

APPLICANT: Chris Milby

PETITION No.: V-55

PHONE: 404-630-2508

DATE OF HEARING: 6-14-2017

REPRESENTATIVE: Chris Milby

PRESENT ZONING: R-20

PHONE: 404-630-2508

LAND LOT(S): 237

TITLEHOLDER: Christopher B. Milby

DISTRICT: 19

PROPERTY LOCATION: On the east side of Shiloh Trail, east of Jordan Road (4308 Shiloh Trail).

SIZE OF TRACT: 0.81 acres

COMMISSION DISTRICT: 1

TYPE OF VARIANCE: 1) Allow an accessory structure (existing approximately 96 square foot shed) to the side of the principal building; 2) waive the side setback for an accessory structure (existing approximately 96 square foot shed) from the required five (5) feet to two (2) feet adjacent to the south property line; and 3) waive the rear setback for an accessory structure under 650 square feet (approximately 375 square foot pool house) from the required 35 feet to 16 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: This request will not have an adverse impact on the transportation network.

DEVELOPMENT & INSPECTIONS: Building inspector issued notice of violation for building pool house without a permit on 2/10/17.

SITE PLAN REVIEW: No comments.

STORMWATER MANAGEMENT: All roof downspouts from the pool house must be discharged as far to the west down the rear property line as possible so that runoff will be directed toward the existing creek.

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 comments.

CEMETERY PRESERVATION: No comments.

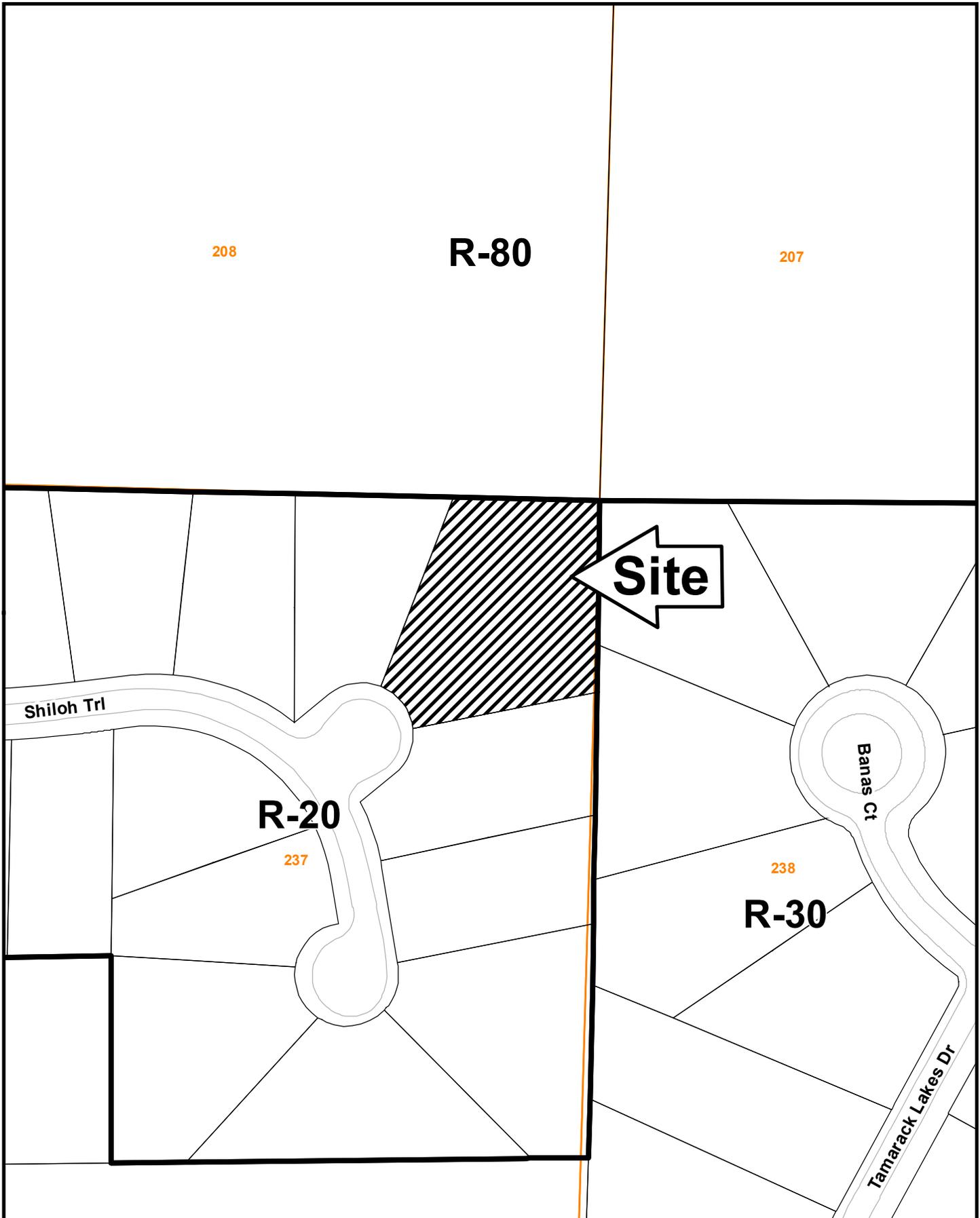
WATER: No conflict.

SEWER: No conflict.

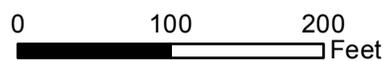
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FIRE DEPARTMENT: After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.

V-55-2017-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-55
Hearing Date: 6-14-17

Applicant Chris Milby Phone # 404 630 2508 E-mail m.lbwonks@aol.com
Chris Milby Address 4308 shiloh trail powder springs GA 30127
(representative's name, printed) (street, city, state and zip code)

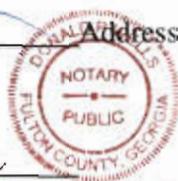
[Signature] E-mail _____
(representative's signature)



Signed, sealed and delivered in presence of:
[Signature]
Notary Public

My commission expires: _____
My Commission Expires March 15, 2021

Titleholder Christopher Milby Phone # 404 630 2508 E-mail m.lbwonks@aol.com
Signature [Signature] Address: SAME
(attach additional signatures, if needed) (street, city, state and zip code)



Signed, sealed and delivered in presence of:
[Signature]
Notary Public

My commission expires: _____
My Commission Expires March 15, 2021

Present Zoning of Property A-20
Location 4308 shiloh trail powder springs GA 30127
(street address, if applicable, nearest intersection, etc.)

Land Lot(s) 237 District 19th Size of Tract 0.81 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

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:

Retention pond limits use of property

List type of variance requested: Reduce Rear set back, because of Retention pond limits use of property