

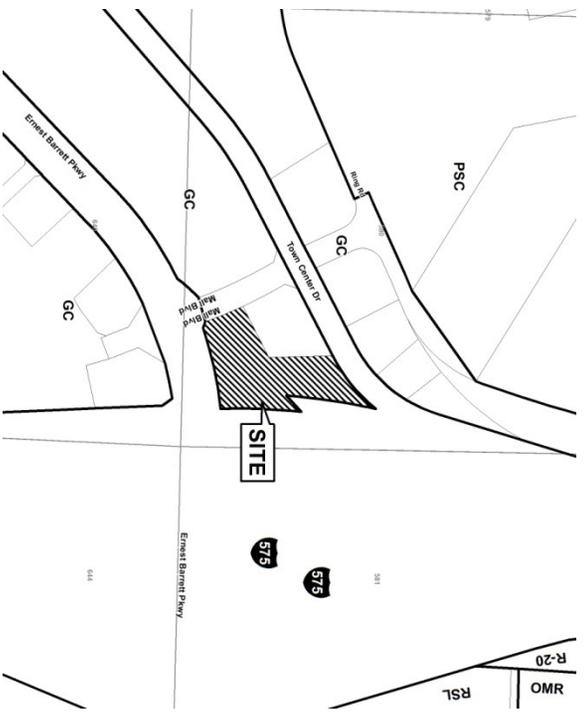
APPLICANT: Alterman Town Center, LLC **PETITION No.:** V-69
PHONE: 404-255-8881 **DATE OF HEARING:** 09-12-12
REPRESENTATIVE: Richard Alterman **PRESENT ZONING:** GC
PHONE: 404-255-8881 **LAND LOT(S):** 580
TITLEHOLDER: Alterman Town Center, LLC **DISTRICT:** 16
PROPERTY LOCATION: On the north side of Ernest Barrett Parkway between Mall Boulevard and I-575 Off Ramp (390 Ernest Barrett Parkway). **SIZE OF TRACT:** 2.1027 acres
COMMISSION DISTRICT: 3

TYPE OF VARIANCE: 1) Waive the front setback from the required 50 feet to 35 feet (existing); 2) waive the required 8 foot landscape enhancement strip adjacent to a public street; and 3) waive the depth of a 90 degree angle parking space from the required 19 feet to 16.5 feet.

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

BOARD OF APPEALS DECISION

APPROVED _____ **MOTION BY** _____
REJECTED _____ **SECONDED** _____
HELD _____ **CARRIED** _____
STIPULATIONS: _____



APPLICANT: Alterman Town Center,
LLC

PETITION No.: V-69

COMMENTS

TRAFFIC: Recommend applicant coordinate with Cobb County DOT prior to development plan approval to ensure compatibility with the proposed roadway improvement project along Ernest Barrett Parkway and Mall Boulevard.

DEVELOPMENT & INSPECTIONS: No comment.

SITE PLAN REVIEW: If this variance request is approved, a subdivision plat must be recorded 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 comment.

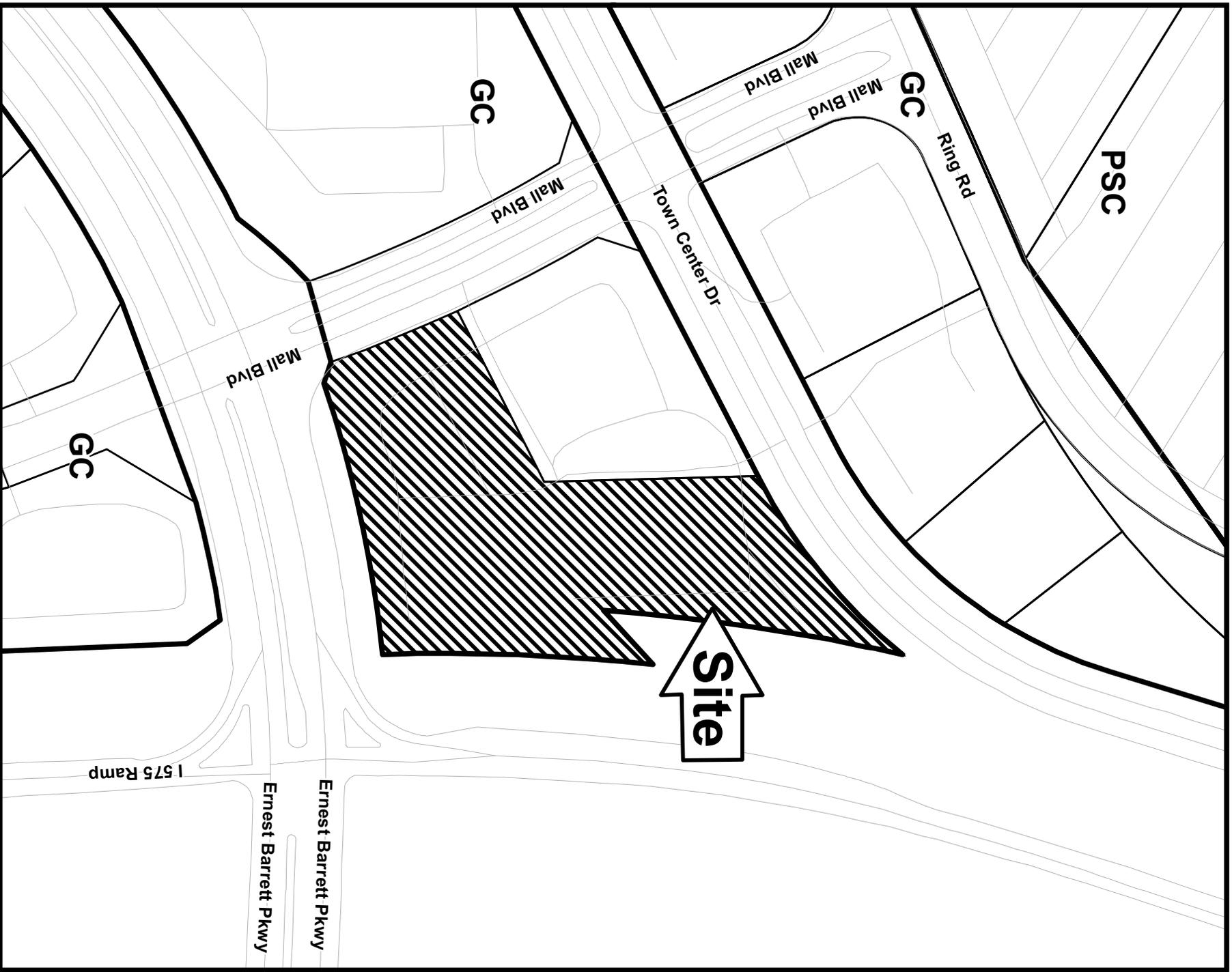
HISTORIC PRESERVATION: After examining Civil War trench maps, Cobb County historic property surveys, county maps, and various other resources, staff has no comments regarding the impact or treatment of historic and/or archaeological resources.

DESIGN GUIDELINES: No comment.

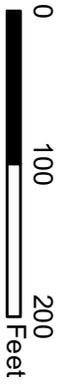
CEMETERY PRESERVATION: No comment.

WATER: No conflict.

SEWER: No conflict.



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

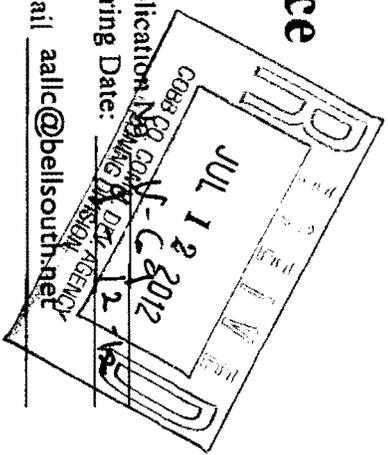


-  City Boundary
-  Zoning Boundary

Application for Variance Cobb County

(type or print clearly)

Application No. 11-C-2012
Hearing Date: July 12, 2012



Applicant Alterman Town Center, LLC Phone # (404)255-8881 E-mail aallic@bellsouth.net

Richard Alterman Address 6095 Lake Forrest Dr. Suite 150, Atlanta, Ga. 30328
(street, city, state and zip code)

(representative's name, printed) _____ Phone # (404)255-8881 E-mail aallic@bellsouth.net
(representative's signature)

My commission expires: _____
Notary Public, DeKalb County, Georgia
My Commission Expires April 25, 2014

Signed, sealed and delivered in presence of:
Deborah M. Fulk
Notary Public

Titleholder Alterman Town Center, LLC Phone # (404)255-8881 E-mail aallic@bellsouth.net
Signature [Signature] Address: 6095 Lake Forrest Dr. Suite 150, Atlanta, Ga. 30328
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: _____
Notary Public, DeKalb County, Georgia
My Commission Expires April 25, 2014
Signed, sealed and delivered in presence of:
Deborah M. Fulk
Notary Public

Present Zoning of Property GC

Location 390 Ernest W. Barrett Parkway, N.W., Kennesaw, Ga. 30144
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 580 District 16 th. Size of Tract 2.1027 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 the variances as a result of the Cobb DOT project at Barrett Parkway @ I-575 Southbound ramp/intersection improvements (Project Number TCID-23). The Right of Way taking requires the variances in order for the site to remain code compliant.

List type of variance requested: _____

1. Reduction of the front building setback from 50' to 35'.
2. Elimination of the required landscape strip along Barrett Parkway and Mall Blvd.
3. Reduction of the required parking space length from 19' to 16.5'.