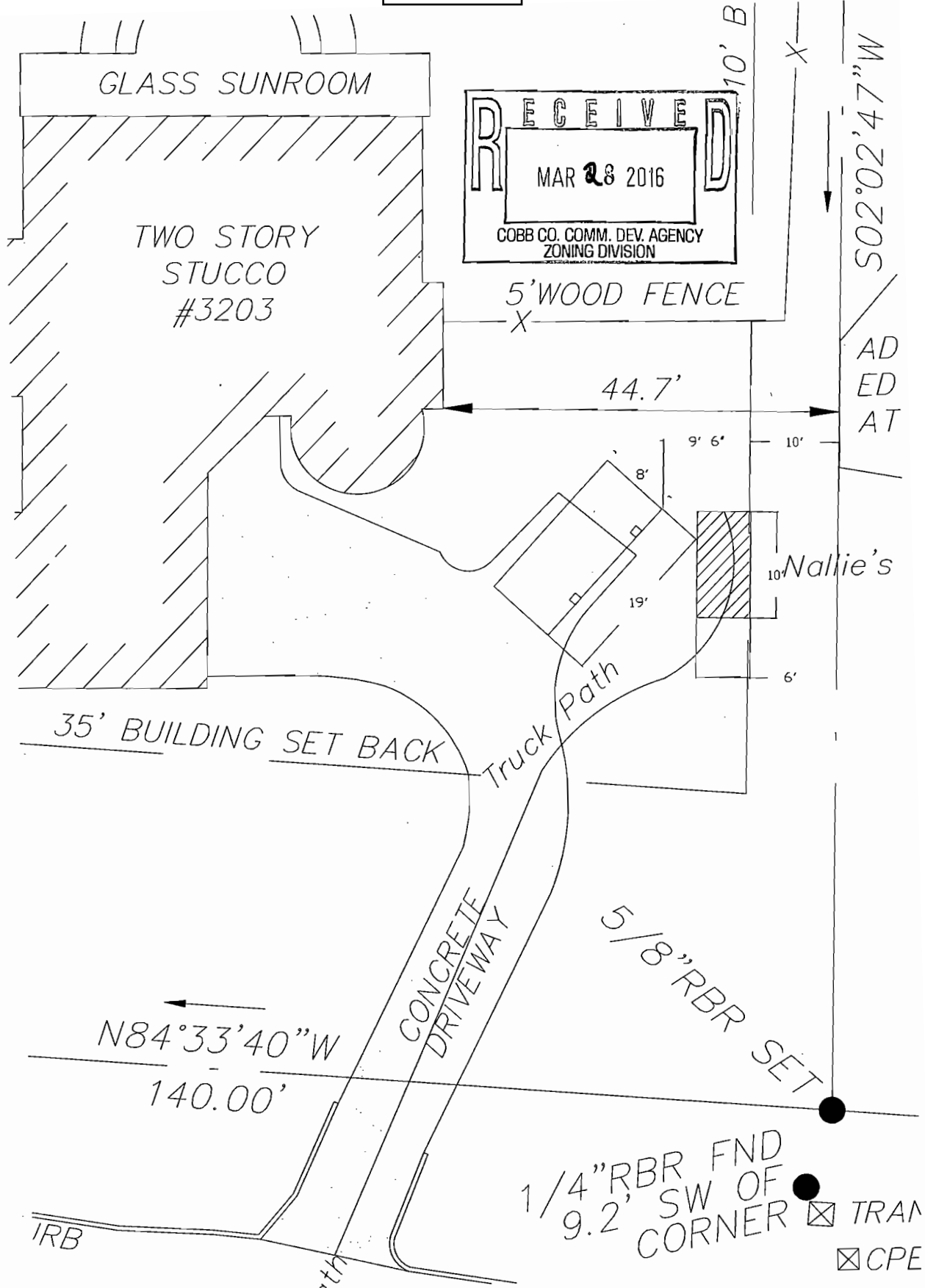


V-74
(2016)



RECEIVED
MAR 28 2016
COBB CO. COMM. DEV. AGENCY
ZONING DIVISION

5' WOOD FENCE

TWO STORY
STUCCO
#3203

GLASS SUNROOM

44.7'

9' 6"

10'

8'

19'

6'

10' Nallie's

35' BUILDING SET BACK

Truck Path

CONCRETE DRIVEWAY

5/8" RBR SET

N84°33'40" W

140.00'

1/4" RBR FND
9.2' SW OF
CORNER

TRAM

CPE

IRB

502°02'47" W

AD
ED
AT

10' B

APPLICANT: Patsy Dobson and Dogan Bora

PETITION No.: V-74

PHONE: 770-231-2815

DATE OF HEARING: 06-15-2016

REPRESENTATIVE: Patsy Dobson and Dogan Bora

PRESENT ZONING: R-20

PHONE: 770-231-2815

LAND LOT(S): 992

TITLEHOLDER: Patsy S. Dobson

DISTRICT: 17

PROPERTY LOCATION: On the north side of Old Mill Trace, east of Terrel Mill Road (3203 Old Mill Trace).

SIZE OF TRACT: 0.71 acres

COMMISSION DISTRICT: 2

TYPE OF VARIANCE: Allow an accessory structure (approximately 152 square foot carport and 60 square foot shed) to the side of the principal building.

OPPOSITION: No. OPPOSED **PETITION No.** **SPOKESMAN**

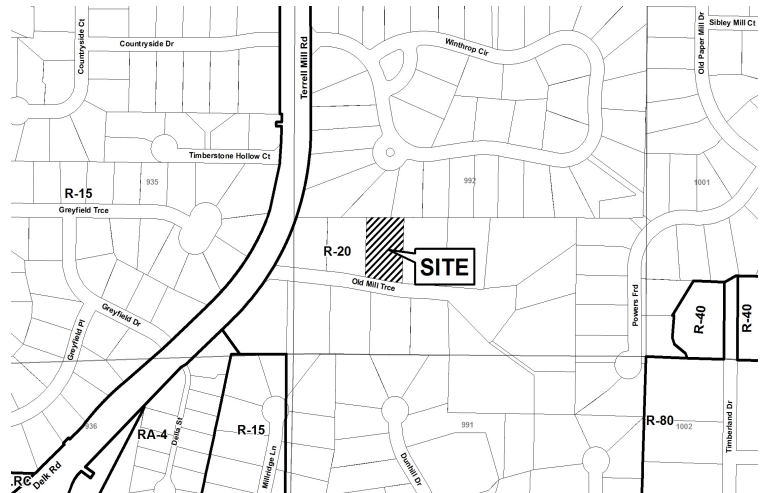
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Patsy Dobson and Dogan
Bora

PETITION No.: V-74

COMMENTS

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

DEVELOPMENT & INSPECTIONS: No comments.

SITE PLAN REVIEW: No comments.

STORMWATER MANAGEMENT: No adverse stormwater management impacts were observed or 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 for V-72 –V-85.

DESIGN GUIDELINES: Staff has determined that the subject site is not within the boundaries of approved design guidelines study areas; therefore does not have to comply with design guidelines requirements. No comments.

CEMETERY PRESERVATION: No comment.

WATER: No conflict.

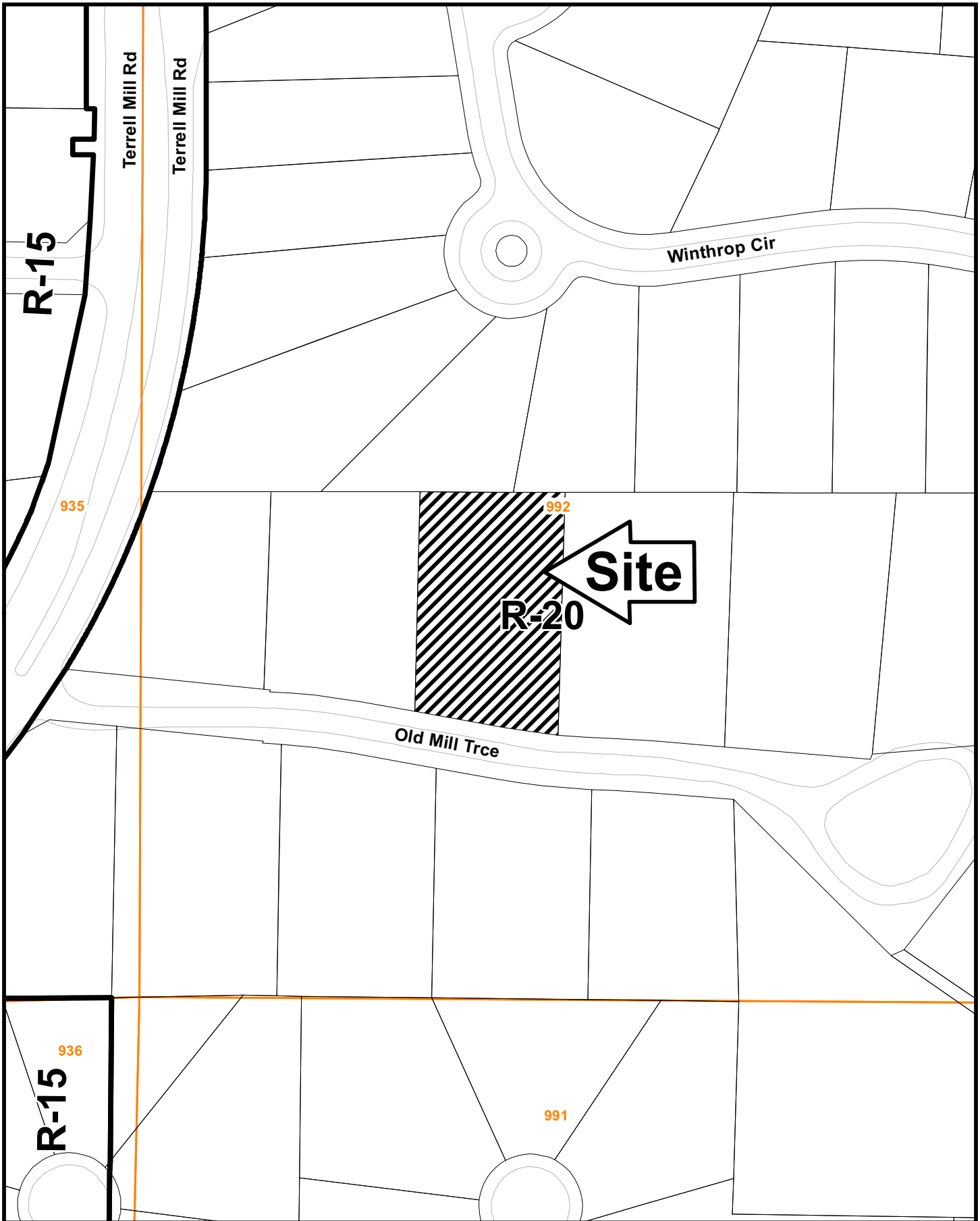
SEWER: No conflict.

APPLICANT: Patsy Dobson and Dogan
Bora

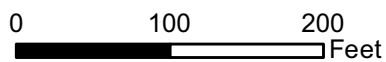
PETITION No.: V-74



FIRE DEPARTMENT: NO COMMENTS: 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.

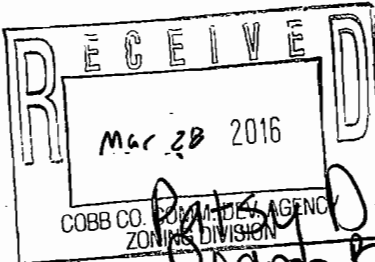
V-74--2016 GIS



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



-  City Boundary
-  Zoning Boundary



Application for Variance Cobb County

(type or print clearly)

Application No. V-79
Hearing Date: 6-15-16

Applicant Patsy Dobson Dogan Bora Phone # 770.231.2815 E-mail pdobson@nedinc.com

Address 3203 OLD MILL TRACE SE
MARIETTA (street, city, state and zip code) GA 30067

Phone # 770.231.2815 E-mail pdobson@nedinc.com

My commission expires: 09/18/2017

TERRI J. O'KON Notary Public
Cobb County
State of Georgia
Signed, sealed and delivered in presence of:
Terri J. Okon
Notary Public
Commission Expires Sep 18, 2017

Titleholder Patsy Dobson and Dogan Bora Phone # 770-231-2815 E-mail pdobson@nedinc.com

Signature [Signature] Address: 3203 OLD MILL TRACE SE
MARIETTA, GA 30067
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: 09/18/2017
TERRI J. O'KON Notary Public
Cobb County
State of Georgia
Signed, sealed and delivered in presence of:
Terri J. Okon
Notary Public
Commission Expires Sep 18, 2017

Present Zoning of Property Residential R-20

Location 3203 OLD MILL TRACE SE MARIETTA, GA 30067
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 992 District 17th, 2nd section Size of Tract 0.075 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 140.42 Shape of Property RECT Topography of Property BOWL Other _____

Does the property or this request need a second electrical meter? YES _____ NO

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).

INACCESSIBLE TOPOGRAPHY
OWNERS OVER 67 YEARS

List type of variance requested: ALLOW TOOL STORAGE SHED
AND GARPORT ACCESSIBLE TO
DRIVEWAY IN FRONT OF HOUSE