

APPLICANT:	Gregory E. Uszenski	PETITION NO.:	V-74
PHONE:	770-565-1189	DATE OF HEARING:	10-13-10
REPRESENTAT	TIVE:same	PRESENT ZONING:	R-20
PHONE:	same	LAND LOT(S):	553
PROPERTY LOCATION: Located on the north side		DISTRICT:	16
of Alberta Lane, west of Timberland Road		SIZE OF TRACT:	.461 acre
(2575 Alberta Lane).		COMMISSION DISTRICT:	3

TYPE OF VARIANCE:Waive the side setback for an accessory structure over 144 square feet (proposed 576square foot garage) from the required 10 feet to 5.5 feet adjacent to the eastern property line on lot 10.

COMMENTS

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

DEVELOPMENT & INSPECTIONS: Permit 2010-005690 was issured 7/22/10 for a detached garage requiring 10 foot side setbacks. If variance is approved, the permit setbacks will need to be revised for the proposed detached garage addition. If this variance request is approved, a subdivision plat revision must be recorded prior to the issuance of the letter of completion for the shed showing all improvements on the lot and referencing the variance case conditions in the standard plat revision note. The surveyor must submit the plat to the Site Plan Review Section, Community Development Agency for review and approval prior to recording. Call 770-528-2147.

STORMWATER MANAGEMENT: No significant stormwater management impacts are anticipated. The proposed garage will drain to the street via the existing concrete driveway. The total impervious coverage with the proposed garage is less than the allowable.

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.

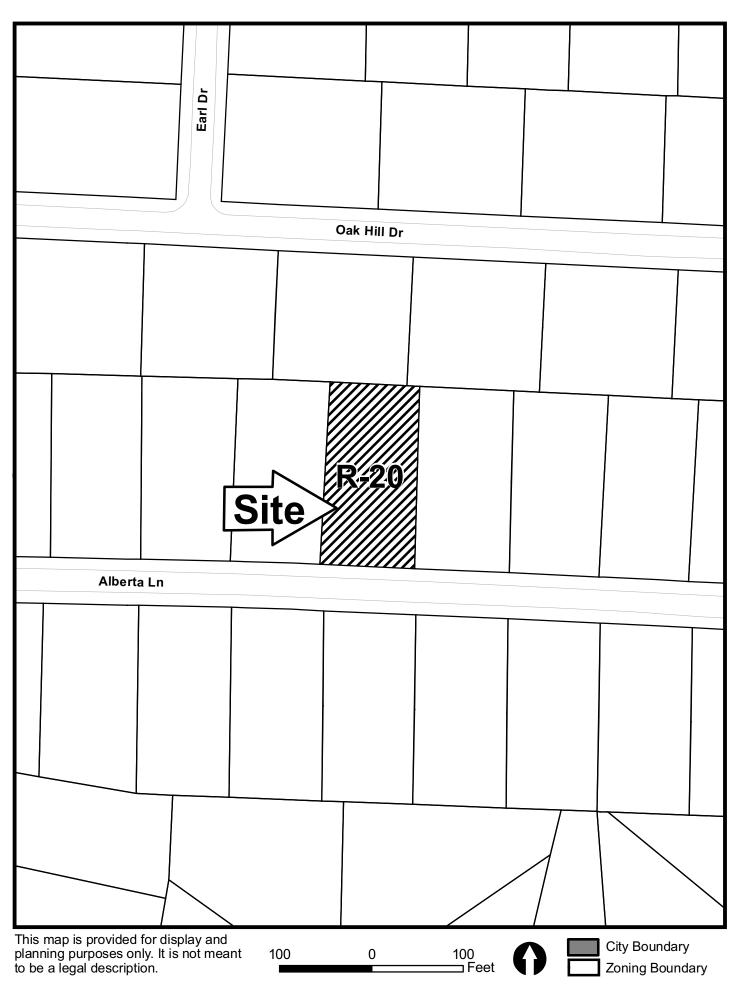
CEMETERY PRESERVATION: There is no significant impact on the cemetery site listed in the Cobb County Cemetery Preservation Commission's Inventory Listing which is located in this, or adjacent land lot.

WATER: No conflict.

SEWER: No conflict.

OPPOSITION: NO. OPPOSED PET	FITION NO	SPOKESMAN	
BOARD OF APPEALS DECISION APPROVEDMOTION BY REJECTEDSECONDED HELDCARRIED STIPULATIONS:	R-15	S27 Ook Hill Dr Ook Hill Dr R-20 Alberta Ln Alberta Ln SSTE S37 Ook Hill Dr SSTE SSTE SSTE SSTE SSTE SSTE SSTE SST	K-15
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V-74



Application for Variance Cobb County

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(type or print clearly)	Application No. $\sqrt{-74}$ Hearing Date: $\sqrt{2-73-20}$
Applicant <u>GREGORY E, USZENSK</u> Business Phone	Home Phone 770-565-1189
<u>GREGORY E. USZENSKI</u> Address <u>2575 AL</u> (representative's name, printly genchi <u>Jugus</u> <u>Usu</u> Business Phone <u>-</u> (representative's signature) for a 4. Wyenchi Sign My commission expires: <u>October 5, 2013</u>	Cell Phone Cell Phone MARIETTA, GA 30062 Cell Phone MARIETTA, GA 30062 MARIETTA, GA 30062 MARIETA, GA 30062 MARIETA, GA 30062 MARIETTA, GA
Titleholder <u>GREGSRY E. USZENSK</u> Business Phone	
Titleholder <u>GREGSRYE. USZEPSki</u> Business Phone Signature <u>Marken K. USZEPSki</u> Address: <u>257</u> (attach additional signatures, if needed) (stre Gran G. Ugencle: Sign	25 <u>A CBERTA LANE, MRIETTA, SA</u> 30062 et, city, state and zip code) red, sealed and delivered in presence
My commission expires: <u>Cetoper 5, 2013</u>	water Walks was be
Present Zoning of Property <u>2-20</u>	A CONTRACTOR
Location <u>2575 ALBERTA LANE</u> MARIETTI (street address, if applicable; nearest intersec	
Land Lot(s) <u>553</u> District <u>1674</u>	Size of Tract/2Acre(s)
Please select the extraordinary and exceptional condition(s) to th condition(s) must be peculiar to the piece of property involved.	
Size of Property <u>12ACRE</u> Shape of Property <u>RECT</u> Topograph	y of PropertyOther
The <u>Cobb County Zoning Ordinance</u> Section 134-94 states that the Cob determine that applying the terms of the <u>Zoning Ordinance</u> without th hardship. Please state what hardship would be created by following the PART OF GARAGE WOULD BE 14100EN I	he variance would create an unnecessary e normal terms of the ordinance.
10' from PROPERTY LINE AND IT W	OULD LOOK AWFUL!
List type of variance requested: FROM 10 FEET 7	
WAINE THE SIDE SETBACIL FOR A 9.	ANAGE OVEN 144 SQIET
Revised: December 6, 2005	