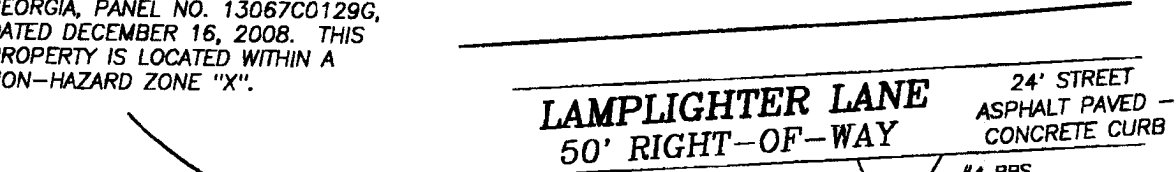


THIS IS TO CERTIFY THAT THIS PROPERTY IS NOT LOCATED WITHIN A FEDERALLY DESIGNATED FLOOD HAZARD AREA AS SHOWN ON THE F.I.R.M. OF COBB COUNTY, GEORGIA, PANEL NO. 13067C0129G, DATED DECEMBER 16, 2008. THIS PROPERTY IS LOCATED WITHIN A NON-HAZARD ZONE "X".



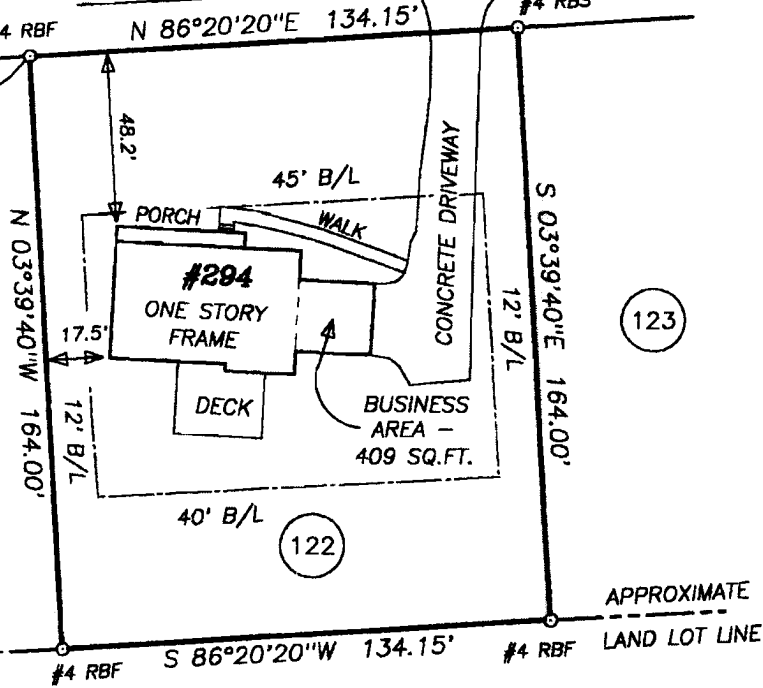
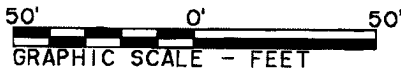
181.64' TO THE 50' RIGHT-OF-WAY OF TROTTERS COURT

PRESENT ZONING: R-30

45' FRONT SETBACK
12' SIDE SETBACK
40' REAR SETBACK

(121)

(L.L. 1045)



(123)

BUSINESS AREA - 409 SQ.FT.

RESIDENCE AREA SQUARE FOOTAGE:
TOTAL AREA HOUSE: 2,096 SQ.FT.
AREA USED FOR BUSINESS - 409 SQ.FT.
PERCENTAGE USED FOR BUSINESS - 19.5%

(L.L. 1046)

LOT AREA: 22,001 SF - 0.505 ACRES
PLAT BOOK 57, PAGE 15

LEGEND

RBS/F	REBAR SET/FOUND	DI	DROP INLET
OTPF	OPEN TOP PIPE FND	P	PORCH
R\W	RIGHT-OF-WAY	CONC	CONCRETE
BL	BUILDING LINE	DK	DECK
SSE	SANITARY SEWER ESMT	PAT	PATIO
DE	DRAINAGE EASEMENT	S	STOOP
UE	UTILITY EASEMENT	-X-	FENCE

THIS PROPERTY IS SUBJECT TO ANY ADDITIONAL EASEMENTS OR RESTRICTIONS OF RECORD. DIMENSIONS FROM HOUSE TO PROPERTY LINES SHOULD NOT BE USED TO ESTABLISH FENCES.

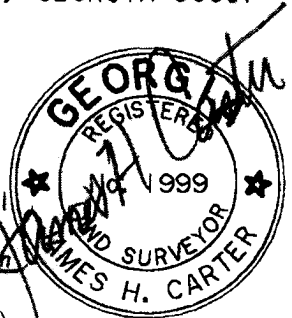
**JAMES H. CARTER
LAND SURVEYING CO.
112 LONG POINT DRIVE
ST. SIMONS ISLAND, GA. 31522
(404) 213-5706**

THIS PLAT IS FOR EXCLUSIVE USE BY CLIENT. USE BY THIRD PARTIES IS AT THEIR OWN RISK.
Equipment Used: Topcon Robotic Station & GPS

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 less than three seconds per angle point turned and was adjusted using the Compass Rule.

This plat has been calculated for closure and is found to be accurate within one foot in +10,000 feet.

SURVEY FOR:
KAREN STEINBERG
#294 LAMPLIGHTER LANE, MARIETTA, GEORGIA 30067
LOT 122, BLOCK "C", UNIT FOUR
FOX HILLS SUBDIVISION
LAND LOT 1045
17TH DISTRICT, 2ND SECTION
COBB COUNTY, GEORGIA
SCALE: 1" = 50' - DATE: 09/19/2011
FIELD WORK DATE: 09/16/2011
In my opinion, this plat is a correct representation of the land platted and has been prepared within the minimum standards and requirements of law.



APPLICANT: Karen Steinberg

404-643-7259

REPRESENTATIVE: Same

Same

TITLEHOLDER: Gerald J. Steinberg and Karen J. Steinberg

PROPERTY LOCATION: On the south side of Lamplighter Lane,
east of Trotters Court

(294 Lamplighter Lane).

ACCESS TO PROPERTY: Lamplighter Lane

PHYSICAL CHARACTERISTICS TO SITE: One (1) story

single-family residence

PETITION NO: LUP-30

HEARING DATE (PC): 12-05-11

HEARING DATE (BOC): 12-13-11

PRESENT ZONING: R-30

PROPOSED ZONING: Land Use Permit

PROPOSED USE: Hair Salon

SIZE OF TRACT: 0.505 acre

DISTRICT: 17

LAND LOT(S): 1045

PARCEL(S): 36

TAXES: PAID X **DUE** _____

COMMISSION DISTRICT: 2

CONTIGUOUS ZONING/DEVELOPMENT

NORTH: R-30/ Fox Hills Subdivision

SOUTH: R-80/ single-family residence

EAST: R-30/ Fox Hills Subdivision

WEST: R-30/ Fox Hills Subdivision

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

PLANNING COMMISSION RECOMMENDATION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

BOARD OF COMMISSIONERS DECISION

APPROVED _____ **MOTION BY** _____

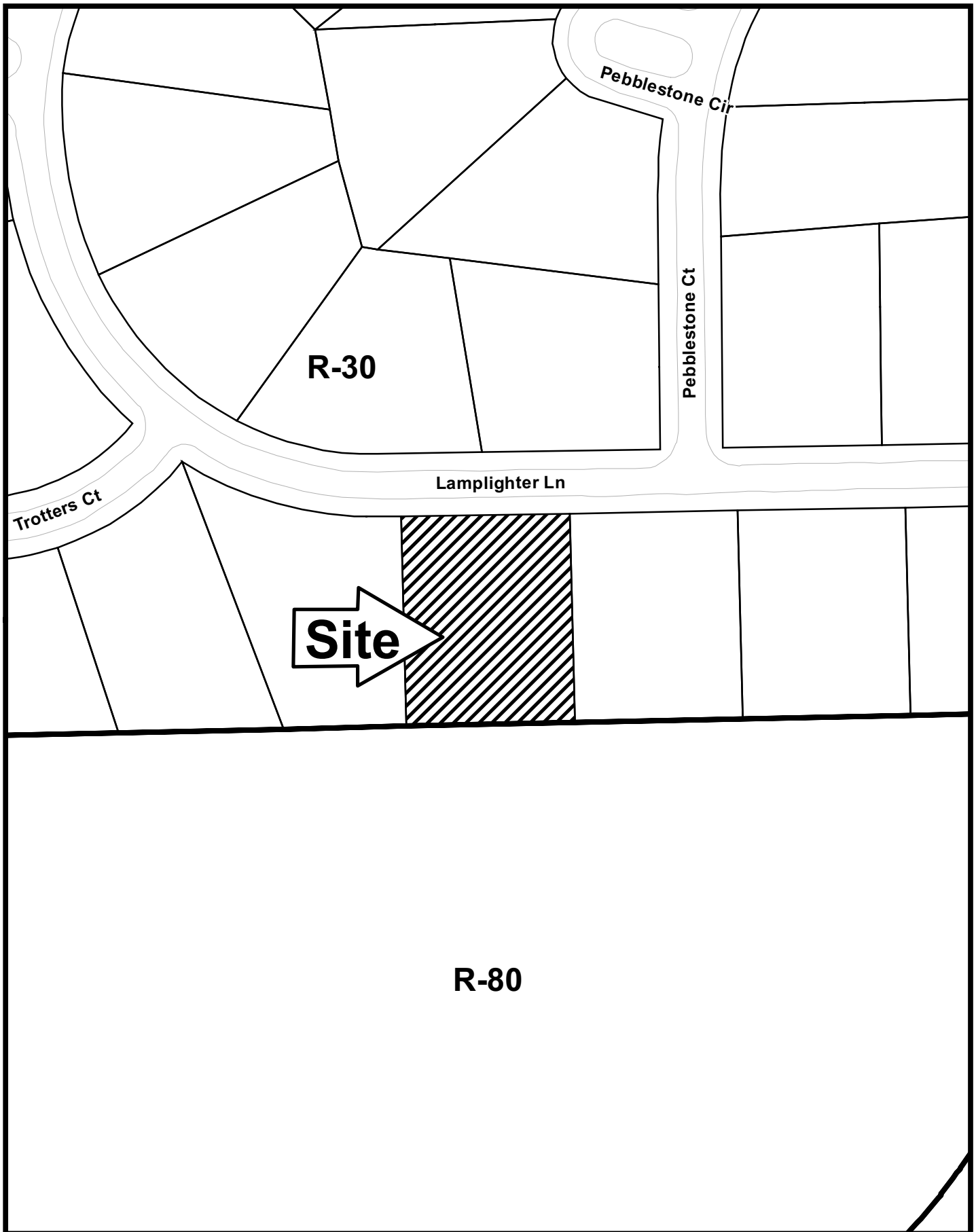
REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

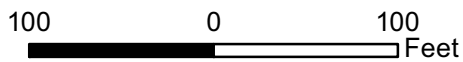
STIPULATIONS:





LUP-30



This map is provided for display and planning purposes only. It is not meant to be a legal description.



-  City Boundary
-  Zoning Boundary

APPLICANT: Karen Steinberg

PETITION NO.: LUP-30

PRESENT ZONING: R-30

PETITION FOR: LUP

ZONING COMMENTS: Staff Member Responsible: Terry Martin, MPA

The applicant has filed a request for a Temporary Land Use Permit (LUP) in order to operate a hair business from her home. The business proposed is owner-operated and no other employees are involved. Each week, Monday through Friday, the applicant states that as many as two (2) clients visit her home per day for a total of two (2) or three (3) hours a day. There are no signs or deliveries proposed and the single, one at a time client, parks in the driveway. While the application was spurred on by Code Enforcement action regarding the in home business, the applicant has provided a petition in support signed by several neighbors as well as three (3) letters to date from neighbors also supporting her request (attached). The applicant requests approval for twelve (12) months.

Historic Preservation: No comments.

Cemetery Preservation: No comment.

WATER & SEWER COMMENTS:

No comments.

TRAFFIC COMMENTS:

Recommend no parking on the right-of-way.

FIRE COMMENTS:

NO COMMENTS: After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage. (3401 Lower Roswell Rd)

APPLICANT: Karen Steinberg

PETITION NO.: LUP-30

PRESENT ZONING: R-30

PETITION FOR: LUP

DRAINAGE COMMENTS

No comments.

STAFF RECOMMENDATIONS

LUP-30 KAREN STEINBERG

The applicant is requesting a Temporary Land Use Permit (LUP) in order to operate a hair business from her home. Proposing only two (2) clients per day Monday through Friday, the applicant states that the driveway provides the necessary off street parking and proposes no signs or deliveries. While the applicant has presented a petition with several neighbors' signatures in support, the property is zoned R-30 single-family residential located within a LDR low density residential future land use area. Based on the above analysis, and strict interpretation of the ordinance, Staff recommends **DENIAL** of the applicant's request.

The recommendations made by the Planning and Zoning Staff are only the opinions of the Planning and Zoning Staff and are by no means the final decision. The Cobb County Board of Commissioners makes the final decisions on all Rezoning and Land Use Permits at an advertised public hearing.

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Application #: LUP-30
PC Hearing Date: 12-5-11
BOC Hearing Date: 12-13-11

TEMPORARY LAND USE PERMIT WORKSHEET

1. Type of business? Hair
2. Number of employees? Just me
3. Days of operation? 2 or 3 hours a day
4. Hours of operation? When I have work its M-S
5. Number of clients, customers, or sales persons coming to the house per day? 2 ; Per week? 10
6. Where do clients, customers and/or employees park?
Driveway: ; Street: _____ ; Other (Explain): _____
7. Signs? No: ; Yes: _____. (If yes, then how many, size, and location): _____
8. Number of vehicles related to this request? (Please also state type of vehicle, i.e. dump truck, bobcat, trailer, etc.): 1 car at a time
9. Deliveries? No ; Yes _____ (If yes, then how many per day or week, and is the delivery via semi-truck, USPS, Fedex, UPS, etc.)
10. Does the applicant live in the house? Yes ; No _____
11. Any outdoor storage? No ; Yes _____ (If yes, please state what is kept outside): _____
12. Length of time requested: 12 MONTHS
13. Any additional information? (Please attach additional information if needed):

Applicant signature: Karen Steinberg

Date: Sept 26-11

Applicant name (printed): Karen Steinberg

**CONSENT OF CONTIGUOUS OCCUPANTS OR LAND OWNERS
TO ACCOMPANY APPLICATION FOR LAND USE PERMIT**

By signature, it is hereby acknowledged that I give my consent/or have no objection that _____
 _____ intends to make an application for a Land Use Permit for the purpose of _____
 _____ on the premises described in the application.

Signature	Printed name	Address
1. <i>[Signature]</i>	SOCKE MARSH	420 HUNTSMAN WAY
2. <i>[Signature]</i>	NICHOLAS MITCHELL	298 LAMPLIGHTER LANE
3. <i>[Signature]</i>	SCOT JONES	422 PEBBLESTONE CT
4. <i>[Signature]</i>	VICKI JONES	422 PEBBLESTONE CT
5. <i>[Signature]</i>	ELENA PUFFER	340 HUNTSMAN WAY
6. <i>[Signature]</i>	JENNIFER WAGNER	384 LAMPLIGHTER LN
7. <i>[Signature]</i>	301 LAMPLIGHTER LN	
8.	ART DRUCKENMILLER	301 LAMPLIGHTER LN.
9.		
10.		
11.		
12.		
13.		
14.		
15.		
16.		
17.		
18.		
19.		
20.		

Nicholas & Maxine Mitchell
298 Lamplighter Lane
Marietta, GA 30067

September 25, 2011

To whom it may concern,

It's been our pleasure and honor to be the next-door neighbors of Mr. and Mrs. Steinberg for the last ten years. During that time the Steinbergs have been model neighbors and valued members of the Fox Hills community. The Steinbergs are wonderful caring people and very considerate neighbors. It is my understanding that Mrs. Steinberg is applying for the opportunity to operate a home business. During the time we've been neighbors; the Steinbergs have been very quiet neighbors and have not participated in activities unexpected of a quite and friendly family. Like all Fox Hills residents, I value the beautiful neighborhood we cherish, one which the Steinbergs have supported and helped to cultivate. At no time has the Steinbergs conducted themselves in a manner unexpected of a heavily family-oriented neighborhood. I know that Mrs. Steinberg will continue to value our beautiful community and will not do anything or conduct her business in a manner that will cause harm to our community.

We look forward to having the Steinbergs as our neighbors and I see no reason why there should be an objection to Mrs. Steinberg's petition to operate a business from her home. We respectfully ask that you approve Mrs. Steinberg's petition for operating a business from her home and hope that you are fortunate, as we are, to have neighbors as caring and respectful of their neighbors as the Steinbergs.

Sincerely,



Nicholas & Maxine Mitchell

Home Owners, 298 Lamplighter Lane, Marietta GA 30067

September 25, 2011

TO WHOM IT MAY CONCERN:

I have lived in the Fox Hills subdivision at my current address for twenty years. Karen and her husband Gerry have lived across the street from us for the past 10 years or so. In that time we have become good friends, and thus I know a little about them.

In the first place, there has never been more than one extra car in their driveway, and their driveway is capable of holding six to eight cars at a time. There is *never* a car parked on the side of the street. Moreover, the traffic at Karen's house is less than *many* of our surrounding neighbors who continuously have family and friends over to visit. Karen's house is, in fact, one of the quietest in the immediate neighborhood.

Secondly, Karen is a very good-natured person. She not only offers to do all kinds of favors for her neighbors, but she likewise does *regular* charity work connected with her church and other organizations.

Put very simply, whoever complained against Karen had to have done so strictly out of malice or some other ill-conceived reason, for Karen's business affects *no one* in the neighborhood negatively. To assert otherwise would be a bald-faced lie. It simply isn't true.

Finally, and especially with the economy the way it is, it would be a travesty to refuse Karen the ability to make an honest, clean, worthwhile living simply because she operates her business from the closed-in garage of her home. Not one single soul on this planet can *honestly* claim that they are negatively affected by Karen's business, while boatloads of people, myself and my wife included, can *honestly* claim that Karen's business *positively* affects many.

Please grant Karen's request, for she and the this community is deserving of her labors.

Sincerely,



Scott Jones

Scott & Vicki Jones
422 Pebblestone Court
Marietta, GA 30067

301 Lamplighter Lane
Marietta, GA 30067
September 25, 2011

To Whom It May Concern:

My wife and I have lived in Fox Hills for 30 years. Today, we live in the same house where we raised our family. We will probably live here until the Lord comes because it is a wonderful neighborhood: comfortable homes, spacious lots, much freedom and friendly neighbors. Many people continue to live in this neighborhood for a long time. We were at a Fox Hills gathering last evening where we commented on how people have moved into a small house in the beginning, and then elected to buy a larger house in this neighbor as their family grew, rather than moving away.

Jerry and Karen Steinberg have lived in this neighborhood for 11 years. They are great neighbors and have become good friends. They keep their residence and yard in model condition and do a lot to help the Fox Hills community by cultivating good relationships among the subdivision families.

Jerry and Karen are enterprising people. Karen is very artistic and desires to serves a small clientele seeking hair styling. Unless you knew she was in this business, you would not even realize that she provides these services from their home. Neighbor traffic or the number of cars parked in her driveway is never any more than what is normal for any of our neighbors.

Sincerely,

Art Druckenmiller



Tina Druckenmiller

