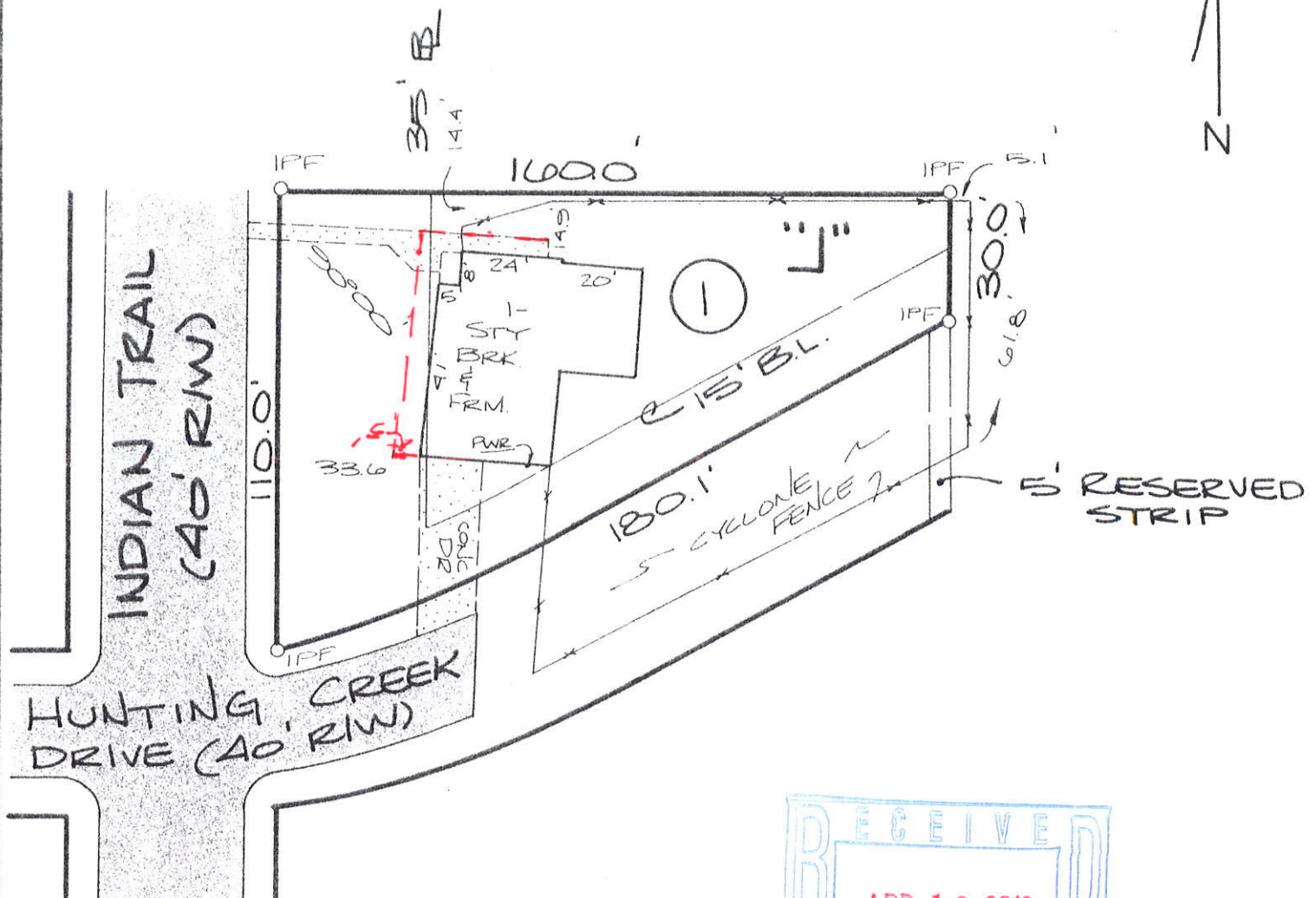


V-43 (2012)



220 INDIAN TRAIL

SURVEY FOR
AMERICAN SOUTHERN MORTGAGE CORP.
AMERICAN TITLE INSURANCE COMPANY

This property (is not) located in a Federal Flood Area as indicated by FIA Official Flood Hazard Maps.

I hereby certify that this plat 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.

Perry E. McClung
Perry E. McClung, Surveyor

4136 South Atlanta Road
Smyrna, GA 30080



PROPERTY OF
JON MICHAEL STOPS

LOT 1, BLOCK "J", UNIT TWO
SEWELL MANOR
LAND LOT 1172
DISTRICT 10TH SECTION 2ND
COUNTY COBB
GEORGIA
DATE 8-23-05 SCALE 1" = 40'

PB 13 PG 142
ASMC-DC

APPLICANT: Jon Michael Stops

PETITION No.: V-43

PHONE: 404-925-1965

DATE OF HEARING: 06-13-12

REPRESENTATIVE: Jon Michael Stops

PRESENT ZONING: R-20

PHONE: 404-925-1965

LAND LOT(S): 1172

TITLEHOLDER: Jon Michael Stops

DISTRICT: 16

PROPERTY LOCATION: At the northeastern corner of Hunting Creek Drive and Indian Trail (226 Indian Trail).

SIZE OF TRACT: 0.29 acre

COMMISSION DISTRICT: 2

TYPE OF VARIANCE: Waive the front setback from the required 35 feet to 27 feet to allow a covered porch addition on the western side of the house.

OPPOSITION: No. OPPOSED **PETITION No.** **SPOKESMAN**

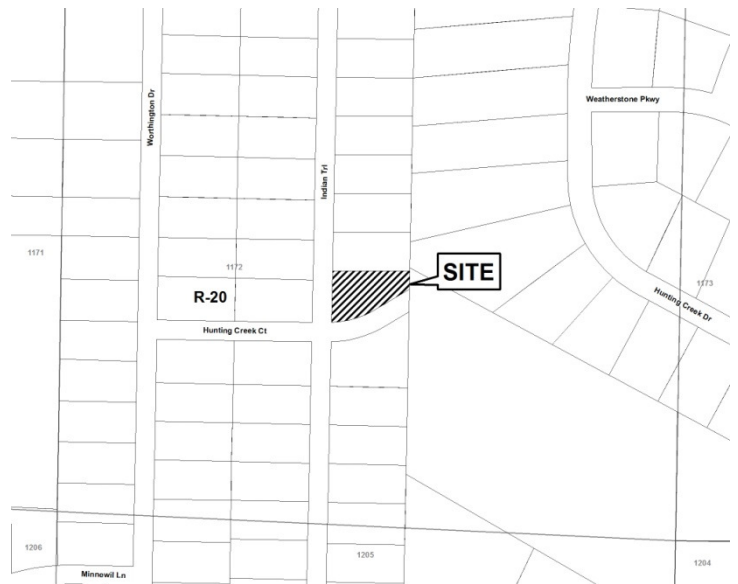
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Jon Michael Stops **PETITION No.:** V-43

COMMENTS

TRAFFIC: This request will not have an adverse impact on the transportation network.

DEVELOPMENT & INSPECTIONS: Violation notice was issued on 2-28-12 for building without a permit. If approved, permits and inspections will be required.

SITE PLAN REVIEW: If this variance request is approved, a subdivision plat revision must be recorded prior to the issuance of the certificate of occupancy showing all improvements on the lot and referencing the variance case 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 adverse stormwater impacts are anticipated.

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.

DESIGN GUIDELINES: No comment.

CEMETERY PRESERVATION: No comment.

WATER: No conflict (Marietta Service Area).

SEWER: No conflict (Marietta Service Area).

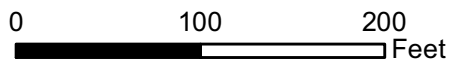
APPLICANT: Jon Michael Stops **PETITION No.:** V-43



FIRE DEPARTMENT: 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.

V-43



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-43
Hearing Date: 10-13-12

Applicant Jon Michael Stob Phone # 404-925-1965 E-mail BENCHMARK1@MINDSPRING.COM

Jon Michael Stob Address 226 Indian Trail Marietta, GA 30068
(representative's name, printed) (street, city, state and zip code)

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

My commission expires: _____
Notary Public, Gwinnett County, Georgia Signed, sealed and delivered in presence of:
Dallas Howard Notary Public
My Commission Expires June 28, 2013

Titleholder Jon Michael Stob Phone # 404-925-1965 E-mail BENCHMARK1@MINDSPRING.COM

Signature Jon Michael Stob Address: 226 Indian Trail, Marietta, GA 30068
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: _____
Notary Public, Gwinnett County, Georgia Signed, sealed and delivered in presence of:
Dallas Howard Notary Public
My Commission Expires June 28, 2013

Present Zoning of Property R-20

Location 226 Indian Trail
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 1172 District 16th 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.

Porch was partially rebuilt due to storm damage repairs. Without variance, porch and roof line would have to be altered to complete repairs.

List type of variance requested: Allow a 5' wide porch along front of house and on one side as shown on plat. Waive the front setback from the required 35' to 27'.