



**APPLICANT:** The Fitts Company, Inc.

**PETITION No.:** V-165

**PHONE:** 803-356-5947

**DATE OF HEARING:** 11-9-2016

**REPRESENTATIVE:** Michelle Roberts

**PRESENT ZONING:** RRC

**PHONE:** 803-356-5947

**LAND LOT(S):** 981, 1012

**TITLEHOLDER:** Development Authority of Cobb County

**DISTRICT:** 17

**PROPERTY LOCATION:** On the north side of Akers Mill Road, the west side of Cumberland Blvd, the east side of Interstate 75, and south of Interstate 285 (3700 Overton Park Drive).

**SIZE OF TRACT:** 6.86 acres

**COMMISSION DISTRICT:** 2

**TYPE OF VARIANCE:** Waive the maximum allowable wall sign area from 224 square feet to 313 square feet on the north elevation.

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

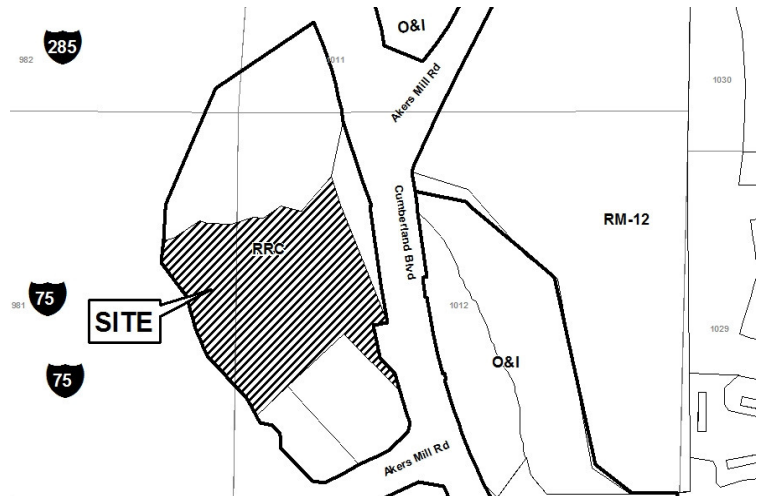
**BOARD OF APPEALS DECISION**

APPROVED \_\_\_\_\_ MOTION BY \_\_\_\_\_

REJECTED \_\_\_\_\_ SECONDED \_\_\_\_\_

HELD \_\_\_\_\_ CARRIED \_\_\_\_\_

STIPULATIONS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



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**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 for V-147 –V-165.

**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 with requested variance. The proposed site development plan has conflicts with a Cobb County Marietta Water Authority easement and must be resolved at Plan Review

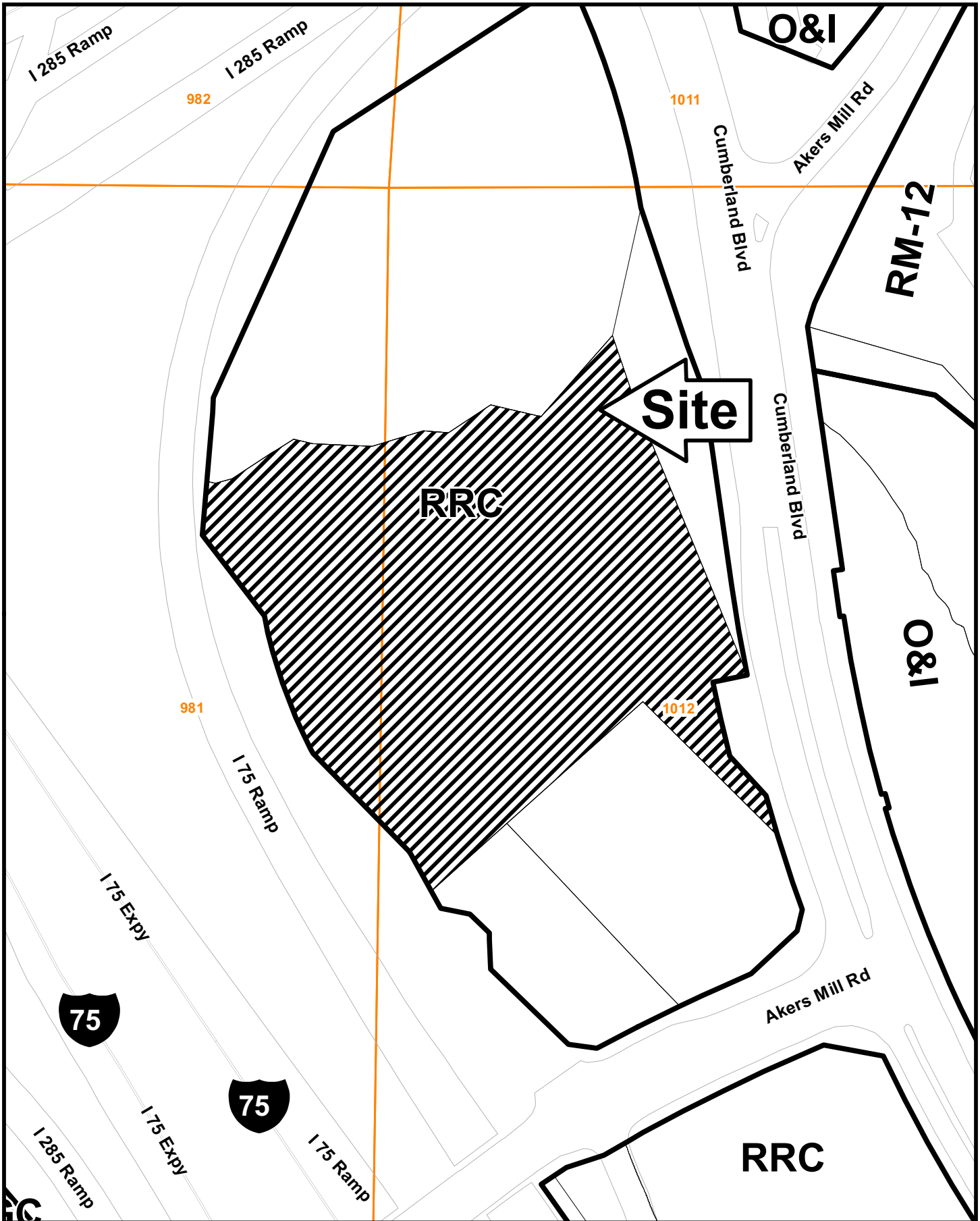
**SEWER:** No conflict

**APPLICANT:** The Fitts Company, Inc.      **PETITION No.:** V-165

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**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-165-2016 GIS



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

(type or print clearly)

Application No. V-165  
Hearing Date: 11-9-16

Applicant The Fitts Company, Inc. Phone # 803-356-5947 E-mail mroberts@thefittscompany.com

Michelle Roberts Address 441 Industrial Dr., Lexington, SC 29072  
(representative's name, printed) (street, city, state and zip code)

*Michelle Roberts*  
(representative's signature)

Phone # 803-356-5947 E-mail mroberts@thefittscompany.com

**LA REINA H TAYLOR**

Notary Public, State of South Carolina

My commission expires My Commission Expires April 11, 2024

Signed, sealed and delivered in presence of

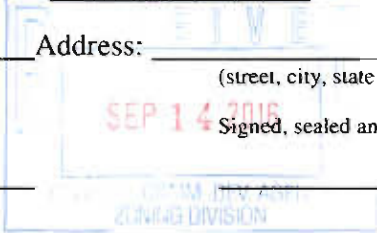
*Dakota Taylor*

Notary Public

Titleholder Development Authority of Cobb County Phone # \_\_\_\_\_ E-mail \_\_\_\_\_

Signature \_\_\_\_\_ Address: \_\_\_\_\_  
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: \_\_\_\_\_



Notary Public

Present Zoning of Property RRC

Location 3700 OVERTON PARK DRIVE, ATLANTA, GA  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 981 and 1012 District 17 Size of Tract 6.86 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 \_\_\_\_\_

Does the property or this request need a second electrical meter? YES \_\_\_\_\_ NO X

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:

SEE ATTACHED

List type of variance requested: Synovus Bank would like to request an increase in the allowable square footage of wall signs.





Heery International Inc.  
Atlanta, GA 30309-2002  
Tel: 404.581.8800



CONSULTANTS  
ARCHITECTS  
ENGINEERS  
PLANNERS  
INTERIORS  
LANDSCAPE ARCHITECTS  
ENVIRONMENTAL SCIENTISTS



Moreland Altabelli Associates, Inc.

project number  
HII-1503400

TPA Group  
OVERTON OFFICE  
BUILDING &  
PARKING GARAGE

3700 Peachtree Dr  
Atlanta, GA 30326

V-165  
(2016)  
Exhibit

SEP 14 2013



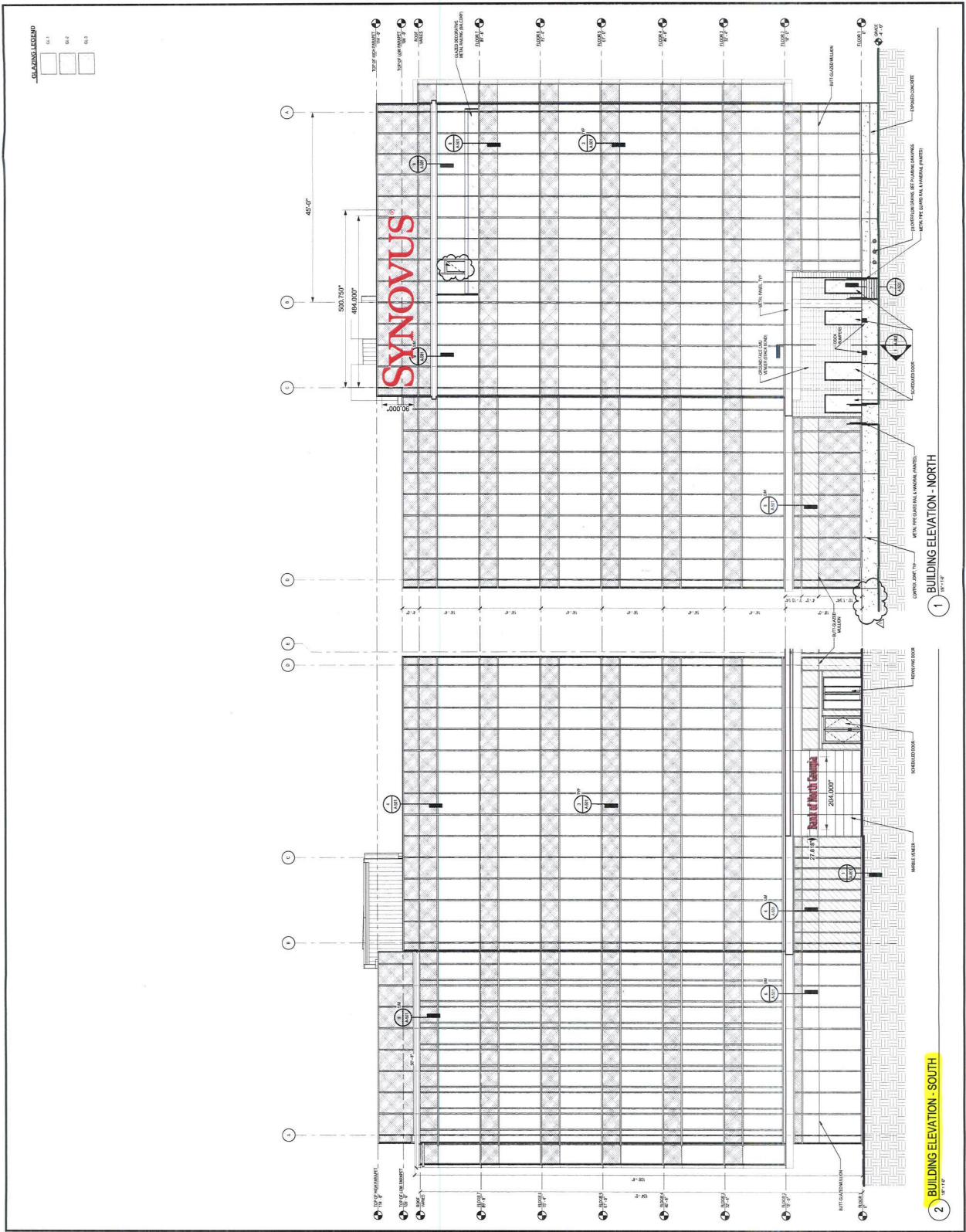
issued for  
PERMIT  
01/08/2016

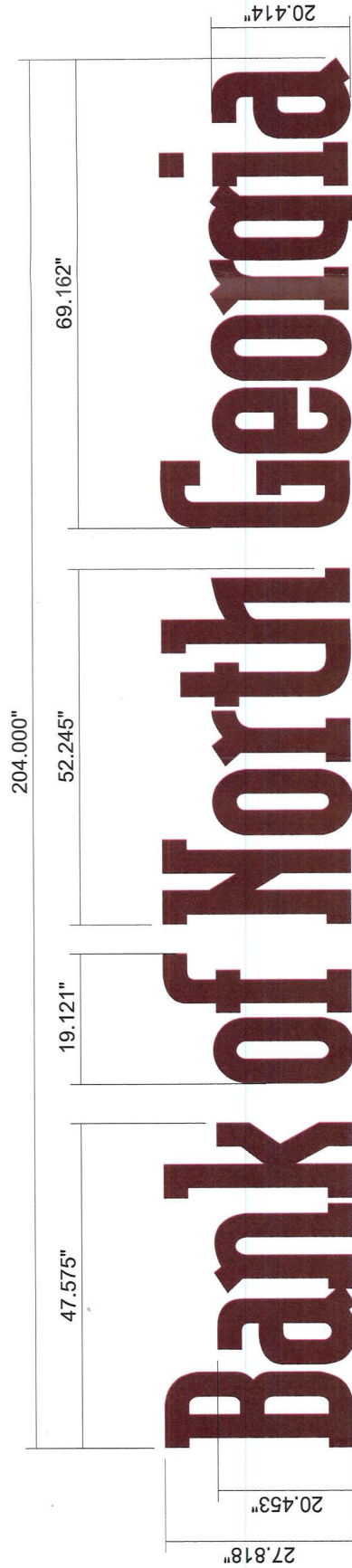
item  
1 FOR CONSTRUCTION TRD

SCALE: 1/8" = 1'-0"

DATE: 08/20/15  
DRAWN BY: ERM/BJ

PROJECT NUMBER  
A-203





Front View



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SCALE: 3/4" = 1'-0"  
PAPER SIZE: 11 x 17

REVISIONS:

1. ###	Revision #	###
2. ###	Revision #	###
3. ###	Revision #	###
4. ###	Revision #	###
5. ###	Revision #	###
6. ###	Revision #	###

DRAWN BY: JBK  
CHECKED: ##  
APPROVED: ##

DATE: 8/22/16  
DATE: ###  
DATE: ###

PRODUCT NUMBER: TFC #22396  
PRODUCT TITLE: Acrylic Letters

CUSTOMER: Synovus Bank  
SITE ADDRESS: 3700 Overcrest Park Drive  
Atlanta, GA 30339

THE FITTS COMPANY  
100 W. WASHINGTON ST. SUITE 100  
ATLANTA, GA 30303

1 OF 2