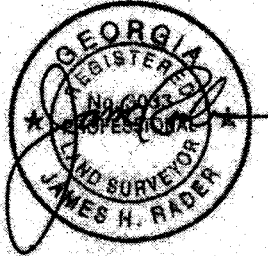


V-5
(2011)

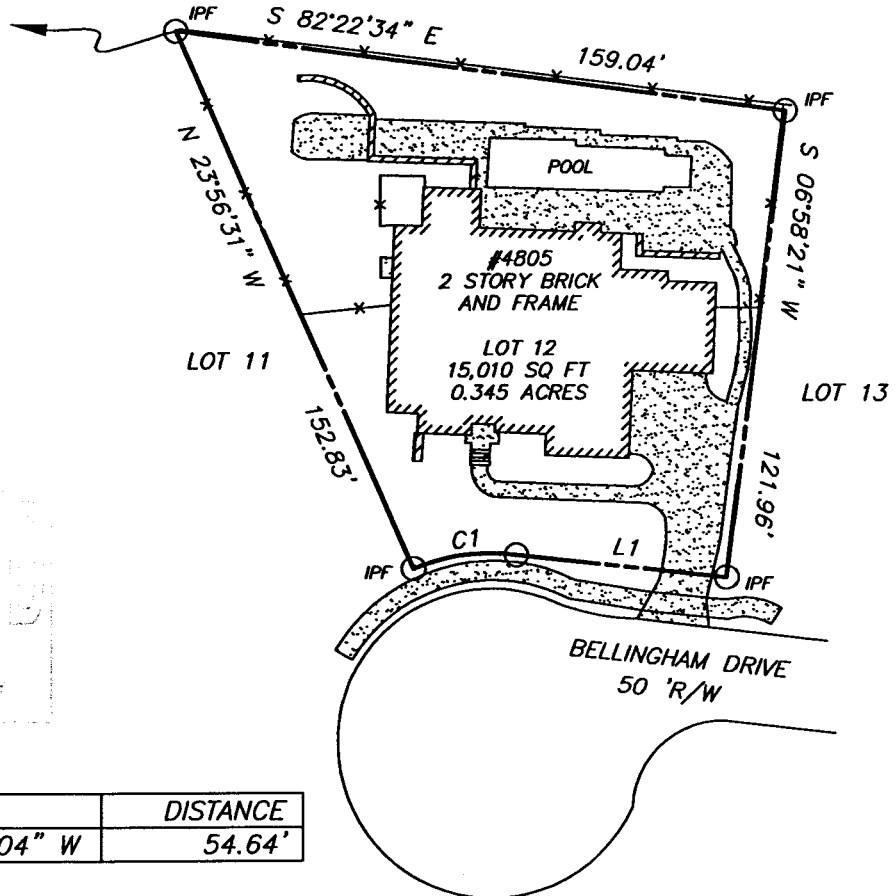
THIS PLAT WAS PREPARED FROM A FIELD SURVEY USING A THREE SECOND DIGITAL THEODOLITE AND AN ELECTRONIC DISTANCE METER. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET + AND AN ANGULAR ERROR OF 3" PER ANGLE POINT. IT HAS BEEN ADJUSTED USING LEAST SQUARES. 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

DEC - 1 2010

N 82°22'34"W A
DISTANCE OF 72.25'
TO THE WEST LINE OF
LAND LOT 94



LINE	BEARING	DISTANCE
L1	N 83°50'04" W	54.64'

EXISTING IMPERVIOUS AREA 7,731 SQ FT
SITE AREA 15,010 SQ FT
IMPERVIOUS AREA 51.5%

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	50.00'	27.03'	26.70'	S 82°42'01" W

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

SURVEY FOR:

LANDPRO

SURVEYING AND MAPPING

305 CREEKSTONE RIDGE
WOODSTOCK, GA 30188
TELE: 404-386-2170
FAX: 678-213-1519
WWW.LANDPROSURVEYING.COM
COPYRIGHT 2010

KIM

LAND LOT 94
DISTRICT 1
SECTION 2
COBB COUNTY, GA

LOT 12
BELLINGHAM
SUBDIVISION
PLAT BK 220 PG 98

SCALE	DATE	PROJECT NO.	SHEET
1" = 50'	12/01/10	20101201	1 OF 1

APPLICANT: Jeffrey L. Kim and Nina M. Kim **PETITION NO.:** V-5
PHONE: 770-998-9810 **DATE OF HEARING:** 01-12-11
REPRESENTATIVE: Jeffrey Kim **PRESENT ZONING:** R-15
PHONE: 770-998-9810 **LAND LOT(S):** 94
PROPERTY LOCATION: On the north side of **DISTRICT:** 1
Bellingham Drive, west of Roswell Road **SIZE OF TRACT:** .34 acre
(4805 Bellingham Drive). **COMMISSION DISTRICT:** 3
TYPE OF VARIANCE: Waive the maximum allowable impervious surface from 35% to 52%.

COMMENTS

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

DEVELOPMENT & INSPECTIONS: If the variance is approved, a permit will be required to build the retaining wall and an approved engineers design to obtain the permit. A Letter of Conformity will be required to close the permit. The retaining wall must meet the criteria of ordinance section 134-267 or be approved by variance if the wall is not in compliance.

STORMWATER MANAGEMENT: If approved, the retaining wall encroachment should be mitigated with landscaping approved by the County Arborist. The impervious coverage is over the allowable maximum by 2,477 square feet. A plan should be provided to show how much surface can be removed or converted to pervious pavement and how any excess runoff can be mitigated.

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.

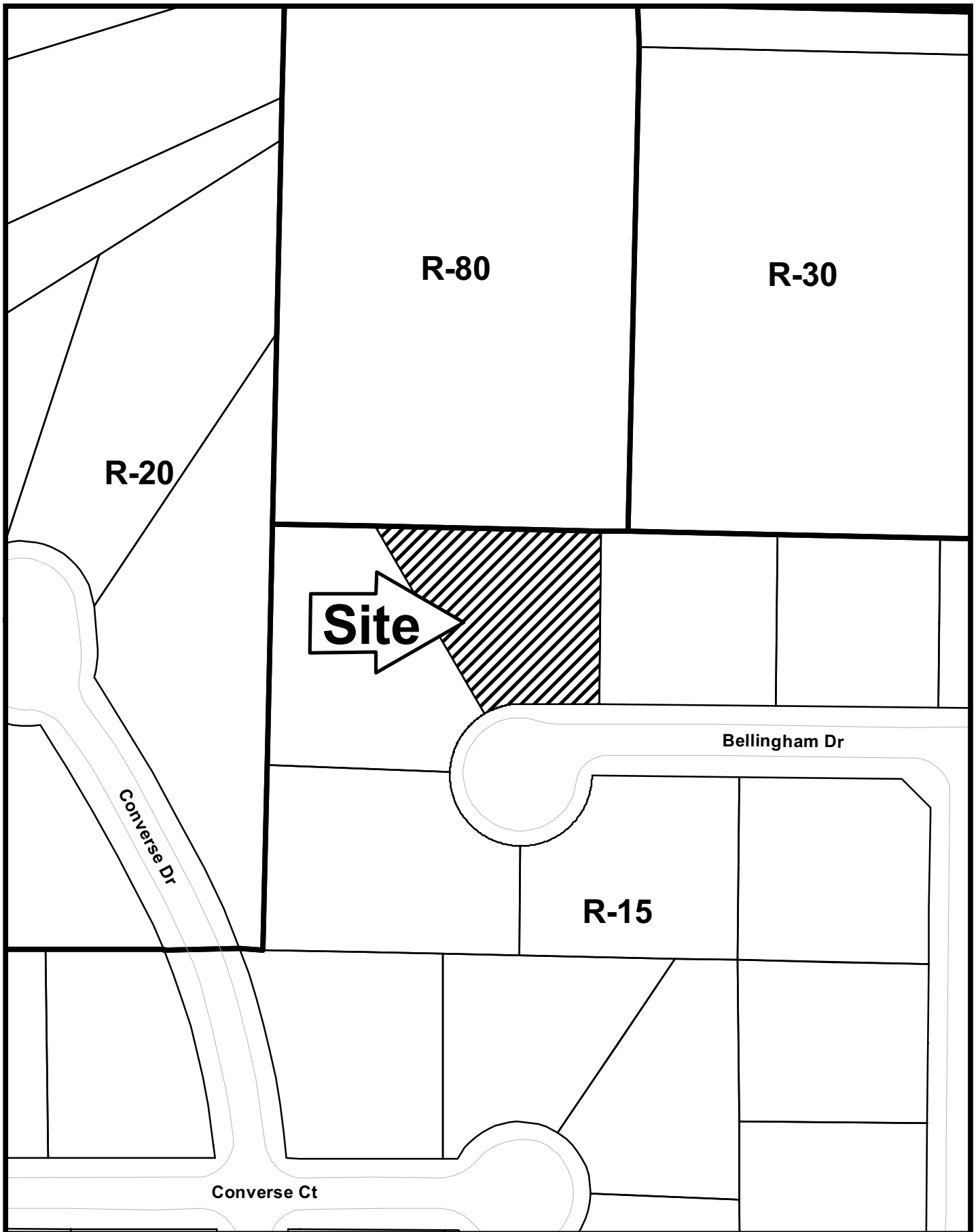
SEWER: No conflict.

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

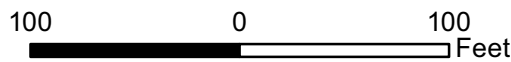
BOARD OF APPEALS DECISION
APPROVED _____ **MOTION BY** _____
REJECTED _____ **SECONDED** _____
HELD _____ **CARRIED** _____
STIPULATIONS: _____





V-5



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

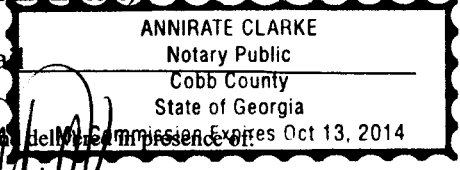
(type or print clearly)

Application No. V-5
Hearing Date: 1-12-11

Applicant Jeffrey & Nina Kim Phone # 770 993 9810 E-mail ninakim1@gmail.com

Address _____
(representative's name, printed) (street, city, state and zip code)

Phone # _____ E-mail _____
(representative's signature)

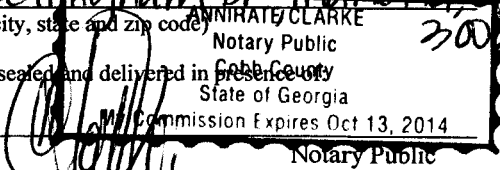


My commission expires: 10-13-2014

Signed, sealed and delivered in presence of _____
Notary Public

Titleholder Nina Kim Phone # 770-998-9810 E-mail ninakim1@gmail.com

Signature Nina Kim Address: 4805 Bellingham Dr Marietta, GA
(attach additional signatures, if needed) (street, city, state and zip code)



My commission expires: 10-13-2014

Signed, sealed and delivered in presence of _____
Notary Public

Present Zoning of Property R-15

Location 4805 Bellingham Dr. Marietta, GA 30062
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 94 District 1st Size of Tract 0.24 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.

erosion secondary to sloping

List type of variance requested: Request to build "up to a 5 feet" retaining wall in the tree-safe zone (currently no trees are within the zone and no surrounding trees will be disturbed) for erosion control. Increase impervious surface.

After retaining wall installed, trees and landscaping will be completed (see landscape plans attached)