

PRELIMINARY VARIANCE ANALYSIS

HEARING DATE: April 14, 2010

DUE DATE: March 15, 2010

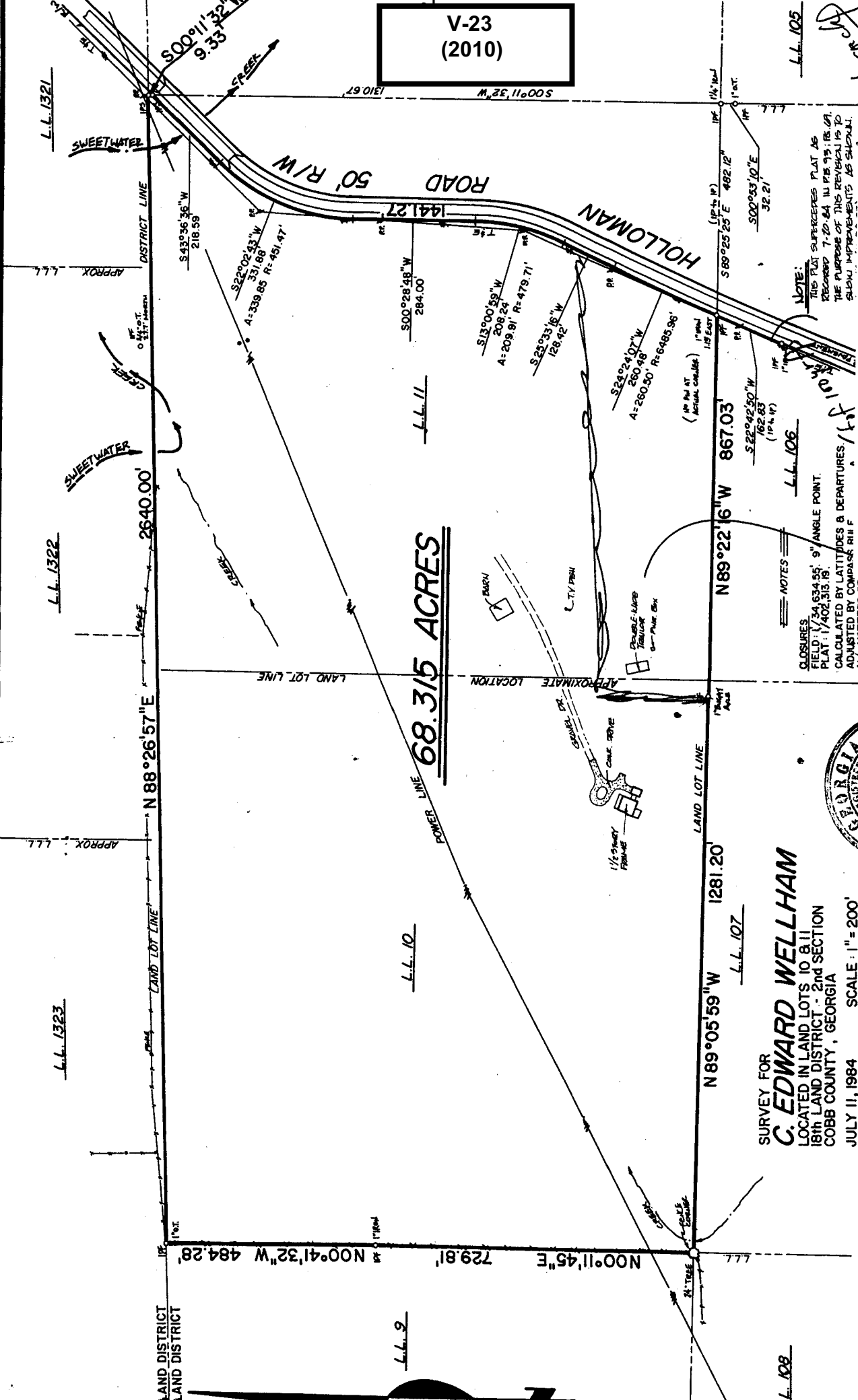
Distributed: February 17, 2010



Cobb County... Expect the Best!

V-23
(2010)

L.L. 105
J.P.



L.L. 1322

L.L. 1323

68.315 ACRES

NOTE:
THIS PLAT SUPERSEDES PLAT AS RECORDED 7-20-84 IN FILE 915, RE. OF. THE PURPOSE OF THIS REVISION IS TO SHOW IMPROVEMENTS AS SHOWN.

CLOSURES
FIELD: 1/34, 634.95', 9" ANGLE POINT.
PLAT: 1/402, 318.75'.
CALCULATED BY LATITUDES & DEPARTURES.
ADJUSTED BY COMPASS R.I.I.F.
ALL MATTERS FEI



SURVEY FOR
C. EDWARD WELLHAM
LOCATED IN LAND LOTS 10 & 11
18th LAND DISTRICT - 2nd SECTION
COBB COUNTY, GEORGIA
JULY 11, 1984 SCALE: 1" = 200'
SOLAR LAND SURVEYING COMPANY
P.O. BOX 723993
ATLANTA, GEORGIA 30339-0993
Ph: (404) 425-8677

L.L. 108

APPLICANT: Edward Wellman

PETITION NO.: V-23

PHONE: 770-434-2232

DATE OF HEARING: 04-14-10

REPRESENTATIVE: Jerrie Self

PRESENT ZONING: R-30

PHONE: 770-405-1125

LAND LOT(S): 10,11

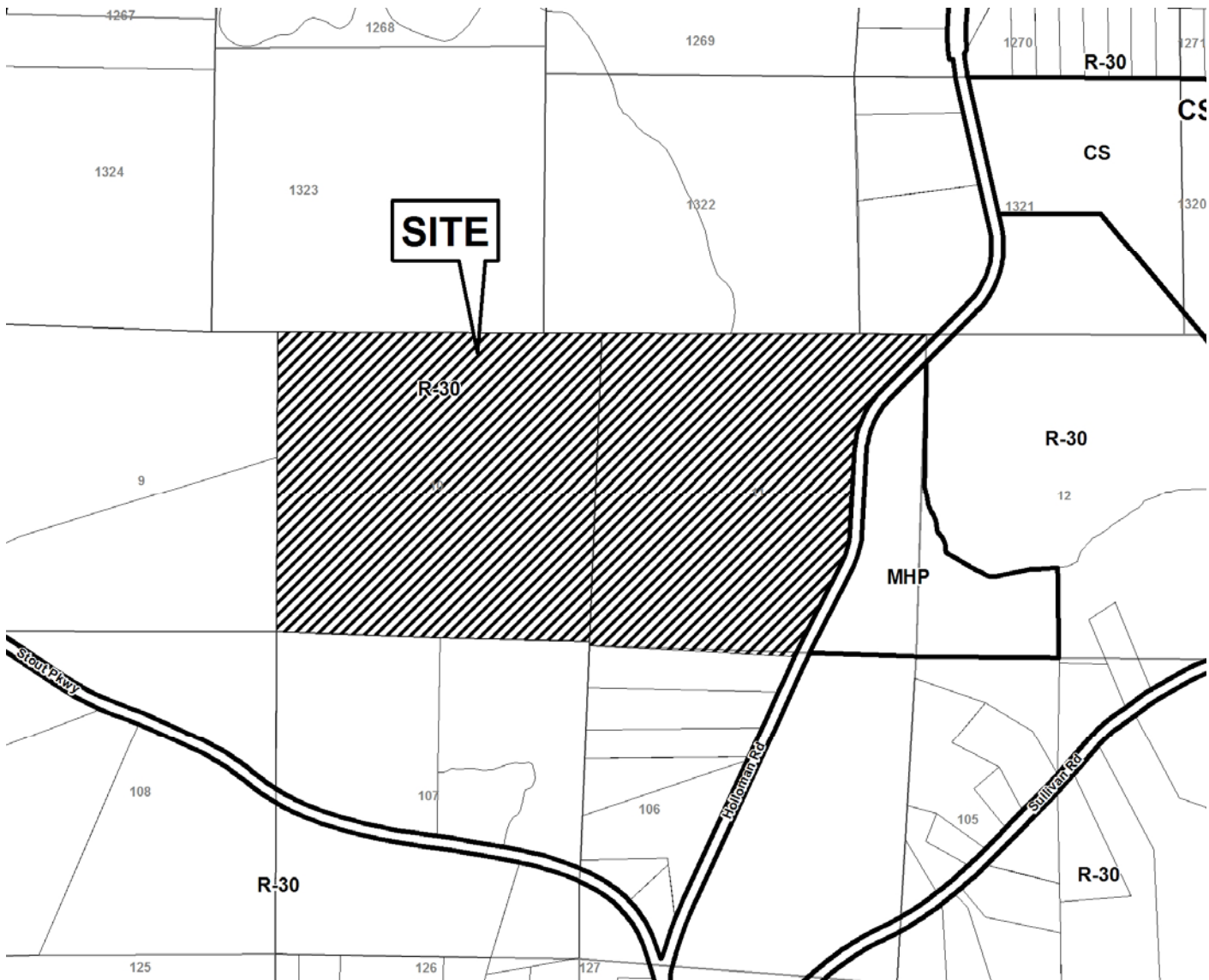
PROPERTY LOCATION: Located off a private easement on the west side of Holloman Road, north of Sullivan Road (5850 Holloman Road).

DISTRICT: 18

SIZE OF TRACT: 69 acres

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: 1) Allow 2 accessory structures to the front of the primary structure; and 2) waive the minimum house size from the required 1,350 square feet to 1,160 square feet.



Application for Variance Cobb County

(type or print clearly)

Application No. V-23
Hearing Date: 4-14-10

Applicant Edward Wellham Business Phone 770-434-2232 Home Phone 770-739-6968

Jervie Self Address 238 Oakmont Pass, Hiram, Ga. 30141
(representative's name, printed) (street, city, state and zip code)

Jervie Self Business Phone 405-1125 Cell Phone 678-446-2212
(representative's signature)

My commission expires: _____
Signed, sealed and delivered in presence of:
Jessica Faye Rogers Notary Public
Jessica Faye Rogers
Notary Public
Paulding County, Georgia
My Commission Expires
May 13, 2012

Titleholder Edward Wellham Business Phone 770-434-2232 Home Phone 770-739-6968

Signature Edward Wellham Business Phone 770-434-2232 Home Phone 770-739-6968
(attach additional signatures, if needed) Address 5850 Holloman Road Powder Springs
(street, city, state and zip code) GA 30127

My commission expires: _____
Signed, sealed and delivered in presence of:
Jessica Faye Rogers Notary Public
Jessica Faye Rogers
Notary Public
Paulding County, Georgia
My Commission Expires
May 13, 2012

Present Zoning of Property R-30 with a minimum sq.ft. requirement of 1,350

Location 5850 Holloman Road Powder Springs Ga 30127
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 11 District 18th Size of Tract 69 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 _____

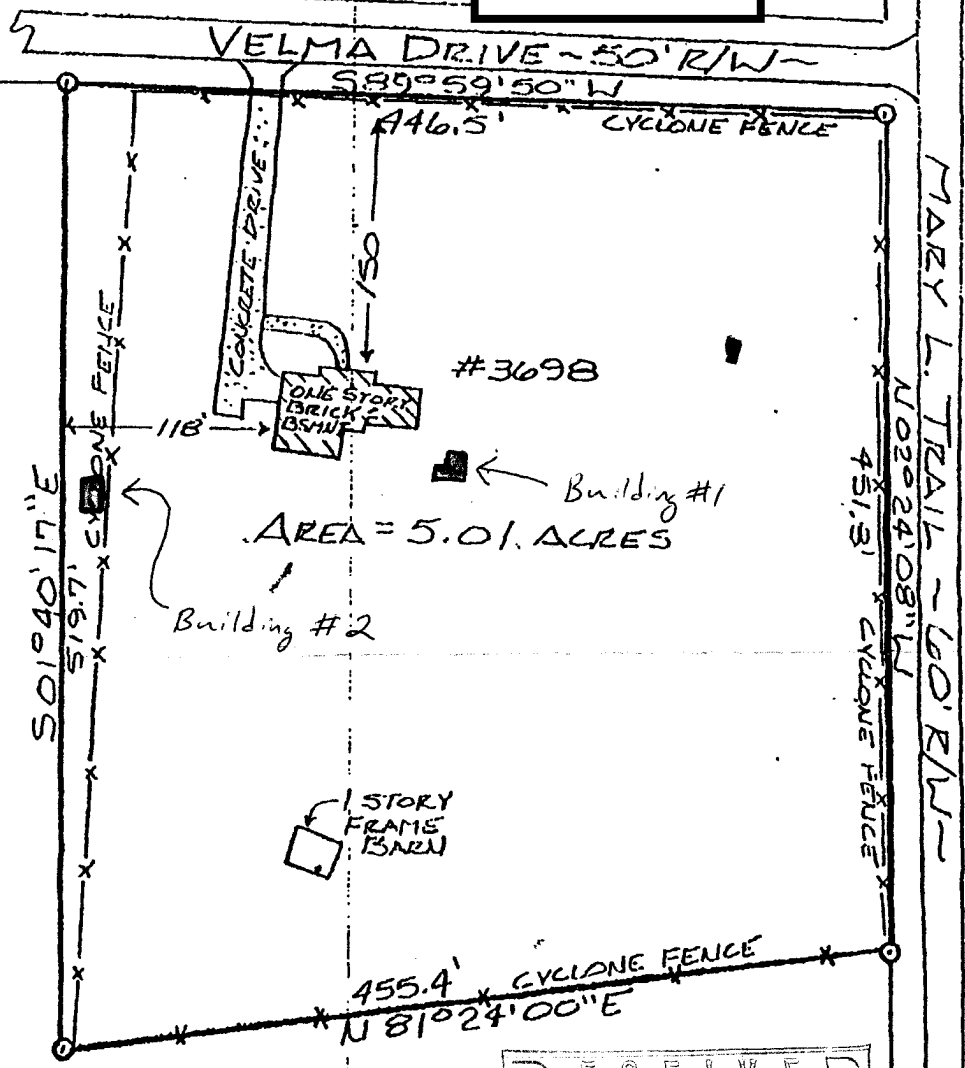
The Cobb County Zoning Ordinance Section 134-94 states that the Cobb County Board of Zoning Appeals must determine that applying the terms of the Zoning Ordinance without the variance would create an unnecessary hardship. Please state what hardship would be created by following the normal terms of the ordinance.

The current zoning requires a min. sq.ft. of 1,350. The home we are trying to build to replace the home destroyed in the flood is only 1,160 sf. We only have funds to cover the cost of the home at 1,160 sf. To add an additional 190 sf would cost approx. \$15,000 more.

List type of variance requested: To reduce the minimum sq.ft. from 1,350 to 1,160.

2) ALLOW ACCESSORY STRUCTURES TO THE FRONT OF THE PRIMARY STRUCTURE.

V-24
(2010)

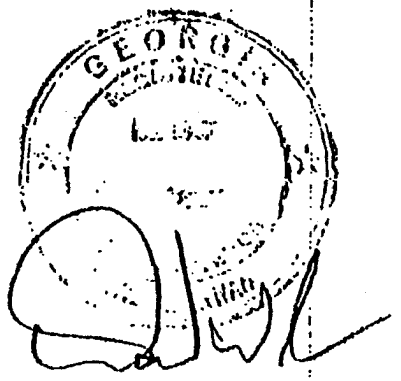


AREA = 5.01 ACRES

RECEIVED
 FEB 2 2010
 COBB CO. COMM. DEV. AGENCY
 ZONING DIVISION

...
 SPECIAL FLOOD ...
 SPECIAL FLOOD ...

PB. 53 PG. 9



Survey For:
 LARRY K. BISHOP
 & DEBORAH N. BISHOP

Lot Block Unit
 Subdivision MCEACHERN FARMS
 Land Lot 390 District 19TH
 COBB County, Georgia
 Scale 1"=100' Date MAY 8TH, 1996

D. W. Lynah Surveyors
 Smyrna, Georgia (404) 433-2660

APPLICANT: Daniel Hammond

PETITION NO.: V-24

PHONE: 678-567-1826

DATE OF HEARING: 04-14-10

REPRESENTATIVE: same

PRESENT ZONING: R-80

PHONE: same

LAND LOT(S): 469

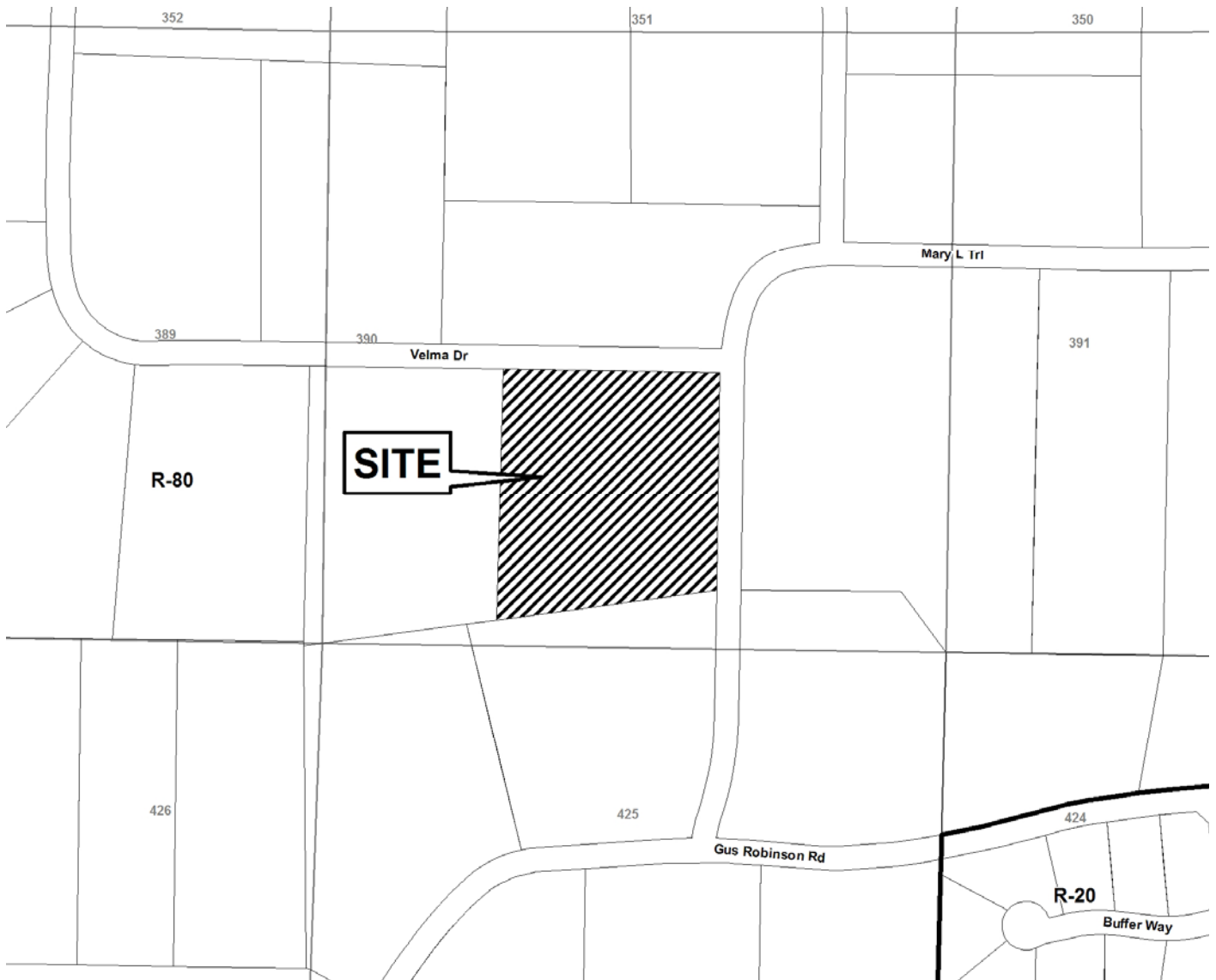
PROPERTY LOCATION: Located at the southwest intersection of Velma Drive and Mary L. Trail (3698 Velma Drive).

DISTRICT: 19

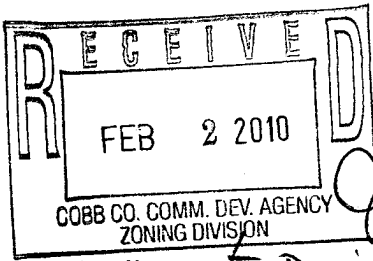
SIZE OF TRACT: 5 acres

COMMISSION DISTRICT: 1

TYPE OF VARIANCE: 1) Allow an accessory structure (proposed building #1 hen house) to be closer to the side street than the primary structure; and 2) waive the side setback for an accessory structure (proposed building #2 baby chick shelter) from the required 25 feet to 10 feet.



Application for Variance Cobb County



(type or print clearly)

Application No. V-24
Hearing Date: 4-14-10

Applicant Daniel Hammond Business Phone 678-567-1826 Home Phone 678-567-1826

Daniel Hammond Address 3698 Velma Dr Powder Springs, GA 30127
(representative's name, printed) (street, city, state and zip code)

[Signature] Business Phone -
(representative's signature)

ANN RODERICK
NOTARY PUBLIC
Cherokee County - State of Georgia
My Comm. Expires Sept. 19, 2011

Signed, sealed and delivered in presence of:

My commission expires: Sept 19 2011

[Signature]

Notary Public

Titleholder Susan J Hammond Business Phone 678-567-1826

Signature [Signature] Address: same
(attach additional signatures, if needed) (street, city, state and zip code)

ANN RODERICK
NOTARY PUBLIC
Cherokee County - State of Georgia
My Comm. Expires Sept. 19, 2011

Signed, sealed and delivered in presence of:

My commission expires: Sept 19 2011

[Signature]

Notary Public

Present Zoning of Property R-80

Location 3698 VELMA DRIVE
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 469 District 19 Size of Tract 5 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.

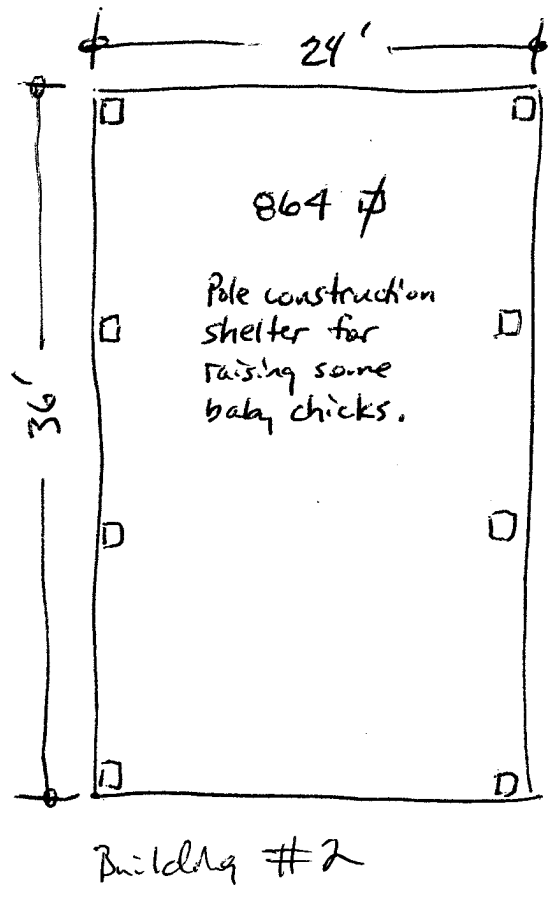
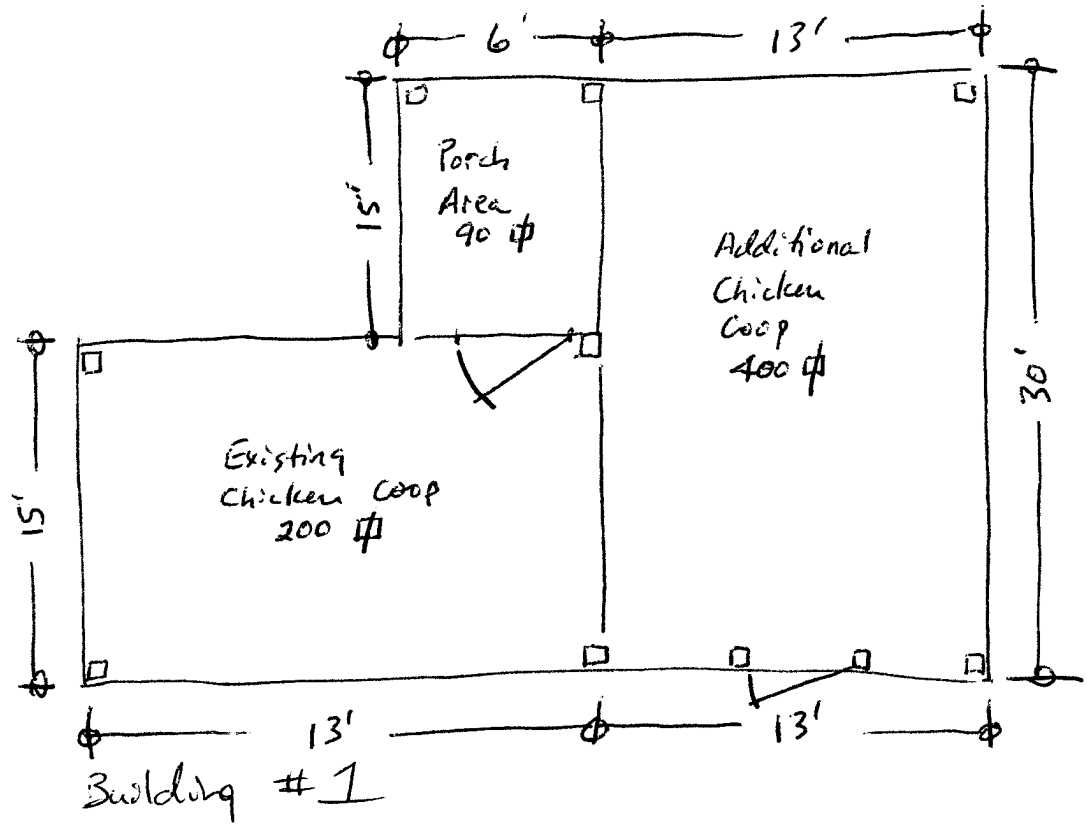
Size of Property 5 acres Shape of Property Rectangle Topography of Property level Other _____

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.

The property in question is R-80 zoning with Rural Residential classification. We the owners are full time farmers registered with the state & grandfathered in with Cobb Co. The code for corner lots requires all buildings to fall within a column behind the residence. Since we have 5 acres and 2 1/2 of those acres are on the side of our home this creates a tremendous hardship for us trying to house our animals. Our request is that the restriction for corner lots be lifted and a 10' set back from side property lines be enacted.

List type of variance requested: Corner lot restriction lifted and honor a 10' side line buffer for all structures. ALLOW ACCESSORY STRUCTURE CLOSER TO SIDE STREET THAN PRIMARY.

SEE EXHIBIT "A" for building plans.



RECEIVED
FEB - 2 2010
CULB CO. COMM. DEV. AGENCY
ZONING DIVISION

[Signature]
3:50

V-25
(2010)

REV	DATE	DESCRIPTION

LEGEND

- BC BACK CURB
- B.L. BUILDING LIMITS
- C.B. CATCH BASIN
- C.M.P. CORRUGATED METAL PIPE
- conc. CONCRETE
- D.E. DRAINAGE EASEMENT
- H.W. HEAD WALL
- IPF IRON PIN FOUND
- L.P. LIGHT POLE
- M.H. MAN HOLE
- R/W RIGHT OF WAY
- s.p. SCREEN PORCH
- S.S.E. SANITARY SEWER EASEMENT
- w.d. WOOD DECK
- #4r HALF INCH REBAR



50' R/W
24' BC/BC

BRASHER DRIVE

IPF (#4r)
(buried 4")

TANBARK DRIVE

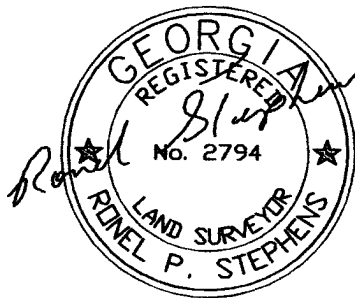
50' R/W
24' BC/BC

IPF (#4r)
(buried 4")



(60)

(58)



THIS PROPERTY IS NOT LOCATED IN A FEDERAL FLOOD HAZARD AREA AS INDICATED BY F.I.R.M. FLOOD HAZARD MAPS. COMMUNITY PANEL NO. 13067C 0061G, DATED 12-16-08.

EQUIPMENT UTILIZED: ANGULAR & LINEAR: NIKON D-50

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN open FEET AND AN ANGULAR ERROR OF n/a PER ANGLE POINT AND WAS ADJUSTED USING none METHOD.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 596.822 FEET.

UNLESS OTHERWISE SHOWN THERE ARE NO NATIONAL GEODETIC SURVEY MONUMENTS WITHIN 500' OF THIS PROPERTY.

Ronel P. Stephens, Georgia Registered Land Surveyor No. 2794

SURVEY FOR:

KATHY COTRONEO

BEING:

**LOT 59
STOCKTON'S CHASE SUBDIVISION, UNIT ONE
PLAT BOOK 99 PAGE 36**

LOCATED IN: LAND LOT: 307
DISTRICT: 18th
COUNTY: COBB

SECTION: 2nd
STATE: GEORGIA

REV
0

SCALE: 1"=40' SURVEY DATE: 01-27-10 DRAWING DATE: 01-28-10 DWG NO. 10-0195-95A

TRI-CROWN 1756 PINE FOREST DR 770-966-5382
LAND SURVEYING COMPANY ACWORTH, GA 30102

APPLICANT: Kathy Cotroneo

PETITION NO.: V-25

PHONE: 404-216-7675

DATE OF HEARING: 04-14-10

REPRESENTATIVE: same

PRESENT ZONING: R-15

PHONE: same

LAND LOT(S): 307

PROPERTY LOCATION: Located at the southwest intersection of Brasher Drive and Tanbark Drive (4129 Brasher Drive).

DISTRICT: 16

SIZE OF TRACT: .36 acre

COMMISSION DISTRICT: 3

TYPE OF VARIANCE: Allow an accessory structure (existing shed) to be closer to the side street than the primary structure on lot 59.



Application for Variance Cobb County

(type or print clearly)

Application No. V-25

Hearing Date: 4-14-10

Applicant Kathy Cotroneo Business Phone 404-216-7675 Home Phone 770-517-3845

Address _____

(representative's name, printed)

(street, city, state and zip code)

Kathy Cotroneo
(representative's signature)

Business Phone _____

Cell Phone _____

Signed, sealed and delivered in presence of:

My commission expires: 7/24/12

Deborah A. Vush

Notary Public

Titleholder Kathy Cotroneo Business Phone 404-216-7675 Home Phone 770-517-3845

Signature Kathy Cotroneo
(attach additional signatures, if needed)

Address: 4129 Brasher Drive, Marietta, GA
(street, city, state and zip code)

Signed, sealed and delivered in presence of:

My commission expires: 7/24/12

Deborah A. Vush

Notary Public

Present Zoning of Property residential

R-15

Location 4129 Brasher Drive, Marietta, GA
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 307

District 16

Size of Tract .36^{AC} 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.

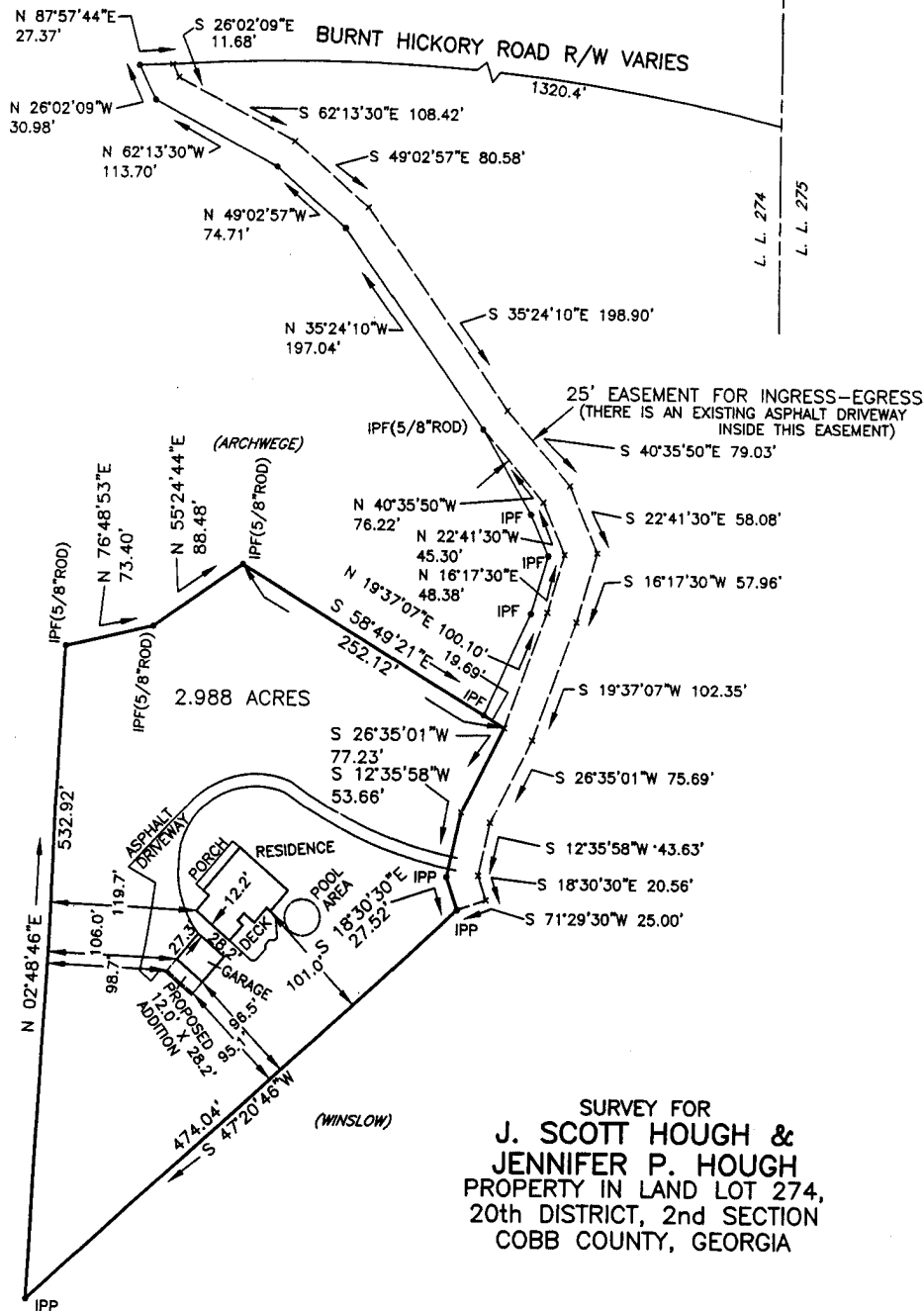
Size of Property _____ Shape of Property _____ Topography of Property Other _____

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.

entire backyard slopes steeply down to a retention pond - there is no place else in our yard that is flat enough to locate the shed. It is built on side of house near garage, it's location is 34 1/2 feet from street

List type of variance requested: utility shed beside garage - was built almost 9 years ago -

ALLOW AN ACCESSORY STRUCTURE TO BE CLOSER TO THE SIDE STREET THAN THE PRIMARY.



SURVEY FOR
J. SCOTT HOUGH &
JENNIFER P. HOUGH
PROPERTY IN LAND LOT 274,
20th DISTRICT, 2nd SECTION
COBB COUNTY, GEORGIA

2432.CRD 4130-1.DWG

FLOOD INSURANCE RATE MAP 13067C0081 G
DATED 12-16-2008 SHOWS THIS PROPERTY
IS NOT IN THE 100 YEAR FLOOD ZONE.

NOTE: IRON PINS ARE (1/2"RE-BAR)
EXCEPT AS SHOWN.

FIELD TRAVERSE:
CLOSURE; ONE FOOT IN 20,000 FEET
USING A LIETZ SET 3.
ANGULAR ERROR; 0'00'02"PER ANGLE
POINT USING A LIETZ SET 3.
ADJUSTED; USING THE COMPASS RULE.

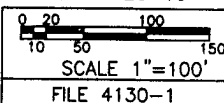
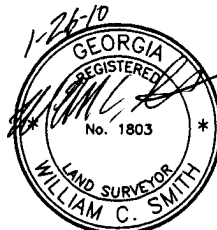
SMITH & SMITH LAND SURVEYORS, P.C.
2 SOUTH AVENUE, CARTERSVILLE, GA. 30120
PHONE 770-382-0457

REGISTERED LAND SURVEYOR No. 1803

R/W — RIGHT OF WAY	R — RADIUS LP— LIGHT POLE
IPP — IRON PIN PLACED	-X-X- FENCE
IPF — IRON PIN FOUND	— LAND LOT LINE
CM — CONCRETE MARKER	⊕ — CENTER LINE
CH — CHORD	— POWER LINE
L OR A — LENGTH OF CURVE	PP — POWER POLE

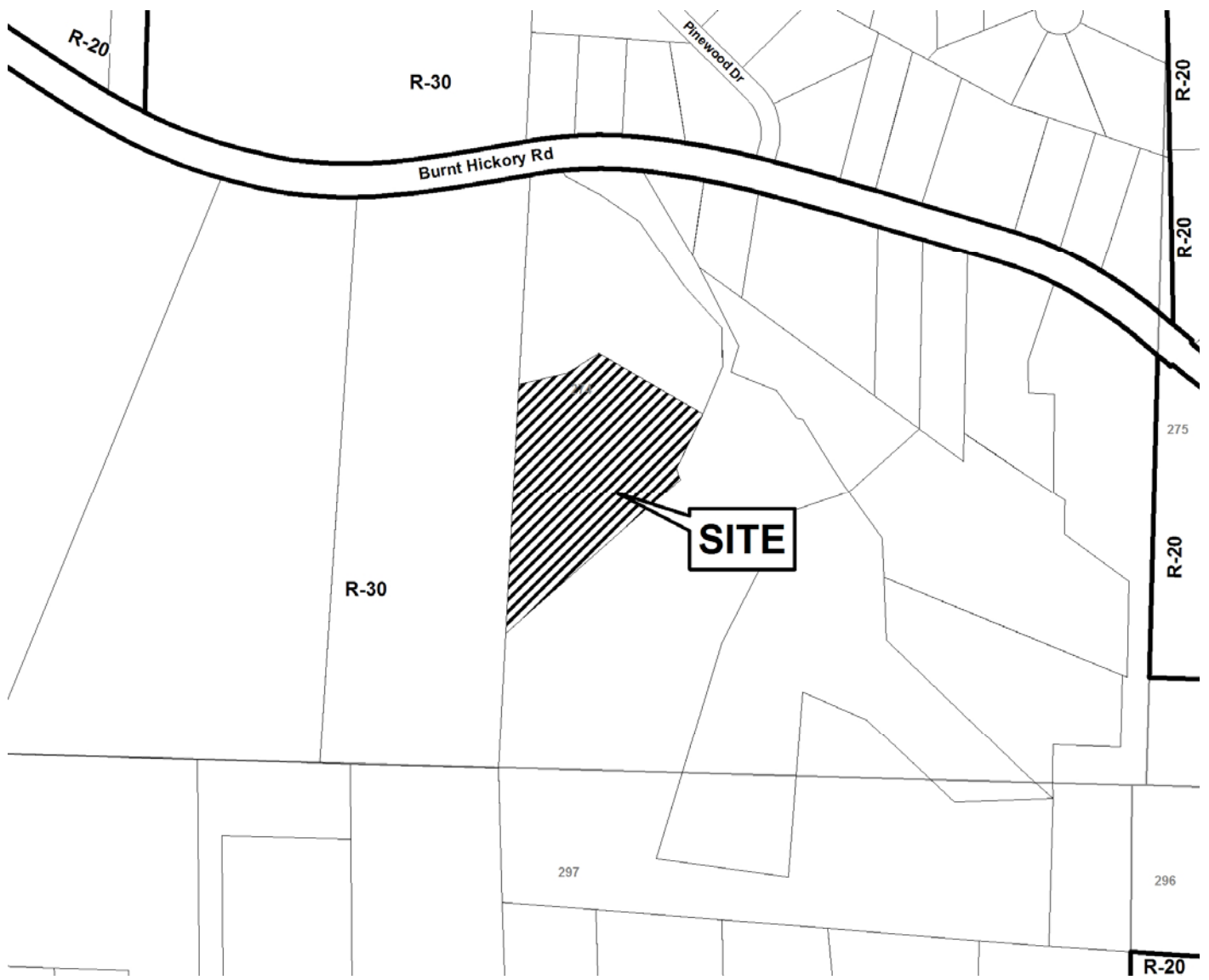
PLAT CLOSURE;
ONE FOOT IN
349,000 FEET.

MARCH 17, 1994
REVISED 8-25-94
REVISED 1-26-95
REVISED 1-26-10



APPLICANT: John and Jennifer Hough **PETITION NO.:** V-26
PHONE: 404-819-6252 **DATE OF HEARING:** 04-14-10
REPRESENTATIVE: same **PRESENT ZONING:** R-30
PHONE: same **LAND LOT(S):** 274
PROPERTY LOCATION: Located off a private **DISTRICT:** 20
easement on the south side of Burnt Hickory Road **SIZE OF TRACT:** 2.988 acres
(4221 Burnt Hickory). **COMMISSION DISTRICT:** 1

TYPE OF VARIANCE: 1) Waive the setback for an accessory structure over 800 square feet (proposed 2,234 square foot garage) from the required 100 feet to 98 feet adjacent to the western property and 95 feet adjacent to the eastern property line; and 2) allow aforementioned accessory structure to be to the side of the primary structure.



Application for Variance Cobb County

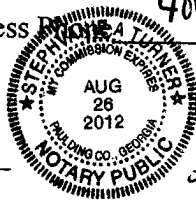
(type or print clearly)

Application No. V-26
Hearing Date: 7-14-10

Applicant John Scott and Jennifer Page Hough Business Phone 404-819-6252 Home Phone 404-663-1446

John S. Hough Address 4221 Burnt Hickory Rd. Marietta, GA
(representative's name, printed) (street, city, state and zip code) 30064

+ John S. Hough Jennifer P. Hough Business Phone 404-819-6252 Cell Phone 404-663-1446
(representative's signature)

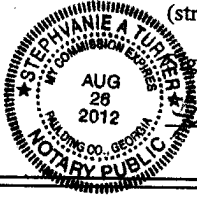


Signed, sealed and delivered in presence of: Stephanie Turner
Notary Public

My commission expires: Aug 26, 2012

Titleholder John Scott and Jennifer Page Hough Business Phone 404-819-6252 Home Phone 404-663-1446

Signature John S. Hough Jennifer P. Hough Address: 4221 Burnt Hickory Rd. Marietta, GA
(attach additional signatures, if needed) (street, city, state and zip code) 30064



Signed, sealed and delivered in presence of: Stephanie Turner
Notary Public

My commission expires: Aug 26, 2012

Present Zoning of Property R-30

Location 4221 BURNT HICKORY ROAD
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 274 District 20 Size of Tract 2.988 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.

We own three vehicles, one of which remains exposed to the elements year round. The variance will permit the storage of the third vehicle in an enclosed area. We presently have an existing unfinished two car garage.

List type of variance requested: Variance allowing a 3 car detached garage to be located on the side of the primary house structure in lieu of the rear, which will have in excess of 800 SF. Variance allowing the proposed garage to be less than 100 feet from one or more property lines.

Revised: December 6, 2005

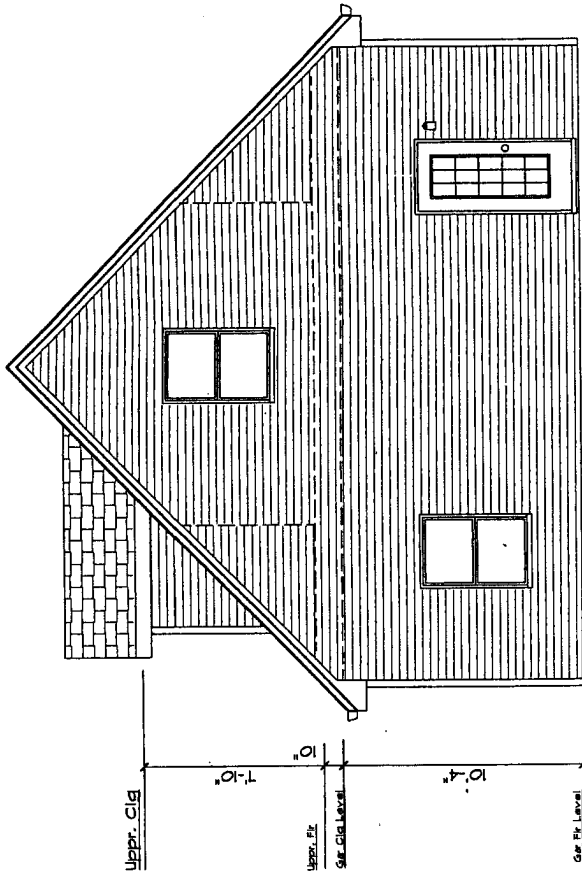
Note: See Exhibit "A" for building rendering

PREVIOUS VARIANCE V-81 OF 1994
(3rd House off private easement)

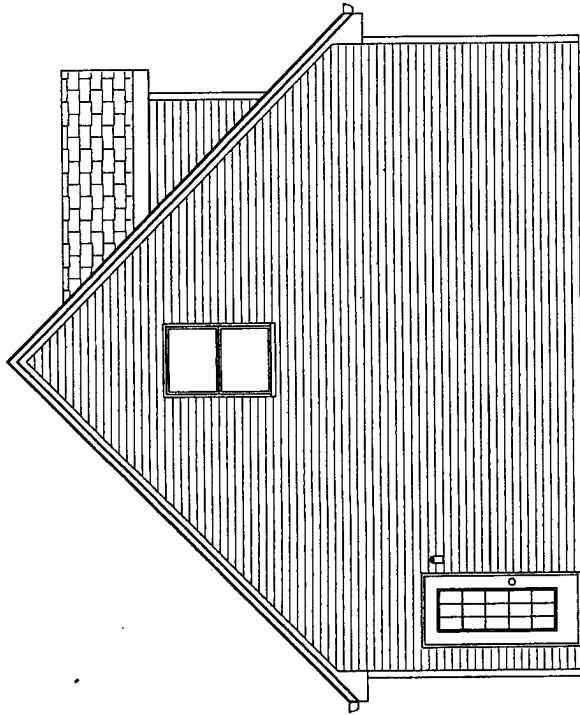
V-26/2010

Exhibit "A"

1 of 2



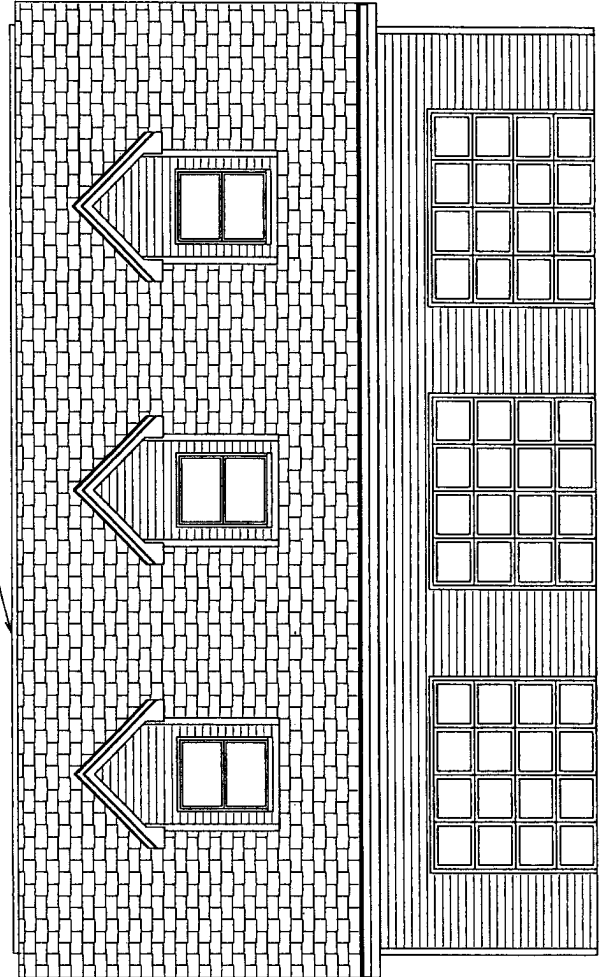
Right Side



Left Side

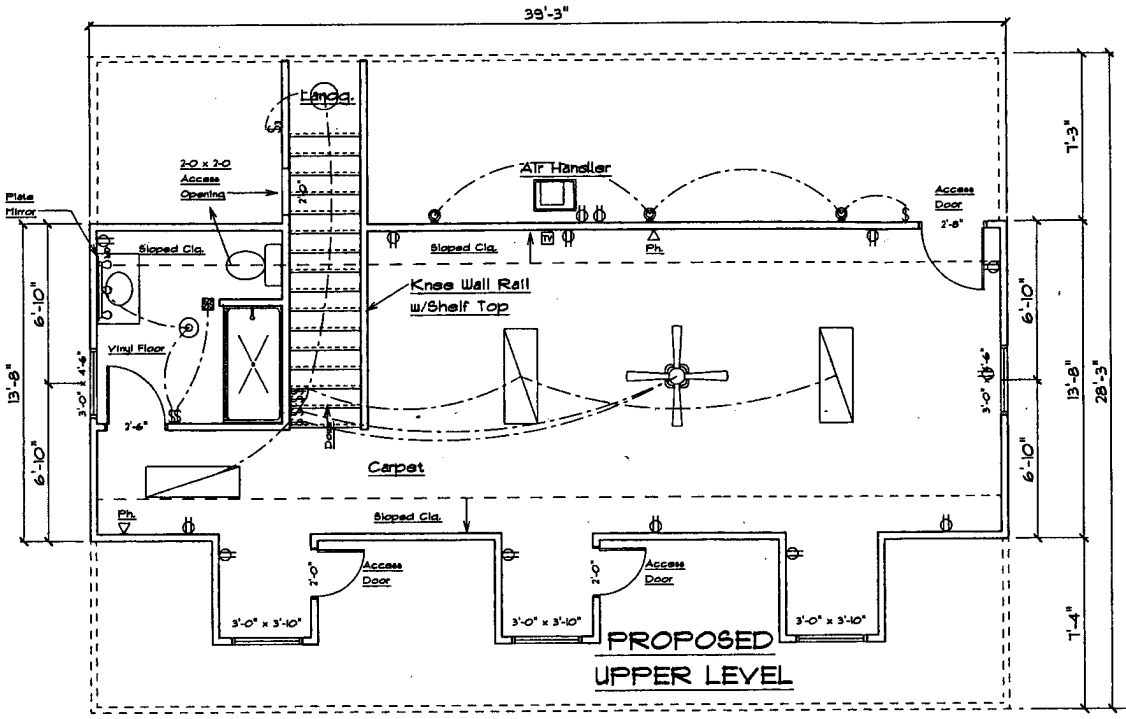
Note: Existing Roofing to be Replaced Front & Rear

Ridge Vent

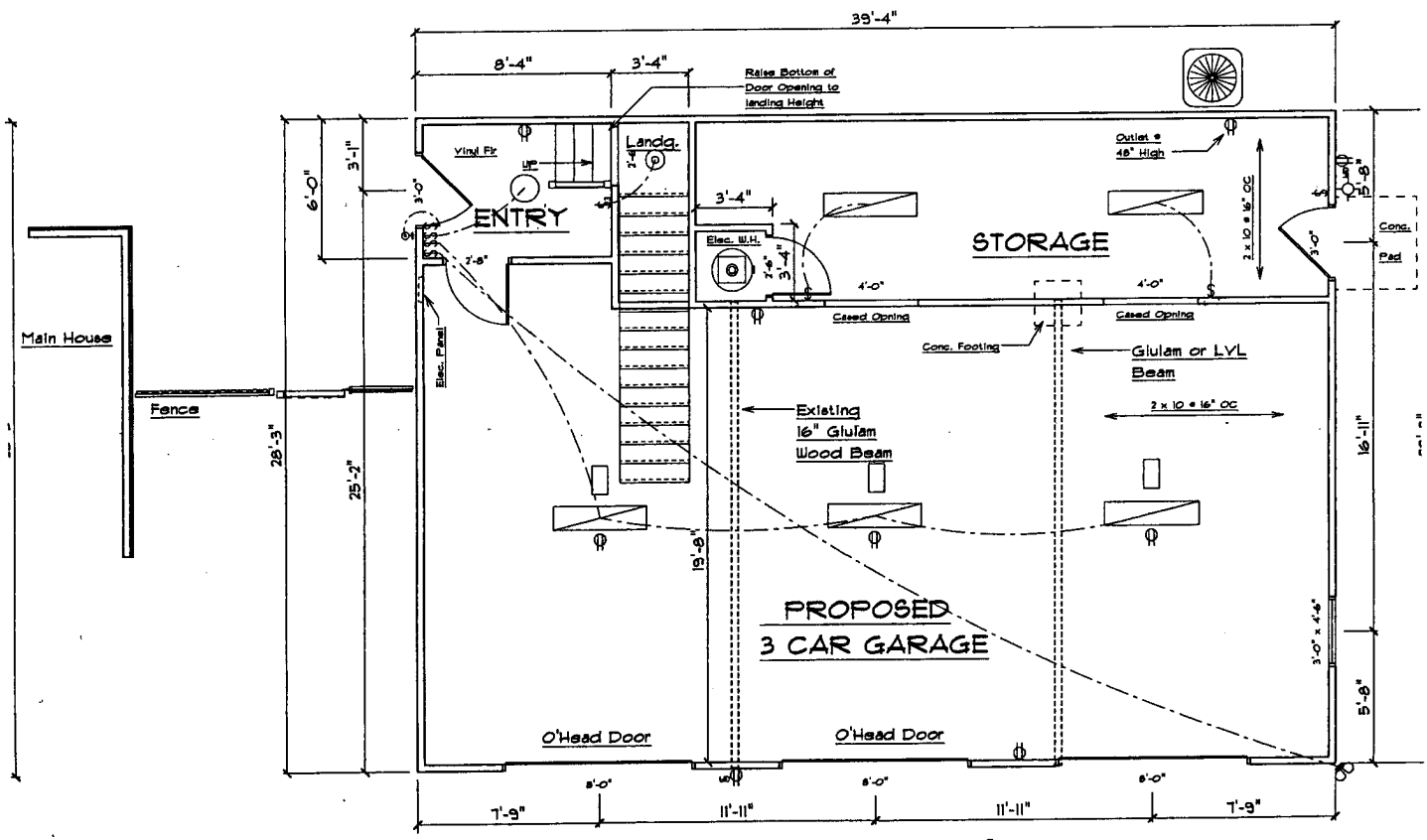


PROPOSED

Scale 3/16" = 1'-0"



January 05, 2010
 Scale 3/16"=1'-0"



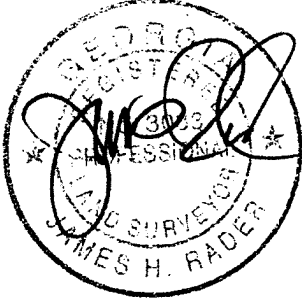
January 05, 2010
 Scale 3/16"=1'-0"

V-27
(2010)

0' 60' 120' 180'



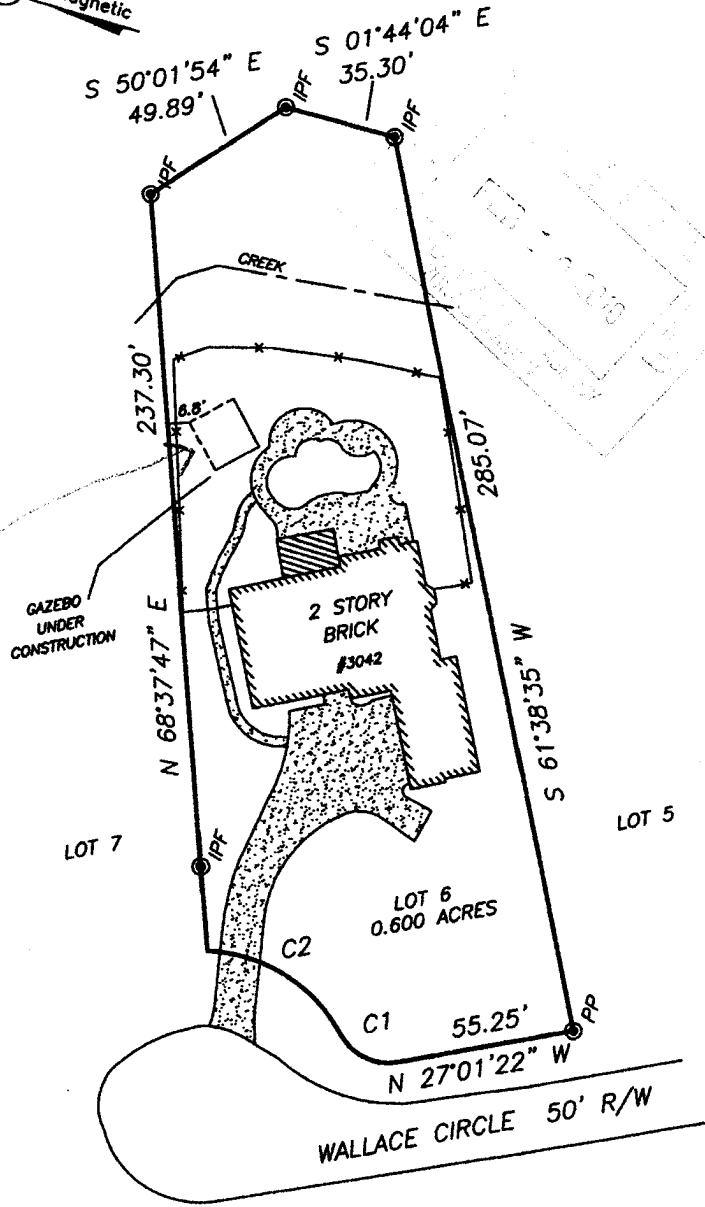
THIS PLAT WAS PREPARED FROM A FIELD SURVEY USING A THREE SECOND DIGITAL THEODOLITE AND AN ELECTRONIC DISTANCE METER. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET + AND AN ANGULAR ERROR OF 3" PER ANGLE POINT. IT HAS BEEN ADJUSTED USING LEAST SQUARES. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND FOUND TO BE ACCURATE WITHIN ONE FOOT IN 50,000+ FEET. I CERTIFY THAT THIS PLAT IS A TRUE REPRESENTATION THAT IS BASED ON AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.



JAMES H RADER GEORGIA RLS# 3033

ALL MATTERS OF TITLE ARE EXCEPTED. ALL IPF & IPS ARE 1/2" REBAR UNLESS NOTED OTHERWISE. THIS PLAT IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAYS, PUBLIC OR PRIVATE

324 SAFT



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	17.28'	21.68'	20.29'	N 09°35'02" E
C2	50.00'	50.77'	48.62'	S 14°39'07" W

SURVEY FOR:

LANDPRO

SURVEYING AND MAPPING
305 CREEKSTONE RIDGE
WOODSTOCK, GA 30188
TELE: 404-386-2170
FAX: 678-213-1519
WWW.LANDPROSURVEYING.COM
COPYRIGHT 2009

MILLER LANDSCAPING

LAND LOT 908
 DISTRICT 17
 SECTION 2
 COBB COUNTY, GA

LOT 6 BLOCK A
 PAGES FERRY
 HEIGHTS SUB.
 PLAT BK 13 PG 26

SCALE
 1" = 60'

DATE
 12/16/09

PROJECT NO.
 20091216

SHEET
 1 OF 1

APPLICANT: Percy Vaughn

PETITION NO.: V-27

PHONE: 678-595-3920

DATE OF HEARING: 04-14-10

REPRESENTATIVE: same

PRESENT ZONING: R-30

PHONE: same

LAND LOT(S): 908

PROPERTY LOCATION: Located on the east side of Wallace Circle, west of Paces Ferry Road

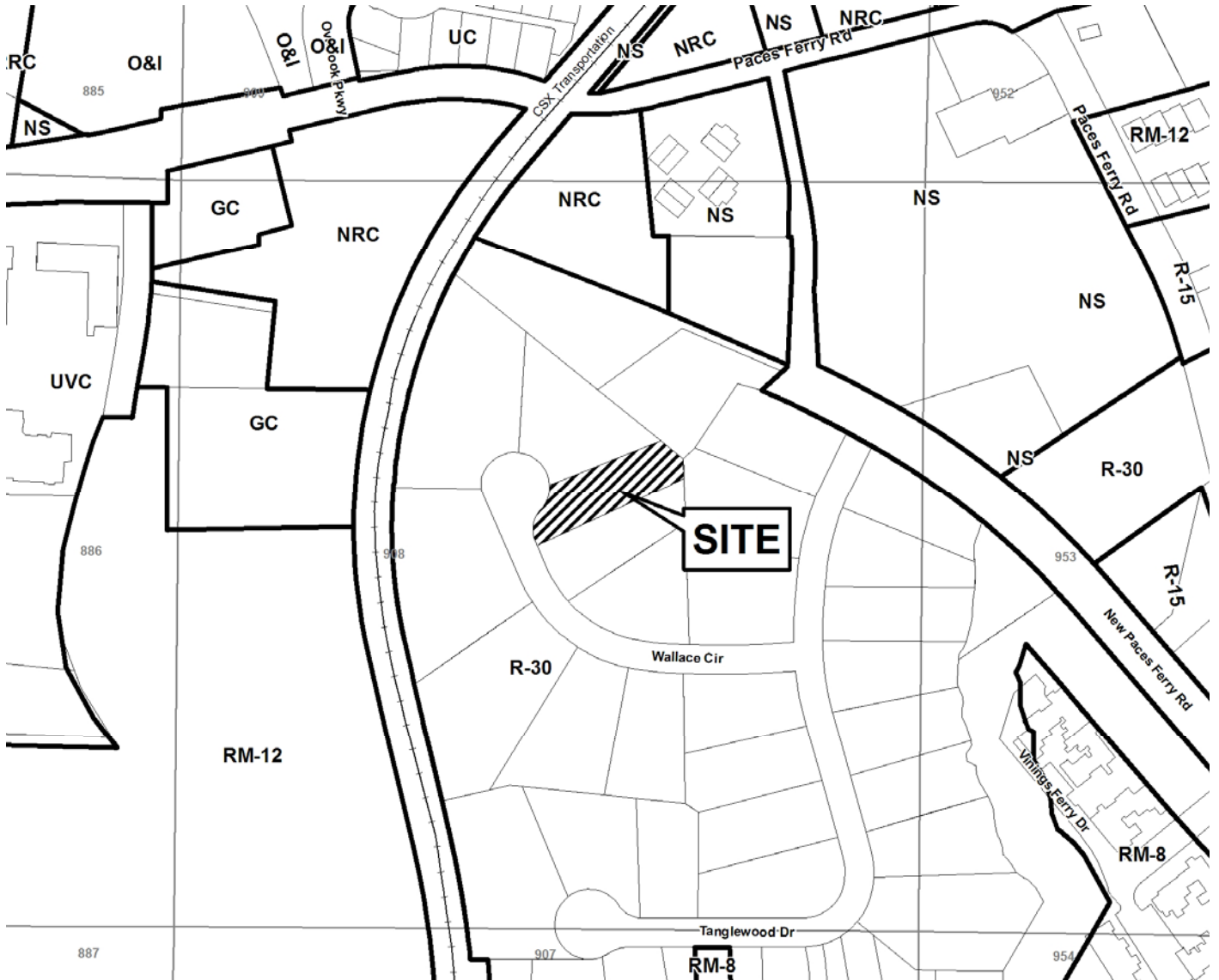
DISTRICT: 17

(3042 Wallace Circle).

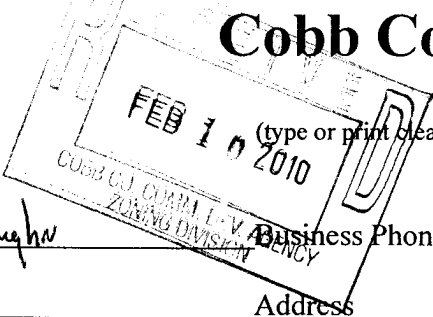
SIZE OF TRACT: .6 acre

COMMISSION DISTRICT: 2

TYPE OF VARIANCE: Waive the side setback for an existing accessory structure over 144 square feet from the required 12 feet to 6 feet adjacent to the northern property line on lot 6.



Application for Variance Cobb County

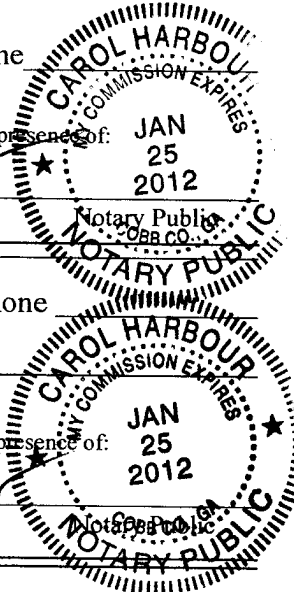


Application No. V-27
Hearing Date: 4-14-10

Applicant Percy Vaughn Business Phone (678) 595-3920 Home Phone _____
Address _____
(representative's name, printed) (street, city, state and zip code)

Percy Vaughn Business Phone (678) 556-1778 Cell Phone _____
(representative's signature)

My commission expires: Jan. 25, 2012
Signed, sealed and delivered in presence of: Carol Harbour
Notary Public, Cobb Co. GA



Titleholder Percy Vaughn Business Phone (678) 556-1778 Home Phone _____
Signature _____ Address: _____
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: Jan. 25, 2012
Signed, sealed and delivered in presence of: Carol Harbour
Notary Public, Cobb Co. GA

Present Zoning of Property R-30
Location 3042 WALLACE CIRCLE
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 908 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.

* The Grade slopes away from the house and placing the Gazebos Behind the house would add an additional cost of \$2500. We also had to avoid the pool Equipment. There is a creek Behind this house and Reaching solid ground for Footing would have been a lot Harder and Disturbed Land near the creek.

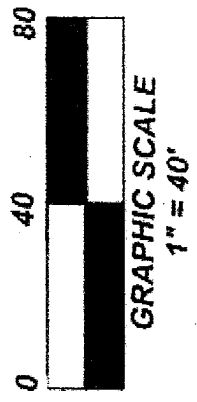
List type of variance requested: WAIVE THE SIDE SETBACK FOR AN ACCESSORY STRUCTURE OVER 144 SQFT FROM REQUIRED 12 FT TO 6 FT.

CUSTOM POOLS
 4941 LONG ISLAND DRIVE
 ATLANTA GA 30327
 24 HR CONTACT
 DANNY FRANK
 404-427-9924

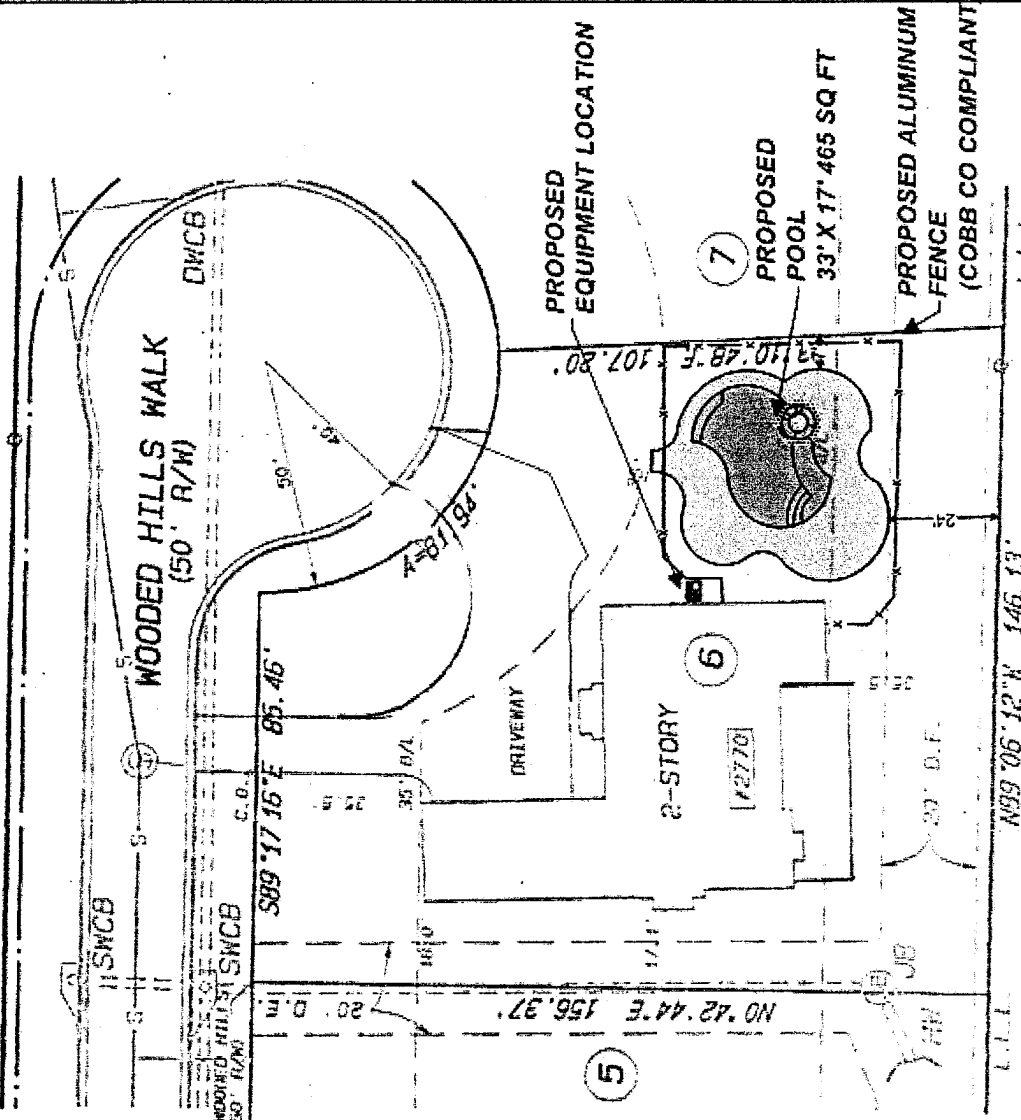
HOMEOWNER
 PAUL DAMICO
 2770 WOODED HILLS WALK
 MARIETTA GA 30062
 770-971-5071

NOTES:
 I HAVE THIS DATE EXAMINED THE FIA OFFICIAL FLOOD HAZARD MAP COMMUNITY NO. 130032, PANEL NO. 0035 F, DATED AUGUST 18, 1992, AND HAVE DETERMINED THAT THIS PROPERTY IS NOT IN AN AREA HAVING SPECIAL FLOOD HAZARDS.

IN MY OPINION, THIS PLAN IS A TRUE AND CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.



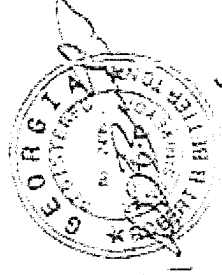
THE ORIGINAL SURVEY HAS BEEN ALTERED TO SHOW PROPOSED SWIMMING POOL. NO DISTANCES, BOUNDARIES, OR PROPERTY LINES HAVE BEEN CHANGED.



HOUSE LAYOUT PLAN

LOT 6, RIDGEMOOD
 LOCATED IN:
 LAND LOT (S) 488, 16TH DISTRICT
 COBB COUNTY, GEORGIA
 SCALE:
 PREPARED FOR
JIM POOLE CUSTOM

REVISIONS	DATE	REASON FOR REVISION	REVISED LAYOUT



BETTERTON
SURVEYING & DESIGN, INC.
 LAND SURVEYING/PLANNING
 SUBDIVISION & COMMERCIAL SITE DESIGN
 1111 SOUTH MARIETTA ROAD, STE. A, MARIETTA, GEORGIA 30066
 (770) 403-6542

08.08.10

Application for Variance Cobb County

(type or print clearly)

Application No. V-28

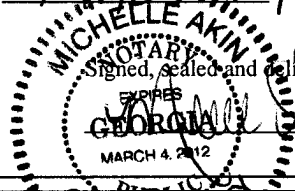
Hearing Date: 4-14-10

Applicant Daniel Franke Business Phone 404 427 9924 Home Phone _____

Daniel Franke Address 4941 Long Island Dr. Atl. GA 30327
(representative's name, printed) (street, city, state and zip code)

[Signature] Business Phone 404 427 9924 Cell Phone _____
(representative's signature)

My commission expires: 3/12/2012



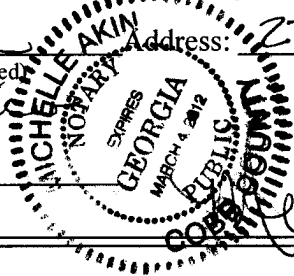
Signed, sealed and delivered in presence of:

Notary Public

Titleholder Paul & Laura Damico Business Phone (770) 971-5071 Home Phone (770) 971-5071

Signature Paul Damico Address: 2770 Wooded Hill Walk, Marietta, GA 30067
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: 3/4/2012



Signed, sealed and delivered in presence of:

Notary Public

Present Zoning of Property R-20

Location 2770 Wooded Hill Walk
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 889 District 16 Size of Tract 1.46 Acre(s)

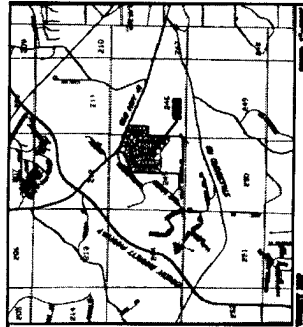
Please select the extraordinary and exceptional condition(s) to the piece of property in question. The condition(s) must be peculiar to the piece of property involved.

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.

The strict application of zoning requirements would deprive the opportunity to install a swimming pool and related landscaping. We would not be able to enjoy the same or similar opportunity as our neighbors as well as others in Cobb County.

List type of variance requested: Swimming pool in side yard



PHASE I
 PLAT BOOK 271, PAGE 7

● 86 LOTS REQUIRING VARIANCE: MINIMUM LOT SIZE 16,000 S.F. MINIMUM LOT WIDTH 76 FEET
 ● 10 LOTS REQUIRING VARIANCE: MINIMUM LOT SIZE 30,000 S.F. MINIMUM LOT WIDTH 76 FEET

PHASE II
 PLAT BOOK 271, PAGE 7

● 64.52 A.C.
 2-90
 97 LOTS (SEEZ)
 28 LOTS (SEEZ)
 15,000 S.F.
 30,500 S.F.
 1.51 UNITS/AC.
 34' FRONT
 34' REAR
 30' MAJOR SIDE
 10' SIDE

MINIMUM LOT SIZE 16,000 S.F. MINIMUM LOT WIDTH 76 FEET
 MINIMUM LOT SIZE 30,000 S.F. MINIMUM LOT WIDTH 76 FEET
 A 7 VARIANCE LOTS: PETITION NO. V-68 (08/4) DATED JUNE 30, 2006

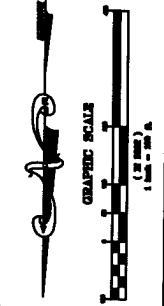
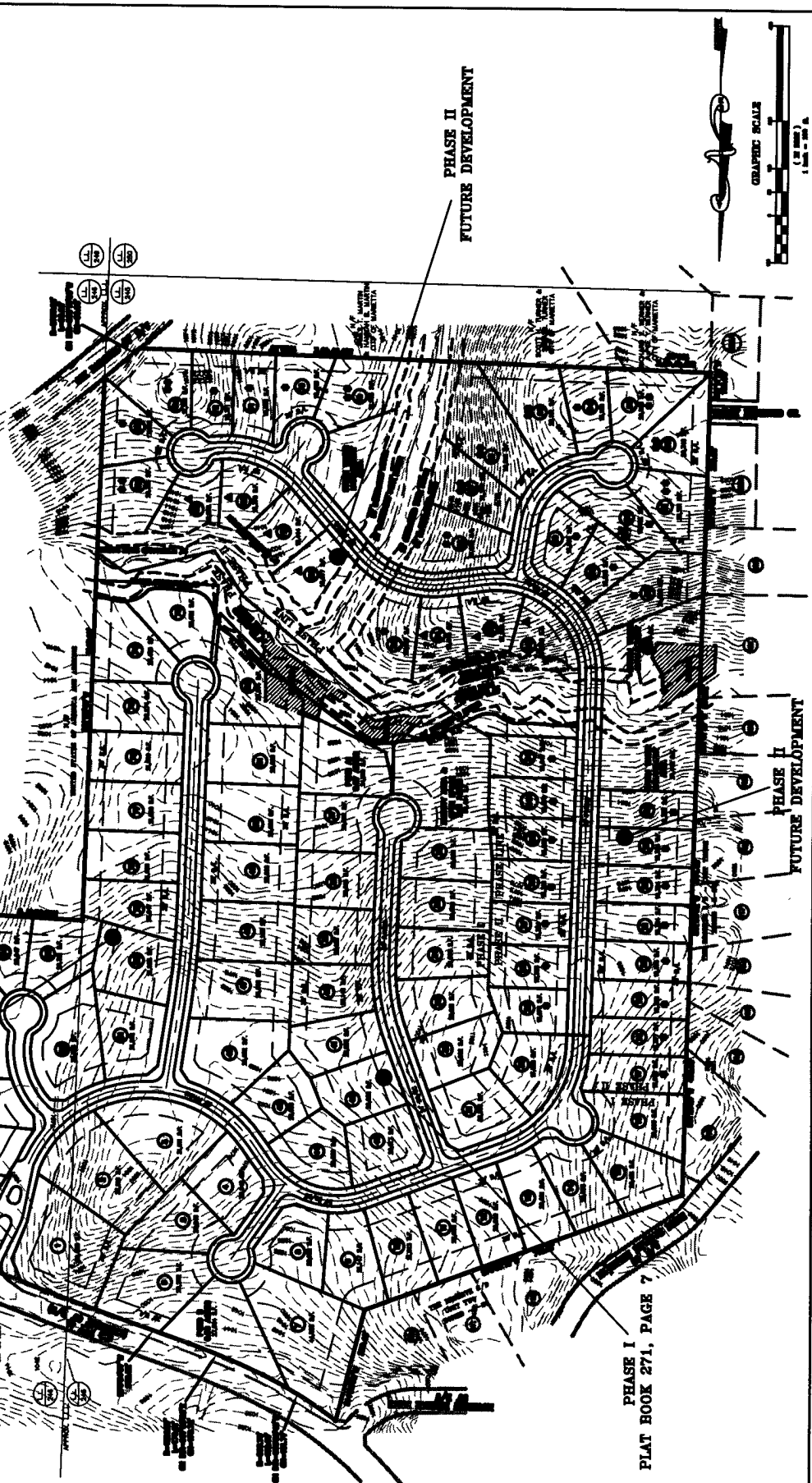
PHASE I
 PLAT BOOK 271, PAGE 7

● 86 LOTS REQUIRING VARIANCE: MINIMUM LOT SIZE 16,000 S.F. MINIMUM LOT WIDTH 76 FEET
 ● 10 LOTS REQUIRING VARIANCE: MINIMUM LOT SIZE 30,000 S.F. MINIMUM LOT WIDTH 76 FEET

PHASE II
 PLAT BOOK 271, PAGE 7

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PHASE I
 PLAT BOOK 271, PAGE 7

PHASE II
 PLAT BOOK 271, PAGE 7

PHASE I
 PLAT BOOK 271, PAGE 7

PHASE II
 PLAT BOOK 271, PAGE 7

APPLICANT: ACR Engineering

PETITION NO.: V-29

PHONE: 678-291-0000

DATE OF HEARING: 04-14-10

REPRESENTATIVE: Abbas Heidari

PRESENT ZONING: R-20

PHONE: 678-291-0000

LAND LOT(S): 245, 246

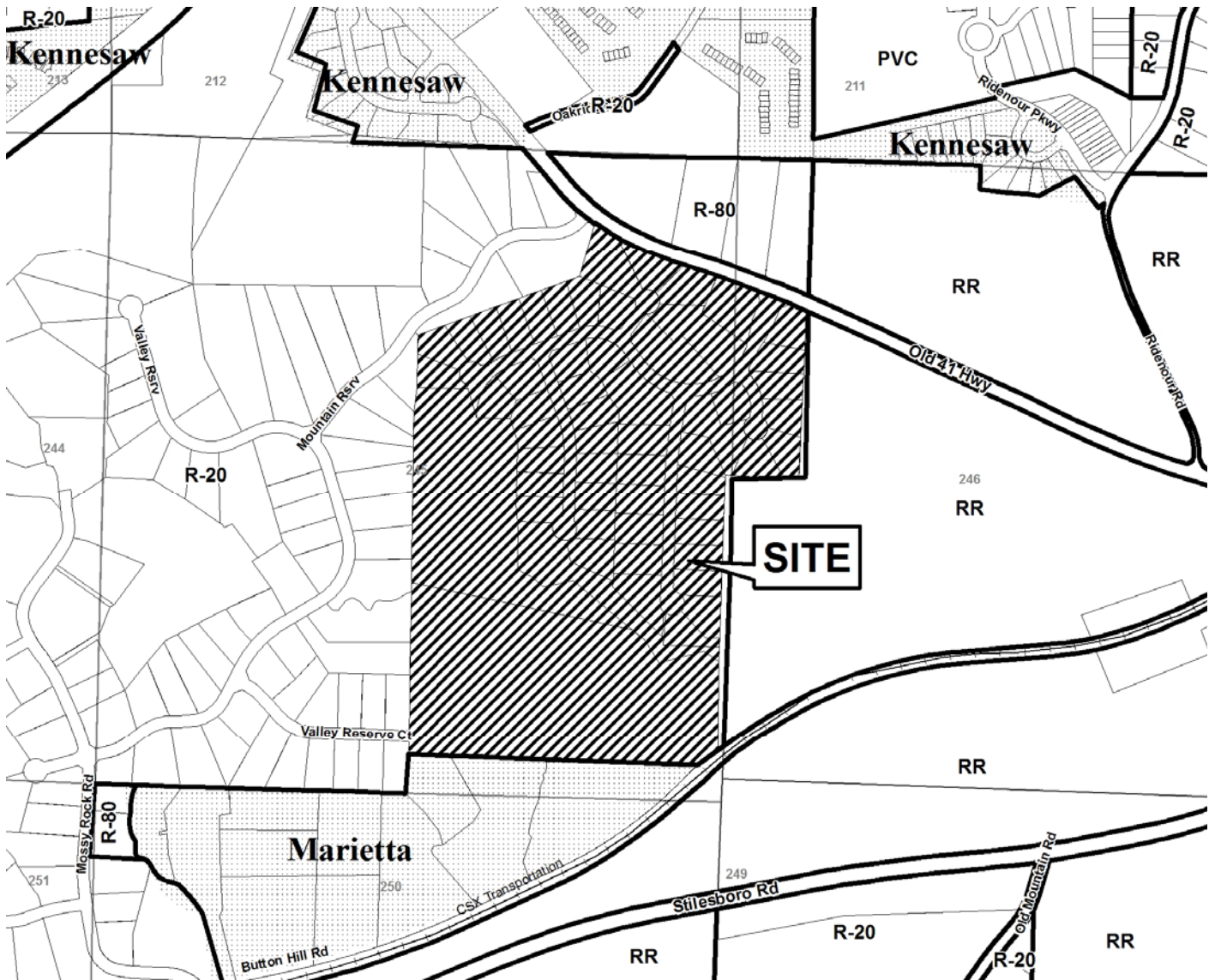
PROPERTY LOCATION: Located on the south side of Old Highway 41, east of Barrett Parkway.

DISTRICT: 20

SIZE OF TRACT: 64.3 acres

COMMISSION DISTRICT: 1

TYPE OF VARIANCE: 1) Waive the lot size of lots 17 through 29, 53, 57 through 64, 70 through 72 and 72b from the required 20,000 square feet to 15,000 square feet; and 2) waive the front setback from the required 35 feet to 25 feet for lots 17 through 29 and 53 through 72g.



Application for Variance Cobb County

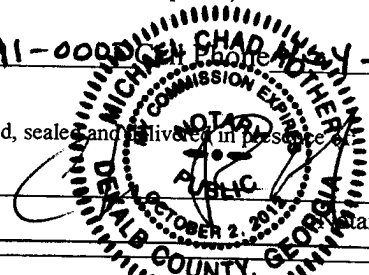
(type or print clearly)

Application No. V-29
Hearing Date: 4-14-10

Applicant ACE ENGINEERING Business Phone 678-291-0000 Home Phone 770-622-5969

ABBAS HEIDARI Address 3040 HOLCOM BRIDGE RD., SUITE G-2
(representative's name, printed) NORCROSS, GA. 30071
(street, city, state and zip code)

[Signature] Business Phone 678-291-0000 Home Phone 770-234-7415
(representative's signature)

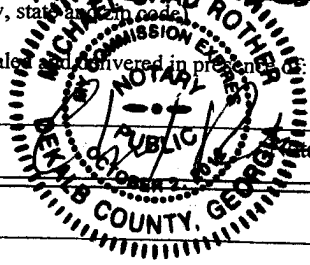


Signed, sealed and delivered in presence of _____
Notary Public

My commission expires: Oct. 2, 2012

Titleholder QUEENS GATE, LLC Business Phone 770-391-4233 Home Phone 404-409-5007

Signature [Signature] Address: 4828 ASHFORD DUNWOODY ROAD
(attach additional signatures, if needed) ATLANTA, GA 30338
(street, city, state and zip code)



Signed, sealed and delivered in presence of _____
Notary Public

My commission expires: Oct 2, 2012

Present Zoning of Property R-20

Location OLD HWY. 41
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 245 & 246 District 20 Size of Tract 64.3 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.

We are requesting this variance topographical limitations, in particular a creek, will cause under difficulty for this project. we also believe it will be in everyone's interest, including the citizen of Cobb County, to ensure this project becomes a successful portion of the community.

- List type of variance requested:
1. REDUCTION FROM 20,000 SQ. FT. TO 15,000 SQFT. FOR LOTS 17-29, 53, 57-64, 70-72 & 72B.
 2. REDUCTION OF LOT WIDTH FROM 100' TO 75' FOR LOTS 17-29 & 53-724.
 3. REDUCTION OF FRONT BUILDING SET BACK FROM 35' TO 25' FOR LOTS 17-29 & 53-724.

V-30
(2010)

LEGEND
 CORNER MONUMENTATION:
 CORNER SET WITH A 1/2" STEEL REINFORCING ROD
 CORNER FOUND
 UNMONUMENTED CORNER
 CORNER TO BE SET WHEN CONSTRUCTION PERMITS
 X - FENCE LINE
 RR - STEEL REINFORCING ROD
 OTP - OPEN TOP WATER PIPE
 CTP - CRIMPED TOP WATER PIPE
 GP - POWER POLE
 G/L - CENTERLINE
 R/W - RIGHT OF WAY
 L.L. - LAND LOT LINE
 WATER MAINS - W
 OVERHEAD POWER LINES - W
 GAS MAINS - G
 SANITARY SEWER MAIN - S
 NOTE: HOW OR FORMERLY OWNED BY
 THIS PLAT OF SURVEY IS NOT VALID IF THE LAND SURVEYORS SEAL IS NOT SIGNED WITH THE SIGNATURE OF THE REGISTRANT, IN INK, OVER SAID SEAL

FLOOD STATEMENT
 THE MAP SHOWS THE 100 YEAR FLOOD PLAIN AREA ABOVE THE 100 YEAR FLOOD PLAIN AREA. THE 100 YEAR FLOOD PLAIN AREA IS SHOWN BY A DOTTED LINE. THE 100 YEAR FLOOD PLAIN AREA IS NOT TO BE CONSIDERED AS A GUARANTEE OF FLOOD PROTECTION. THE 100 YEAR FLOOD PLAIN AREA IS SUBJECT TO CHANGE WITHOUT NOTICE. THE 100 YEAR FLOOD PLAIN AREA IS NOT TO BE CONSIDERED AS A GUARANTEE OF FLOOD PROTECTION. THE 100 YEAR FLOOD PLAIN AREA IS SUBJECT TO CHANGE WITHOUT NOTICE.

VETERANS MEMORIAL HIGHWAY
 F.K.A. BANKHEAD HWY. R/W VARIES

GARNER ROAD

PLAT OF SURVEY FOR
LAQUITA GARY
LOVING HANDS
CREATIVE LEARNING CENTER
 LOCATED IN LAND LOT 109, 17TH DISTRICT,
 2ND SECTION, COBB COUNTY, GEORGIA
AREA = 0.564 ACRES

GRAPHIC SCALE
 0 30 60
 0' 30' 60'

TECHNICAL DATA
 TRAVERSE PRECISION 1/10,000
 ANGLE CORRECTION 7 SEC/ANG
 SURVEY ADJUSTMENT COMPASS
 EQUIPMENT TOPCON GTS-303
 PLAT PRECISION 1/100,000

REGISTERED PROFESSIONAL SURVEYOR
 No. 1373
 GEORGE W. RUSSELL
 THE RUSSELL COMPANY

THE RUSSELL COMPANY
 PROFESSIONAL LAND SURVEYORS
 2981 POWDER SPRINGS ROAD
 MARETTA, GEORGIA 30064
 E-MAIL: GRUSSELL@INDOSPRING.COM
 PHONE: (770) 943-5903
 PROJ. NO. C05197 FILE: C05197
 DATE: 8-31-98 SCALE: 1" = 30'

NOTE:
 EXISTING ZONING: G.C.

17TH DISTRICT
 L.L. 109
 18TH DISTRICT
 L.L. 41

N/F O. C. HUBERT ZONED O. S.

APPLICANT: Ravella Conrad

PETITION NO.: V-30

PHONE: 770-944-3553

DATE OF HEARING: 04-14-10

REPRESENTATIVE: same

PRESENT ZONING: GC

PHONE: same

LAND LOT(S): 109

PROPERTY LOCATION: Located on the south side of Veterans Memorial Highway, west of Garner Road

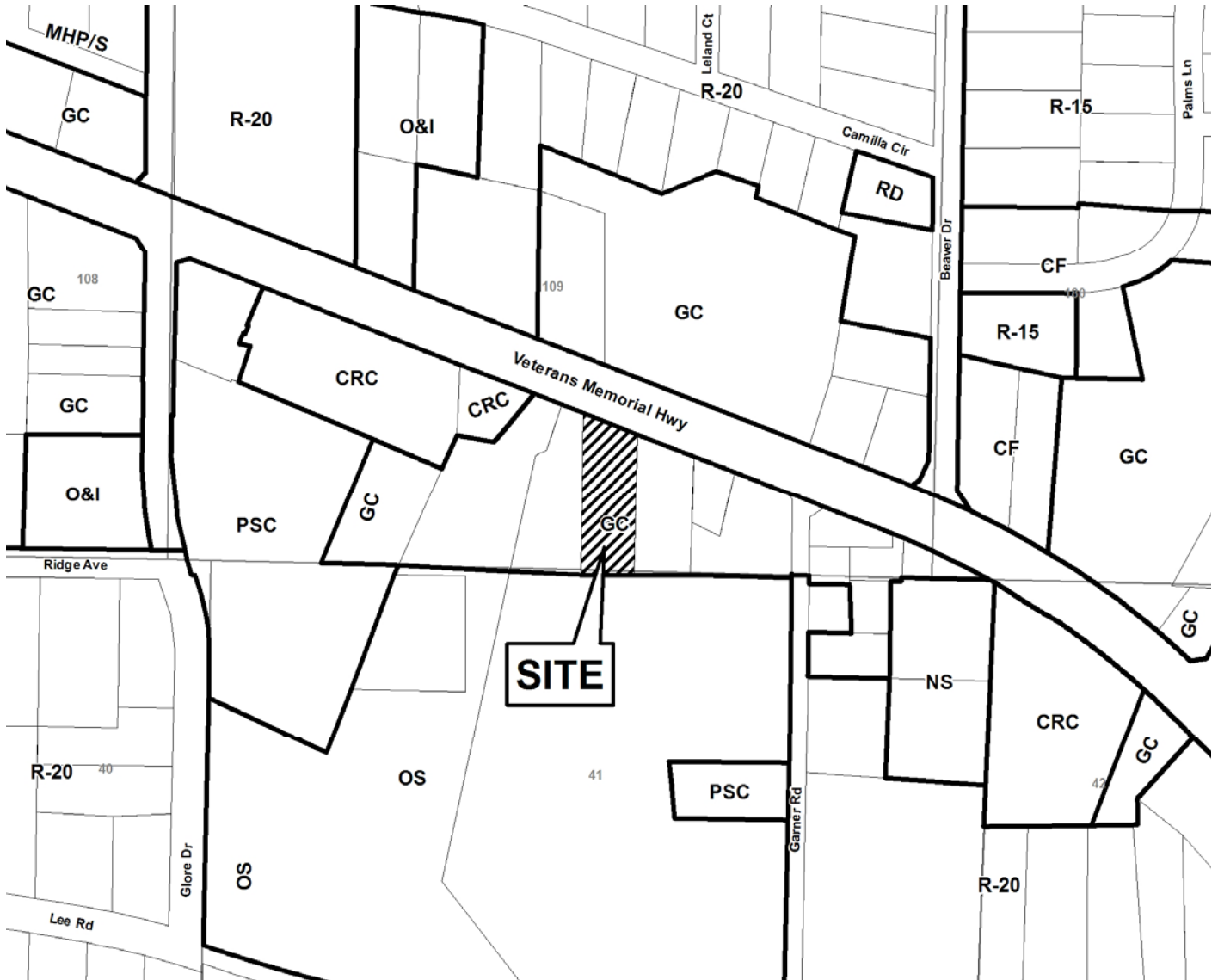
DISTRICT: 17

(367 Veterans Memorial)

SIZE OF TRACT: .6 acre

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: Waive the number of parking spaces from the required 20 spaces to 8 spaces.



Application for Variance Cobb County

(type or print clearly)

Application No. V-30

Hearing Date: 4-14-10

Applicant Ravella Conrad / Loving Hands Learning Center Business Phone 770-944-3553 Home Phone 770-876-0933

Ravella Conrad
(representative's name, printed)

Address 367 Veterans Memorial Hwy, Mableton, GA 30126
(street, city, state and zip code)

Ravella Conrad
(representative's signature)

Business Phone 770-944-3553 Cell Phone 170-876-0933

Signed, sealed and delivered in presence of:

My commission expires: 04-09-2013

Eugene E
Notary Public

Titleholder Ravella Conrad Business Phone 770-944-3553 Home Phone 770-876-0933

Signature Ravella Conrad
(attach additional signatures, if needed)

Address: 367 Veterans Memorial Hwy, Mableton, GA 30126
(street, city, state and zip code)

Signed, sealed and delivered in presence of:

My commission expires: 04-09-2013

Eugene E
Notary Public

Present Zoning of Property GC

Location 367 Veterans Memorial Hwy. SW.
(street address, if applicable, nearest intersection, etc.)

Land Lot(s) 109 District 17 Size of Tract 0.6 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 _____

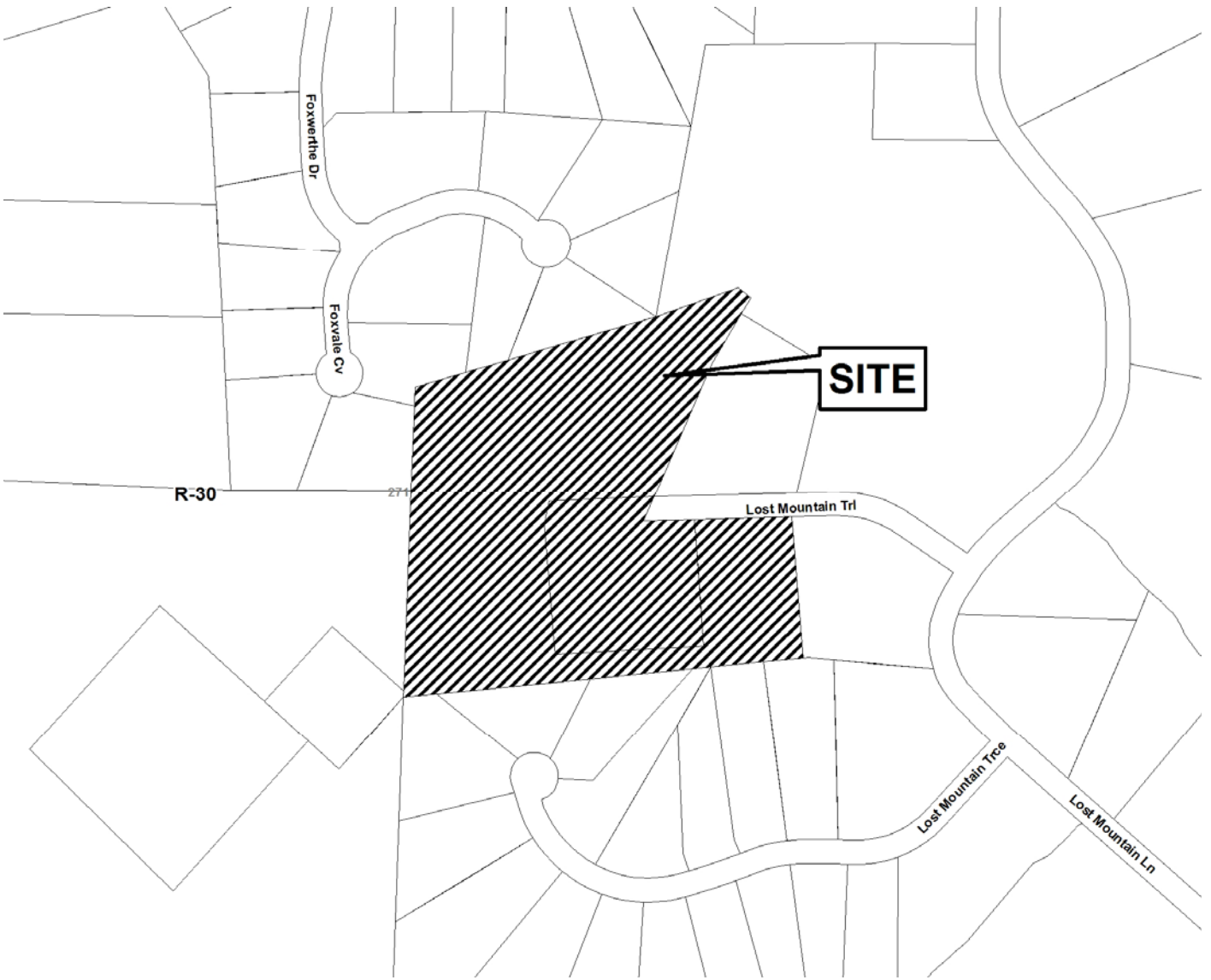
The Cobb County Zoning Ordinance Section 134-94 states that the Cobb County Board of Zoning Appeals must determine that applying the terms of the Zoning Ordinance without the variance would create an unnecessary hardship. Please state what hardship would be created by following the normal terms of the ordinance.

Applying the Zoning Ordinance of having 25 parking spaces would create an extreme hardship for Loving Hands Learning Center. Currently, the parking that we have available is adequate for our business. However, we would have to convert our front yard and playground in the back of the building to parking spaces. Having the additional classroom would allow us to re-invest the funds into developing a larger parking lot.

List type of variance requested:

WAIVE THE NUMBER OF PARKING SPACES FROM REQUIRED 20 SPACES TO 8 SPACES

APPLICANT: J.D. and Shelley Whitener **PETITION NO.:** V-31
PHONE: 770-427-8579 **DATE OF HEARING:** 04-14-10
REPRESENTATIVE: J. Kevin Moore **PRESENT ZONING:** R-30
PHONE: 770-429-1499 **LAND LOT(S):** 271
PROPERTY LOCATION: Located off a private **DISTRICT:** 20
easement on the west side of Lost Mountain Road. **SIZE OF TRACT:** 2.33 acres
COMMISSION DISTRICT: 1
TYPE OF VARIANCE: Waive the public road frontage to allow a second home off a private easement.



Application for Variance Cobb County

(type or print clearly)

Application No. V-31 (2010)
Hearing Date: 04/14/2010

Applicant J.D. Whitener, Jr. and Shelley L. Whitener Business Phone (770) 427-8579 Home Phone (770) 423-9199
Moore Ingram Johnson & Steele, LLP Emerson Overlook, 326 Roswell Street
J. Kevin Moore Address Marietta, GA 30060
(representative's name, printed) (street, city, state and zip code)

BY: [Signature] Business Phone (770) 429-1499 Cell Phone (678) 516-1609
(representative's signature) Georgia Bar No. 519728

My commission expires: January 10, 2011

Signed, sealed and delivered in presence of:

[Signature]
Notary Public

Titleholder J.D. Whitener, Jr. and Shelley L. Whitener Business Phone (770) 427-8579 Home Phone (770) 423-9199
Signature See Attached Exhibit "A" Address: 5100 Lost Mountain Trail, N.W.
(attach additional signatures, if needed) Kennesaw, GA 30152
(street, city, state and zip code)

Signed, sealed and delivered in presence of:

My commission expires: _____

Notary Public

Present Zoning of Property R-30

Location Western Terminus of Lost Mountain Trail
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 271 District 20th Size of Tract 2.33 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.

See Exhibit "B" attached hereto and made a part hereof by reference

List type of variance requested: (1) To reduce the required road frontage for a single-family residential lot from seventy-five (75) feet to zero (0) feet. (See § 134-196(4)(c))

EXHIBIT "B" - ATTACHMENT TO APPLICATION FOR VARIANCE

Application No.: V-31 (2010)
Hearing Date: April 14, 2010

BEFORE THE COBB COUNTY BOARD OF ZONING APPEALS

Applicants/Titleholders: J.D. Whitener, Jr. and Shelley L. Whitener

Please state what hardship would be created by following the normal terms of the ordinance:

The Subject Property contains approximately 2.33 acres and is part of a larger tract of approximately 11.48 acres owned by Applicants/Property Owners. The Subject Property is undeveloped and is zoned R-30. Access to the Property is limited to a fifty (50) foot private drive off Lost Mountain Trail, and the Property has no frontage on a public roadway. Rather than subject the Property to development pursuant to the R-30 zoning classification, Applicants/Property Owners desire to create large acreage tracts in keeping with the area. At some time in the future, a new residence is intended to be constructed upon the Subject Property; and, therefore, a variance must be obtained to waive the minimum public road frontage requirement. The requested variance results in very minimal, if any, impact on surrounding properties and would allow an otherwise reasonable use of the Subject Property; especially, given that adjoining properties are zoned to the R-20, R-30, and Planned Residential Development ("PRD") zoning classifications.

Impervious Calculations in August, 2006
(Time of Certificate of Occupancy)

Porches 650.3 s.f.
House 4,934.6 s.f.
Pool Deck 1,145.4 s.f.

Total Impervious 6,730.3 s.f.
(Pre 2005 Code Amendment Standards)
(40.48% Lot Coverage)

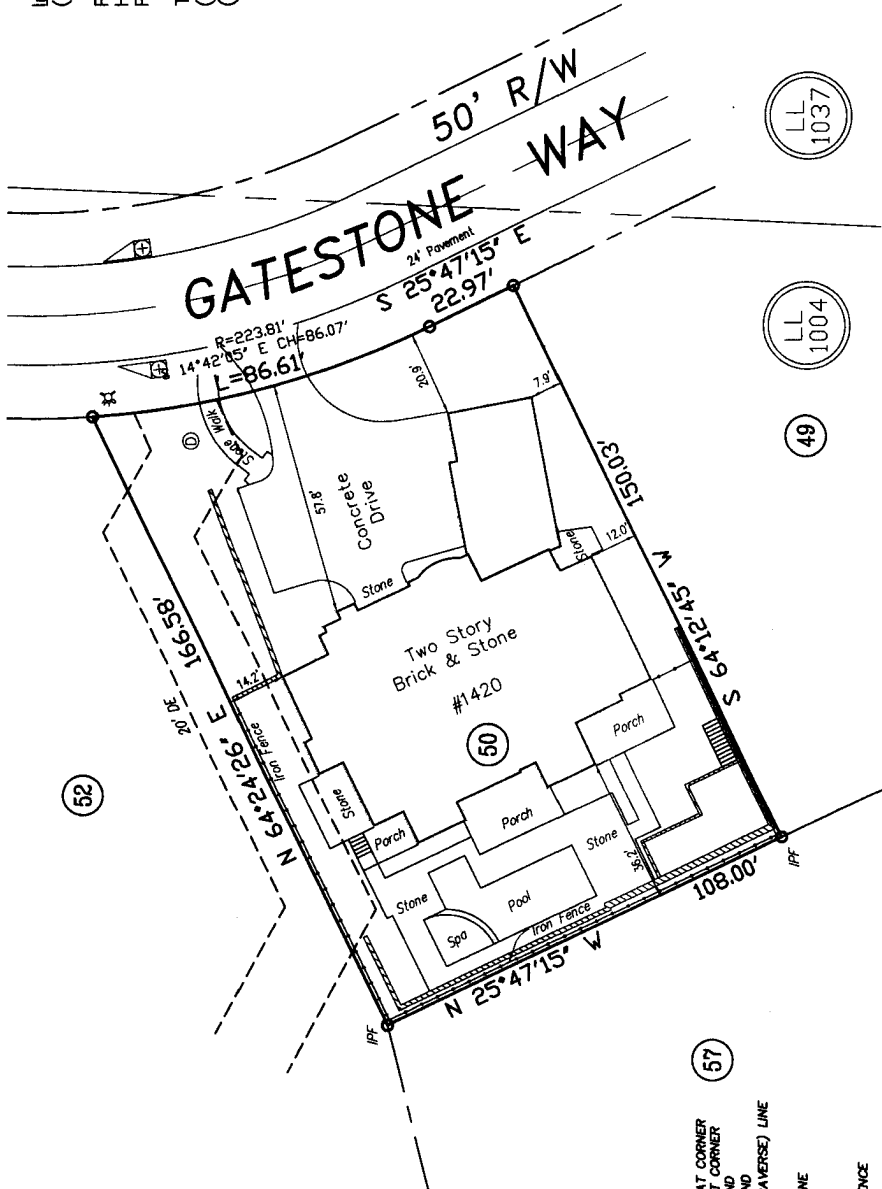
This Plan compiled from various sources
(including owner's memory) to show
configuration of Pool & Pool Deck at
the time builder obtained Certificate of
Occupancy. (As-Built August, 2006)

AREA
16,624.3 SQ. FT.
0.382 AC

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE
OF THE PERSON, PERSONS OR ENTITIES NAMED HEREON. NO
EXPRESSED OR IMPLIED WARRANTIES WITH RESPECT TO THE
INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY OTHER
PERSON, PERSONS OR ENTITIES WITHOUT AN EXPRESSED
RECERTIFICATION BY THE SURVEYOR. SURVEYOR PERFORMED
WITHOUT THE BENEFIT OF CURRENT TITLE REPORT.

SURVEY FOR
William Madison &
Barbara Madison

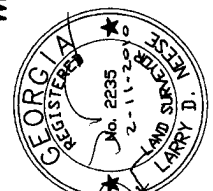
Lot 50 Unit II Phase 1	REVISIONS
River's Call	
Plat Book 236 Page 100	
LAND LOT - 1004	
DISTRICT - 17th	SECTION - 2nd
COUNTY - Cobb	Chkd LDN
STATE - Georgia	FILE: 05-0092
DATE - Feb. 11, 2010	SCALE - 1"=30'



THIS PROPERTY IS NOT LOCATED IN A FEDERAL FLOOD AREA
AS INDICATED BY FIA OFFICIAL FLOOD HAZARD MAPS.
MAP NO. 1306700055F, DATED AUGUST 16, 1982
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE
FOOT IN 10,000 FEET AND AN ANGULAR ERROR OF 21" PER ANGLE POINT AND
WAS ADJUSTED USING THE LEAST SQUARES RULE.
THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN
ONE FOOT IN 10,000 FEET.
EQUIPMENT UTILIZED: ANGULAR - SOKKISHOR LINEAR - SOKKISHOR
UNLESS OTHERWISE SHOWN THERE ARE NO NATIONAL GEODETIC SURVEY MONUMENTS WITHIN
500 FEET OF THIS PROPERTY.
ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED.
30' 15' 0 30' 60' 90'
GRAPHIC SCALE

WEST GEORGIA SURVEYORS, INC.
731 Sandtown Road, Georgia 30008
Marietta, Georgia 30008
(770) 428-2122
FAX: (770) 422-9178

LARRY D. NEESE, GEORGIA REGISTERED LAND SURVEYOR NO. 2235.
CURSED IS HE WHO MOVES HIS NEIGHBOR'S BOUNDARY
MARK, AND ALL THE PEOPLE SHALL SAY, AMEN. Deut. 27:17



- LEGEND.**
- I.P.P. - IRON PIN PLACED AT CORNER
 - I.P.F. - IRON PIN FOUND AT CORNER
 - MARBLE MONUMENT FOUND
 - △ BREAK IN PROPERTY (TRAVERSE) LINE
 - - - - - WIRE FENCE
 - - - - - POWER LINE
 - - - - - TELEPHONE LINE
 - LLL - LAND LOT LINE
 - P.P./ - POWER POLE
 - - - - - BARBED WIRE FENCE
 - - - - - WOOD FENCE
 - - - - - REINF. CONC PIPE
 - C.M.P. - CORRUGATED METAL PIPE

LL 1037

LL 1004

49

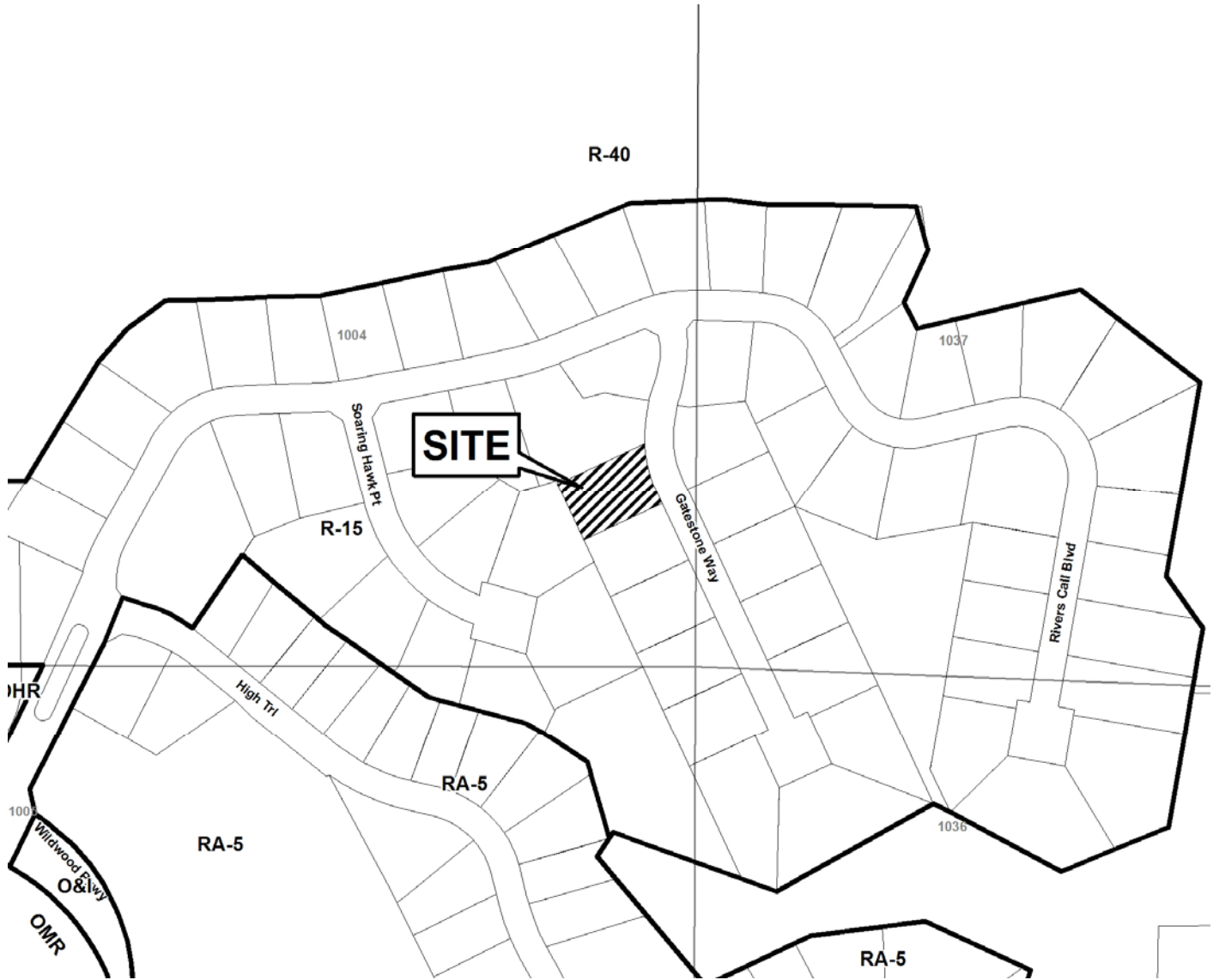
57

52



APPLICANT: <u>William Madison</u>	PETITION NO.: <u>V-32</u>
PHONE: <u>770-818-0285</u>	DATE OF HEARING: <u>04-14-10</u>
REPRESENTATIVE: <u>Tom Eldridge</u>	PRESENT ZONING: <u>R-15</u>
PHONE: <u>770-818-0285</u>	LAND LOT(S): <u>1004</u>
PROPERTY LOCATION: <u>Located on the west side of Gatestone Way, east of Wildwood Parkway (1420 Gatestone Way).</u>	DISTRICT: <u>17</u>
	SIZE OF TRACT: <u>.382 acre</u>
	COMMISSION DISTRICT: <u>2</u>

TYPE OF VARIANCE: 1) Remove stipulations from V-56 of 2006 of no additional structures and improvements only shown on submitted plan on May 10, 2006 variance. Allow additional impervious surface of 150 square feet (kitchen & walk) more than approved deck/walks as issued on certificate of occupancy dated 8/17/06; and 2) waive the rear setback from 26 feet to 8 feet (previously approved by V-56 of 2006).



Application for Variance Cobb County

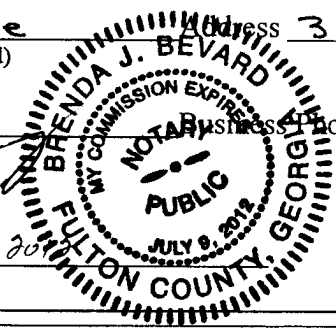
(type or print clearly)

Application No. V-32
Hearing Date: 4-14-10

Applicant William Madison Business Phone 302 540 5447 Home Phone 770 818 0285

Tom Eldridge
(representative's name, printed) Address 3535 Roswell Rd., Suite 48
(street, city, state and zip code) Marietta, Georgia 30062

Tom Eldridge
(representative's signature)



Business Phone 770 977 4674 Cell Phone 404 557 8392

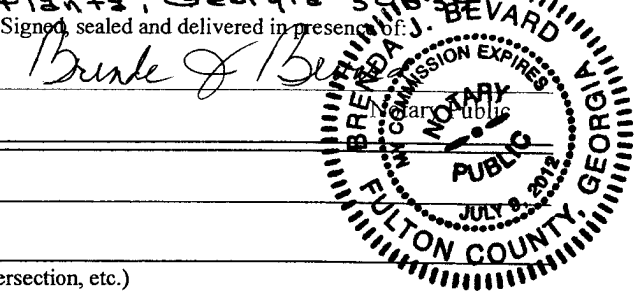
Signed, sealed and delivered in presence of:
Brenda J. Bevard
Notary Public

My commission expires: JULY 9, 2012

Titleholder William Madison Business Phone 302 540 5447 Home Phone 770 818 0285

Signature William Madison Address: 1420 Gatestone Way
(attach additional signatures, if needed) (street, city, state and zip code)
Atlanta, Georgia 39811

My commission expires: JULY 9, 2012



Present Zoning of Property R-15 (Z-39/1999)

Location 1420 Gatestone Way
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 1004 District 17th Size of Tract 0.382 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 X 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.

Loss of use of existing improvements (kitchen)

List type of variance requested: Remove stipulation of no additional structures and improvements only shown on submitted plan on May 10, 2006 variance. Allow additional impervious of approx. 150 s.f. (kitchen and walk) more than approved deck/walks as issued on Certificate of Occupancy dated 8-17-06

Revised: December 6, 2005

Note: See Exhibit "A" for previous variance

ORIGINAL DATE OF APPLICATION: 05-10-06

APPLICANT'S NAME: BARBARA MADISON

**THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE COBB
COUNTY BOARD OF ZONING APPEALS**

**THE BELOW STYLED VARIANCE WAS HEARD BY THE COBB COUNTY BOARD
OF ZONING APPEALS ON MAY 10, 2006:**

BARBARA MADISON (owner) requesting a variance to waive the rear setback on lot 50 from the required 35 feet to 26 feet in Land Lot 1004 of the 17th District. Located on the west side of Gatestone Way, south of River's Call Boulevard (1420 Gatestone Way).

The public hearing was opened and Mr. Tom Eldridge and Ms. Barbara Madison addressed the Board. Following presentation and discussion, the following motion was made:

MOTION: Motion by Ott, second by Trombetti, to **approve** variance request **subject to:**

- **these improvements only**
- **no additional structures**
- **site plan depicting the pool marked "Exhibit for V-56" approved February 7, 2006 (copy attached and made a part of these minutes)**
- **Development and Inspections Division comments and recommendations**
- **Stormwater Management Division comments and recommendations**

VOTE: **ADOPTED** unanimously

Clerk's Note: Applicant was encouraged to consider alternatives to paving around the entire pool to allow water to go through in order to reduce the impervious surface.

Permit 06-01381RX

Min. Mt. 9 Petition No. V-56
Doc. Type Site plan depicting
Pool Meeting Date May 10, 2006

This lot has a requirement to plant four shade trees (not ornamentals or pines). At least two trees must be planted in the front yard with at least one tree to be three inches caliper planted in the front setback area. All other trees must be a minimum of two inches caliper. These trees must be planted when the house is near completion. The certificate of occupancy will not be released unless the trees are planted.

WILLIAM MADISON
1420 GATESTONE WK
MARILETTA, GA
30067
770-616-6248

- GUMITE
- HEATED
- 22 X 36
- 530 SQ. FT
- 3 1/2' - 6' DEEP

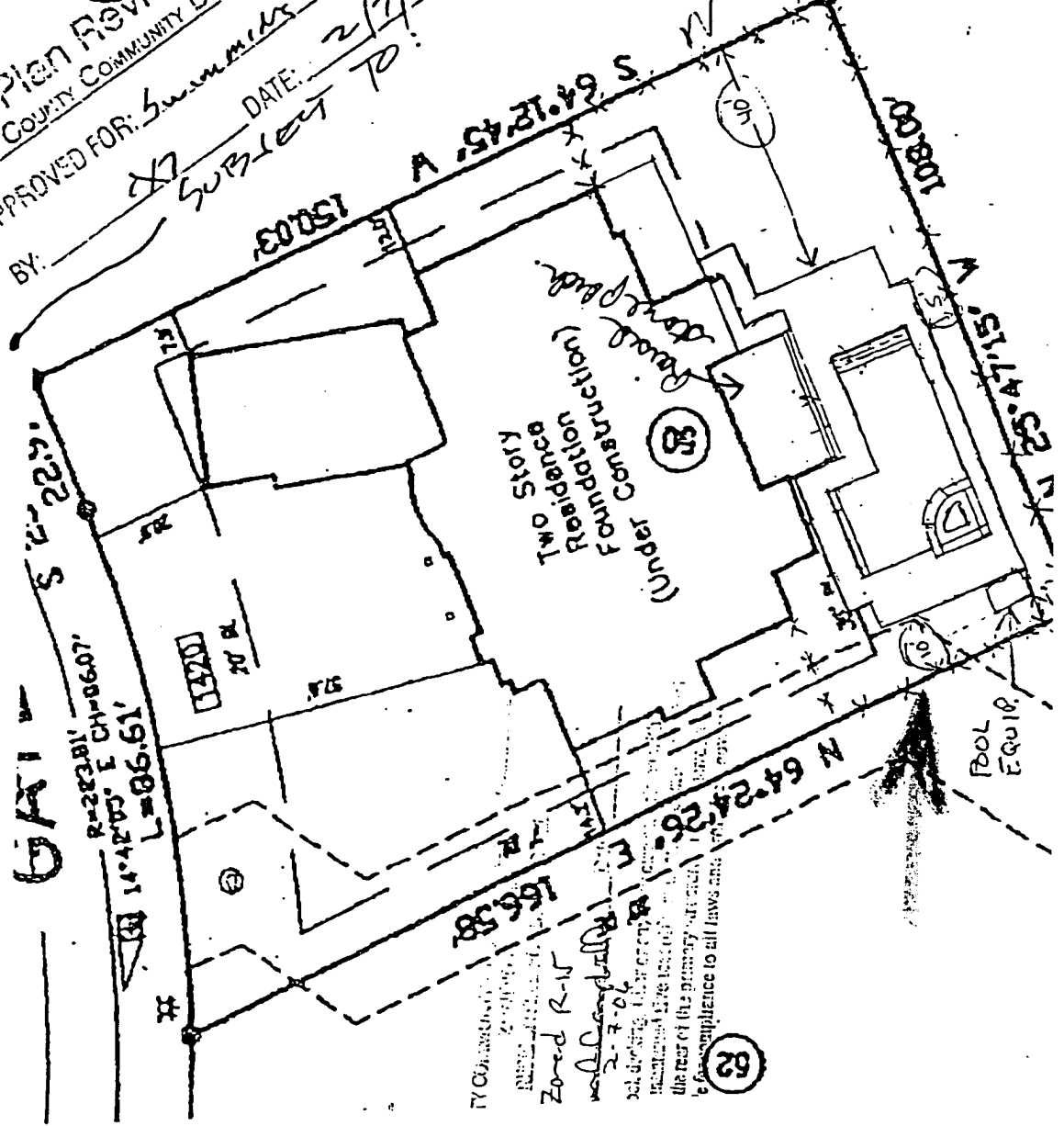
LAND LOT 1004
2ND SECTION

NO FILL MAY BE PLACED WITHIN THE DRAINAGE EASEMENT FLOOD PLAIN AND / OR DETENTION AREAS.

Exhibit for V-56
V-32 (2010) Exhibit "A"
Previous variance

RIVER'S CAL
CORR. COUN
Builders shall be held fully responsible for on-site erosion control on their own lots. This includes effective installation and maintenance of hay bales, silt fence, and construction entrances, etc. In addition, builders will be held responsible for keeping the street(s) adjacent to their lots clear of silt and debris.

Plan Review Section
COUNTY COMMUNITY DEVELOPMENT DEPT.
APPROVED FOR: *Summers Pool only*
DATE: 2/7/06
SUBJECT TO:



Zone R-15
with a minimum of 20% of the lot area to be planted with trees of at least 2 inches caliper at the rear of the primary structure to be in compliance to all laws and regulations.



POOL EQUIP.