

APPLICANT: SAVE A LOT, LTD

PETITION No.: V-17

PHONE: 678-938-7082

DATE OF HEARING: 01-13-2016

REPRESENTATIVE: Patrick Davis

PRESENT ZONING: PSC

PHONE: 678-398-7082

LAND LOT(S): 1298, 35

TITLEHOLDER: Hawthorne Plaza, LLC.

DISTRICT: 19, 18

PROPERTY LOCATION: On the south side of Veterans Memorial Highway, north of Old Powder Springs Road, east of Old Powder Springs Road Connector

SIZE OF TRACT: 9.61 acres

(1245 Veterans Memorial Parkway).

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: Waive the rear setback from the required 50 feet to 10 feet.

OPPOSITION: No. OPPOSED PETITION No. SPOKESMAN

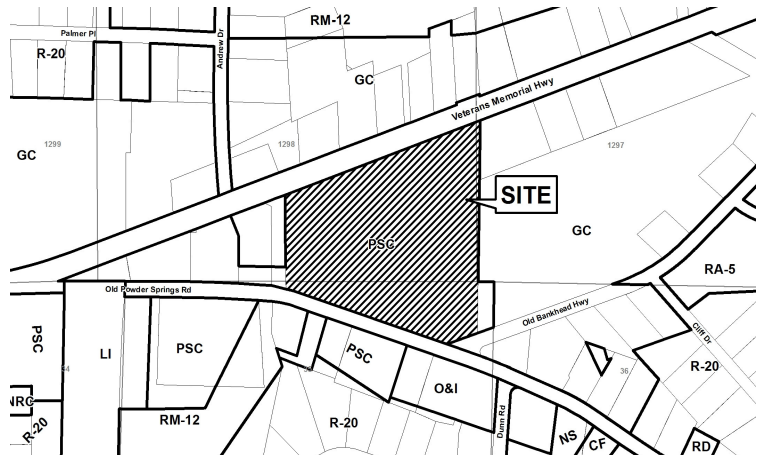
BOARD OF APPEALS DECISION

APPROVED MOTION BY

REJECTED SECONDED

HELD CARRIED

STIPULATIONS:



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COMMENTS

TRAFFIC: Old Powder Springs Road is classified as a Minor Collector and according to the available information, the existing right-of-way does not meet the minimum requirements for this classification. Recommend the applicant reserve 30 foot from the roadway centerline.

DEVELOPMENT & INSPECTIONS: No comment.

SITE PLAN REVIEW: No comment.

STORMWATER MANAGEMENT: No adverse stormwater management impacts are anticipated.

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: Staff has determined that the subject sites are not within the boundaries of approved design guidelines study areas; therefore do not have to comply with design guidelines requirements. No comments.

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.

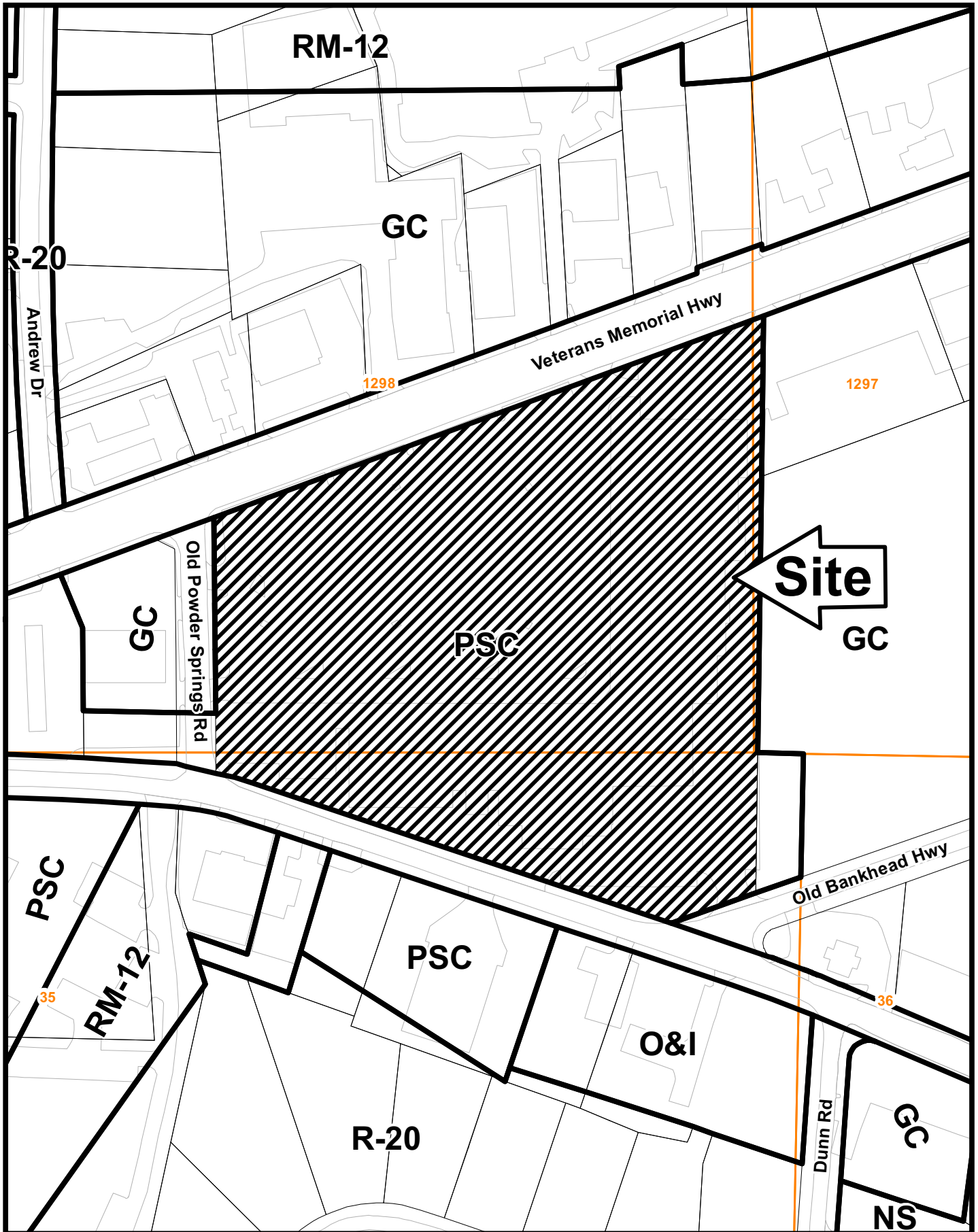
WATER: No conflict.

SEWER: No conflict.

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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-17



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

Application for Variance Cobb County

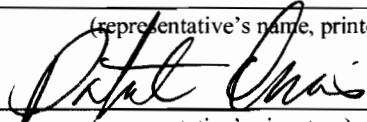
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Application No. V-17
Hearing Date: 1-13-10

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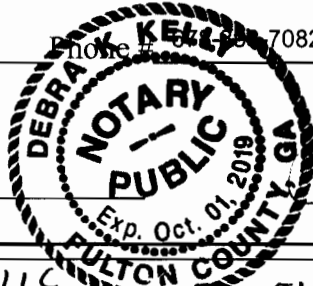
Applicant SAVE A LOT, LTD Phone # 678-938-7082 E-mail PATRICK.R.DAVIS@SAVEALOT.COM

PATRICK DAVIS Address 351 THORNTON RD., LITHA SRPINGS, GA 30122
(representative's name, printed) (street, city, state and zip code)


(representative's signature)

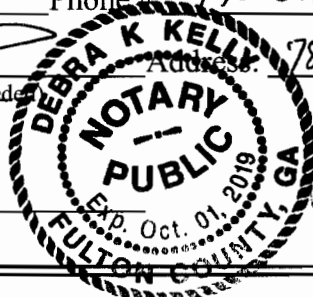
Phone # 7082 E-mail PATRICK.R.DAVIS@SAVEALOT.COM

My commission expires: 10/1/2019 Signed, sealed and delivered in presence of: 
Notary Public



Titleholder Hawthorne Plaza, LLC Phone # 770-518-2200 E-mail emimms@mimms.com

Signature  Address: 780 Old Roswell Place
(attach additional signatures, if needed) (street, city, state and zip code)



My commission expires: 10/1/2019 Signed, sealed and delivered in presence of: 
Notary Public

Present Zoning of Property PSC

Location 1245 Veterans Memorial PKWY, Space 42 Mableton, GA 30126
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 19129800200 District _____ Size of Tract 9.61 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 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).

We are requesting variance to allow for: 1.) The rear of the existing building along Old Powder Springs Rd is with/in the 50' setback.
2.) Allow for an addition of a raised concrete receiving pad and metal canopy within the 50' setback at the rear of the building that faces Old Powder Springs Rd. The canopy will allow SAL's merchandise from being exposed to the element (rain etc.)

List type of variance requested: _____

