



**APPLICANT:** David Black  
**PHONE:** 770-845-4170  
**REPRESENTATIVE:** same  
**PHONE:** same  
**PROPERTY LOCATION:** Located on the southeasterly side of Austell Road, north of Lorene Drive (2143 Austell Road).

**PETITION NO.:** V-78  
**DATE OF HEARING:** 08-13-08  
**PRESENT ZONING:** GC  
**LAND LOT(S):** 85  
**DISTRICT:** 17  
**SIZE OF TRACT:** .75 acre  
**COMMISSION DISTRICT:** 4

**TYPE OF VARIANCE:** 1) Waive the required parking standards; 2) allow an accessory structure to the side of the primary structure; and 3) waive the side setback for an accessory structure from the required 10 feet to 8 feet.

**COMMENTS**

**TRAFFIC:** This request will not have an adverse impact on traffic.

**DEVELOPMENT & INSPECTIONS:** No comments.

**STORMWATER MANAGEMENT:** No adverse drainage impact 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.

**CEMETERY PRESERVATION:** No comment.

**WATER:** No conflict.

**SEWER:** No conflict.

**OPPOSITION:** NO. OPPOSED PETITION NO. SPOKESMAN

**BOARD OF APPEALS DECISION**

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

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

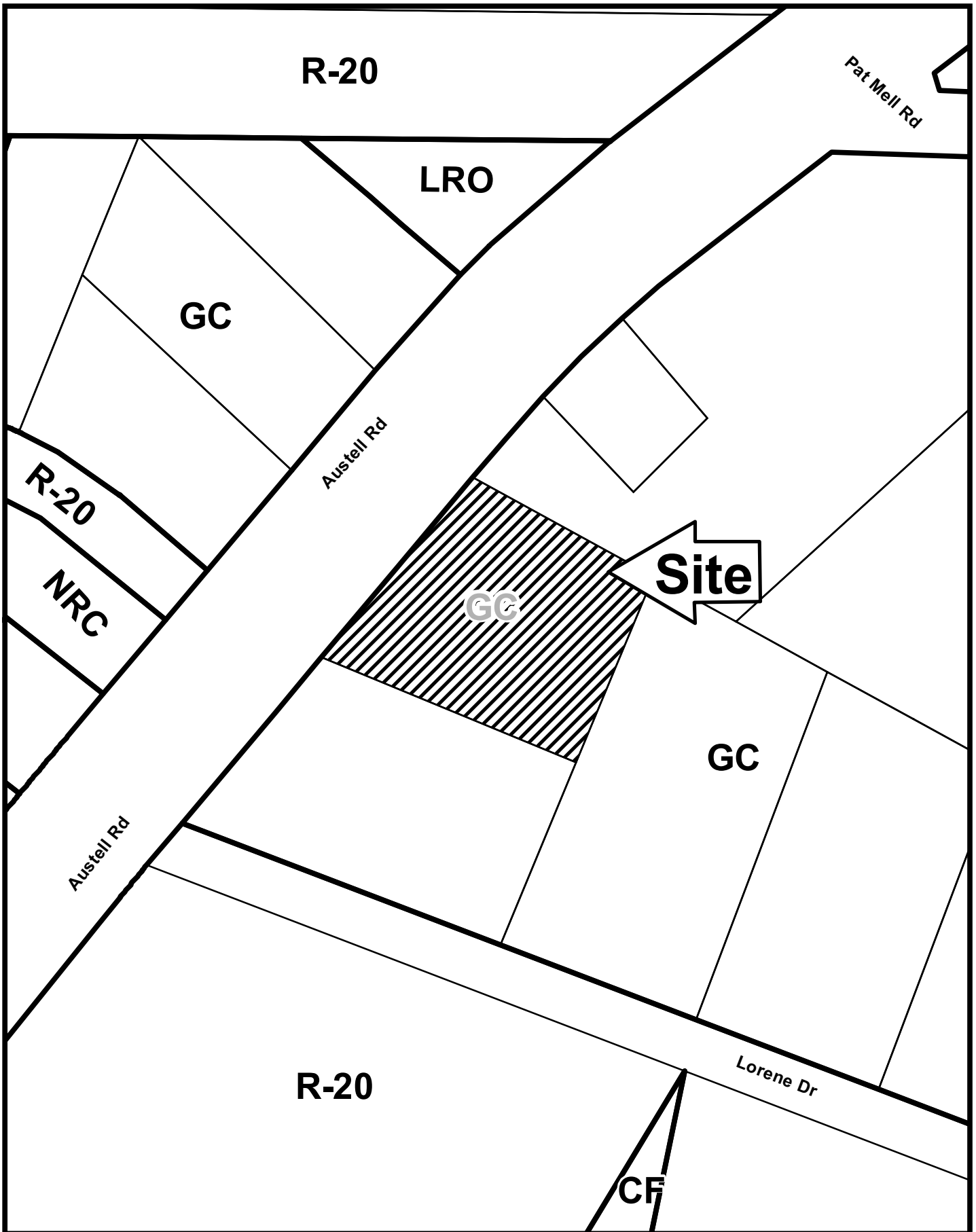
**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_

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

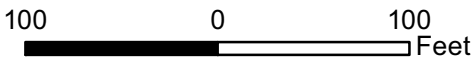
\_\_\_\_\_  
 \_\_\_\_\_



# V-78



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

V-78

(type or print clearly)

Application No. \_\_\_\_\_  
Hearing Date: 8-13-08

Applicant DAVID BLACK Business Phone  \_\_\_\_\_ Home Phone \_\_\_\_\_

SAME Address \_\_\_\_\_  
(representative's name, printed) (street, city, state and zip code)

David Black Business Phone  \_\_\_\_\_ Cell Phone \_\_\_\_\_  
(representative's signature)

Notary Public, Cobb County, Georgia  
My Commission Expires February 3, 2011

Signed, sealed and delivered in presence of:

My commission expires: David Black [Signature] Notary Public

Titleholder DAVID BLACK Business Phone  \_\_\_\_\_ Home Phone \_\_\_\_\_

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

Signed, sealed and delivered in presence of:

My commission expires: Notary Public, Cobb County, Georgia  
My Commission Expires February 3, 2011 [Signature] Notary Public

Present Zoning of Property GC

Location 2143 AUSTELL Rd.  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 15 85 District 17 Size of Tract \_\_\_\_\_ 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.

THIS VARIANCE IS NEEDED IN ORDER TO OPERATE MY BUSINESS.

List type of variance requested: 1) WAIVE THE REQUIRED PARKING STANDARDS  
2) ALLOW AN ACCESSORY STRUCTURE TO THE SIDE OF THE PRIMARY STRUCTURE  
3) WAIVE THE SIDE SETBACK FOR AN ACCESSORY STRUCTURE FROM REQUIRED 10 FT TO 8 FT