



**APPLICANT:** Charles A. and Veda M. Bush      **PETITION NO.:** V-99  
**PHONE:** 404-676-6862      **DATE OF HEARING:** 10-08-08  
**REPRESENTATIVE:** Charles A. Bush      **PRESENT ZONING:** PRD  
**PHONE:** 404-676-6862      **LAND LOT(S):** 88  
**PROPERTY LOCATION:** Located on the south side of      **DISTRICT:** 19  
Crimsonwood Court, south of Broadlands Lane      **SIZE OF TRACT:** .56 acre  
(607 Crimsonwood Court).      **COMMISSION DISTRICT:** 1  
**TYPE OF VARIANCE:** Waive the front setback on lot 178 from the required 45 feet to 35 feet.

**COMMENTS**

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

**DEVELOPMENT & INSPECTIONS:** If this variance request is approved, a plat revision must be recorded reflecting the conditions of the variance. The surveyor must submit the revised subdivision plat to the Site Plan Review Section, Community Development Agency for review and approval prior to recording. Call 770-528-2147.

**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.

**CEMETERY PRESERVATION:** No comment.

**WATER:** No conflict.

**SEWER:** No conflict.

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

**BOARD OF APPEALS DECISION**

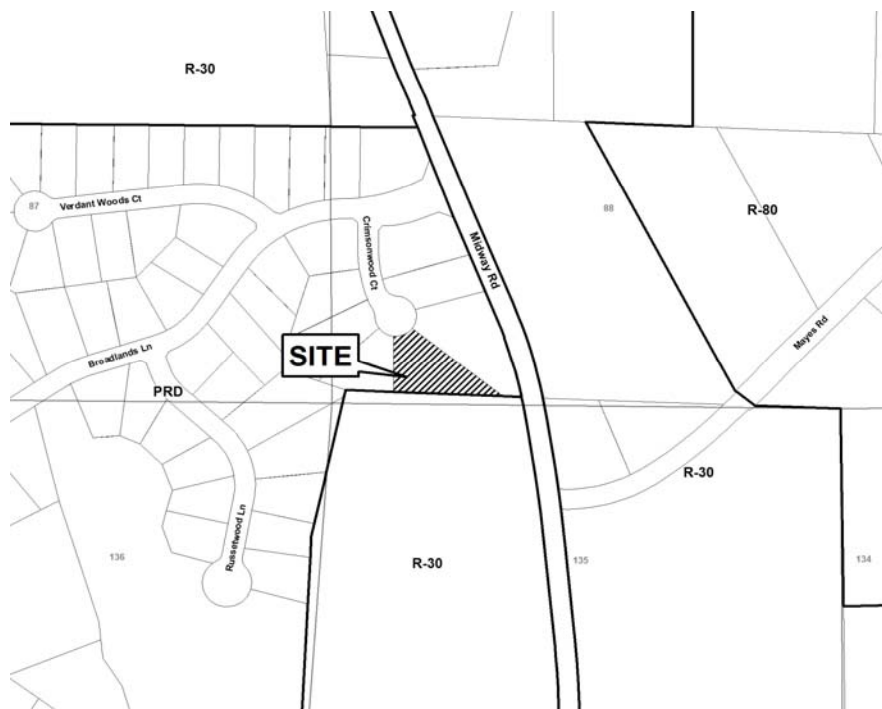
**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_

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

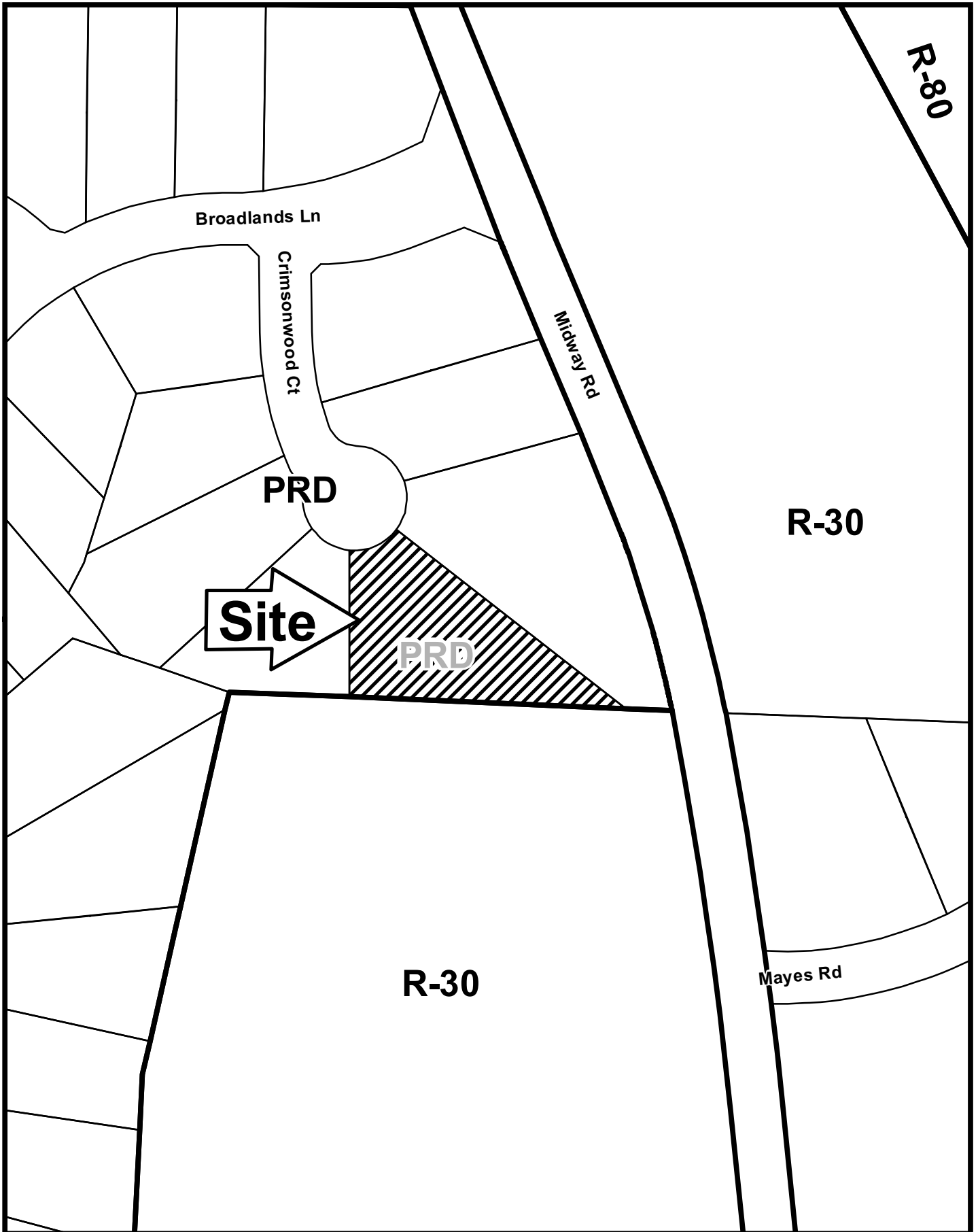
**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_

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

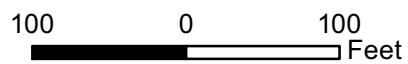
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# V-99



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-99

Hearing Date: 10-8-08

Applicant Charles A. & Veda M. Bush Business Phone 404-676-6862 Home Phone 770-514-9223

Charles A. Bush

(representative's name, printed)

Address 607 Crimsonwood Court, Powder Springs, GA 30127-6408

(street, city, state and zip code)

Charles A. Bush

(representative's signature)

Business Phone 404-676-6862

Cell Phone 770-598-6343

**MARYANN CIACCIO**  
Notary Public, Henry County, Georgia  
My Commission Expires Jan 17 2010

Signed, sealed and delivered in presence of:

Maryann Ciaccio

Notary Public

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

Titleholder Charles A. & Veda M. Bush Business Phone 404-676-6862 Home Phone 770-514-9223

Signature Charles A. Bush Veda M. Bush Address: 607 Crimsonwood Ct., Powder Springs, GA 30127-6408  
(attach additional signatures, if needed) (street, city, state and zip code)

**MARYANN CIACCIO**

Notary Public, Henry County, Georgia  
My Commission Expires Jan 17 2010

Signed, sealed and delivered in presence of:

Maryann Ciaccio

Notary Public

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

Present Zoning of Property PRD

Location 607 Crimsonwood Court, Powder Springs, GA 30127  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 88 District 19 Size of Tract 0.56 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.

*Owner desires to construct addition and porch on rear of house and renovate front porch area. No documentation could be found that allows existing garage to be built in front of 45' setback line. In order to make any modifications to existing home, this situation must be corrected. This variance is necessary to correct an existing condition and bring it into zoning compliance.*

List type of variance requested: \_\_\_\_\_

*Owner requesting a variance to waive the front setback on Lot 178 from the required 45 feet to 35 feet in Land Lot 88 of the 19th District. Located on the southeast side of Crimsonwood Court, west of Midway Road (607 Crimsonwood Court).*