side of Windy Hill Road and on the east side of South Park Place, west of Interstate 75 (2055 South Park Place). (*Previously continued by Staff from the November 11, 2015 Board of Zoning Appeals Variance hearing*) Staff recommends **approval** of the variance subject to:

- Sign renderings contained in the variance analysis received by the Zoning Division on August 12, 2015
- Sign to be located entirely on the applicant's property

V-160 **FC WINDER, LLC**, owner requesting a variance to: 1) waive the front setback from the required 50 feet to 49 feet; 2) waive the rear setback from the required 30 feet to 3 feet; 3) waive the maximum allowable compact vehicle parking spaces from 20% to 36%; 4) waive the minimum depth for a 90 degree parking stall from the required 19 feet to 18 feet; and 5) waive the minimum depth for a parallel parking stall from the required 24 feet to 19 feet in Land Lots 596 and 629 of the 16th District. Located on the north side of East Piedmont Road, east of Sandy Plains Road (2520 East Piedmont Road). (*Previously continued by Staff from the November 11, 2015 Board of Zoning Appeals hearing*) Staff recommends **approval** of the variance subject to:

- Variance is only for the encroachments shown on the site plan received by the Zoning Division on September 10, 2015

V-163 **DEREK MURRAY** (Manish Puri, (owner) requesting a variance to: 1) increase the maximum allowable imperious surface from 35% to 40%; and 2) allow an accessory structure (new pool, spa and patio) to be closer to the side street right-of-way line than the principal building in Land Lot 958 of the 16th District. Located on the west corner of Sewell Mill Road and Monte Drive (1151 Monte Drive). Staff recommends **approval** of the variance subject to:

- Stormwater Management comments

V-164 **DANA AND LISA PELLERIN** (Dana A. Pellerin and Lisa M. Pellerin, owners) requesting a variance to waive the rear setback from the required 30 feet to 20 feet in Land Lot 160 of the 19th District. Located at the western terminus of Manatee Court, west of Magnolia Springs Trace (4875 Manatee Court). Staff recommends **approval** of the variance subject to:

- Variance is only for the encroachments shown on the site plan received by the Zoning Division on October 5, 2015

V-165 **VININGS OVERLOOK, LLC** (owner) requesting a variance to amend the approved site plan of V-58 of 2015 in Land Lots 885 and 909 of the 17th District. Located on the west side of Overlook Parkway, and on the north side of Paces Ferry Road. Staff recommends **approval** of the variance subject to:

- Site plan received October 7, 2015, with the District Commissioner approving minor modifications
- Traffic comments
- Applicant pay into the sidewalk fund
- Final determination of sidewalk on overlook parking to be determined by the District Commissioner
- Sewer comments

V-166 **DWAYNE EDDE** (W. Mitchell Morris and Kimberly Edde, owners) requesting a variance to waive the minimum public road frontage to zero in Land Lots 617 and 618 of the 19th District. Located on the north and south sides beyond the western terminus of Caleb James Road, west of Phillips Road (2695 and 2696 Caleb James Road). Staff recommends **approval** of the variance subject to:

- Site plan received October 7, 2015

V-168 **JANE K. DINNEN AND JAMES DINNEN**, (owners) requesting a variance to: 1) waive the front setback from the required 45 feet to 40 feet; and 2) waive the rear setback from the required 40 feet to 25 feet in Land Lot 756 of the 16th District. Located on the west side of Eastside Drive, south of Bishop Lake Road (2090 Eastside Road). Staff recommends **approval** of the variance subject to:

- Variance is only for the encroachments shown on the site plan received by the Zoning Division on October 8, 2015

V-170 **SPECIALTY POOL AND SPA** (Robert J. Slimp and Martha M. Slimp, owners) requesting a variance to increase the maximum allowable impervious surface from 35% to 40% in Land Lot 23 of the 16th District. Located at the northern terminus of Canopy Drive, north of Jamerson Road, south of Cherokee Avenue (5037 Canopy Drive). Staff recommends **approval** of the variance subject to:

- Stormwater Management comments