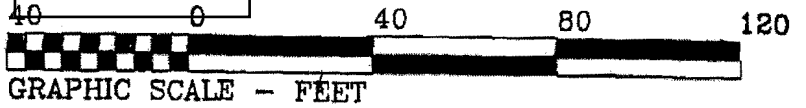
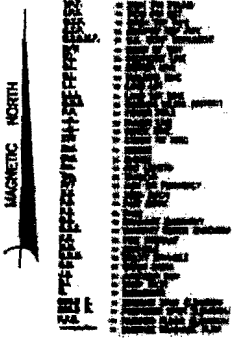
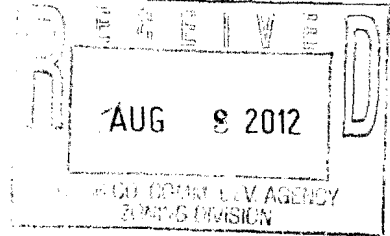


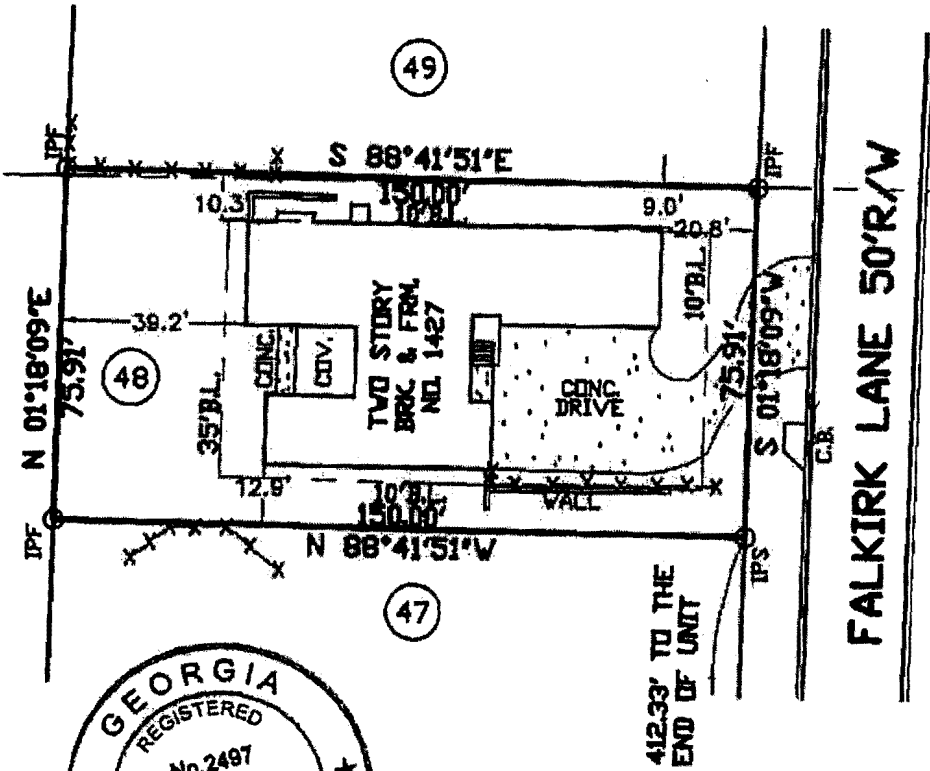
V-81 (2012)



AREA= 11,386 SQ.FT. / 0.2614 ACRE



LAND LOT 215
APPROX. LOCATION
LAND LOT LINE
LAND LOT 242



SURVEY FOR:
WILLIAM D. HACKETT
SUSAN J. HACKETT
LOT 48 BLOCK 'D' UNIT I PHASE I
THE OVERLOOK AT MARIETTA COUNTRY CLUB SUBD.
PLAT BOOK 218, PAGES 1-9
LAND LOTS 215 & 242 20th DISTRICT 2nd SECTION
COBB COUNTY, GEORGIA
SCALE: 1"=40' DATE: FEBRUARY 29th, 2012

THIS PROPERTY IS NOT IN AN AREA HAVING SPECIAL FLOOD HAZARDS AS PER COMMUNITY PANEL NO. 13067C0101 G DATED DECEMBER 16, 2008, ZONE 'X'.

THIS SURVEY WAS NOT PREPARED WITH THE AID OF A TITLE SEARCH AND IS SUBJECT TO ANY RESTRICTIONS OR EASEMENTS THAT MAY BE RECORDED.

bp
BUSBEE & POSS
LAND SURVEYING COMPANY
3408 HOWELL STREET, SUITE A
DULUTH, GEORGIA 30096
770.497.9866
FAX: 770.497.9881
www.busbeepandposs.com

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE ETHICAL STANDARDS AND REQUIREMENTS OF LAW.
[Signature]
RICKY C. BUSBEE, GEORGIA R.L.S. 2497
THE FIELD DATA UPON WHICH THIS PLAT OR MAP IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 399,000 FEET AND AN ANGULAR ERROR OF 07 SECONDS PER ANGLE, AND WAS ADJUSTED USING CRANFILL'S RULE.
TOPCON GTS-225 | CREW-MP/RB | DRAWN BY SG | J.N. BP10507 C.&B.

APPLICANT: William Hackett

PETITION No.: V-81

PHONE: 281-413-3396

DATE OF HEARING: 10-10-2012

REPRESENTATIVE: David B. Swales

PRESENT ZONING: R-20/OSC

PHONE: 404-372-0030

LAND LOT(S): 242

TITLEHOLDER: William Hackett

DISTRICT: 20

PROPERTY LOCATION: On the west side of Falkirk Lane, north of Tayside Crossing (1427 Falkirk Lane).

SIZE OF TRACT: 0.26 acres

COMMISSION DISTRICT: 1

TYPE OF VARIANCE: Waive the side setback from the required 10 feet to 9 feet on the northern side.

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

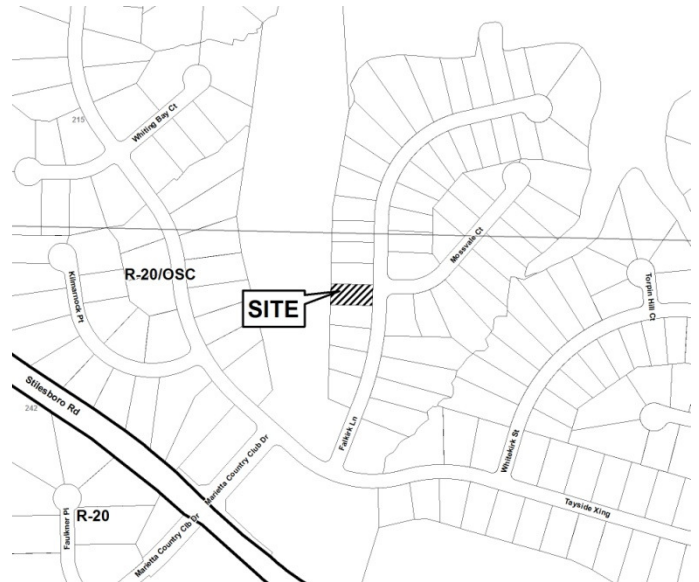
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: William Hackett

PETITION No.: V-81

COMMENTS

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

DEVELOPMENT & INSPECTIONS: No comment.

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 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: 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.

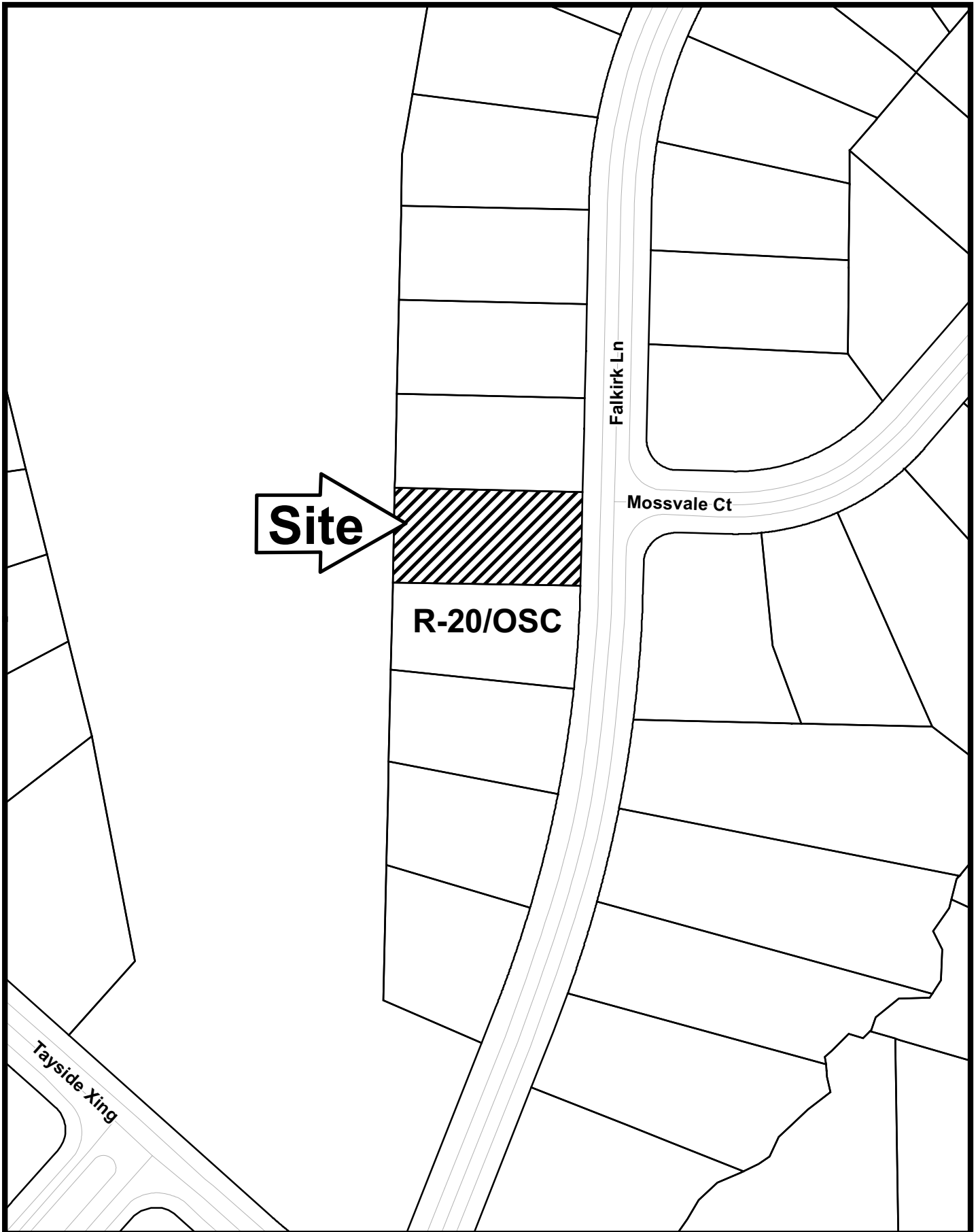
WATER: No conflict.

SEWER: No conflict.

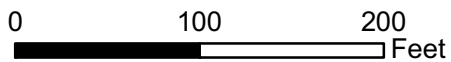
APPLICANT: William Hackett **PETITION No.:** V-81

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-81

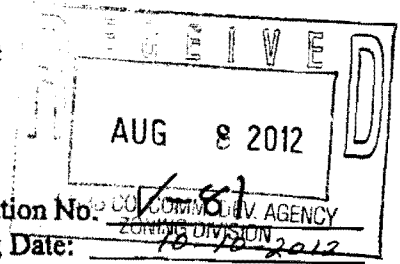


This map is provided for display and planning purposes only. It is not meant to be a legal description.



- City Boundary
- Zoning Boundary

Application for Variance Cobb County



(type or print clearly)

Application No. 1-81
Hearing Date: 10-10-2012

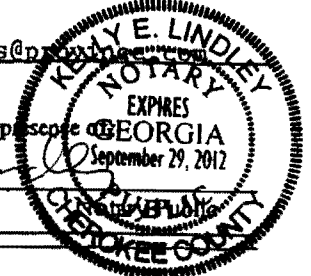
Applicant William Hackett Phone # 281-413-3396 E-mail william.hackett@homedepot.com

David B. Swales Address 1427 Falkirk Lane Kennesaw GA 30152
(representative's name, printed) (street, city, state and zip code)

[Signature]
(representative's signature)

Phone # 404-372-0030 E-mail dswales@p...

Signed, sealed and delivered in presence of Kelly E. Lindley
Notary Public

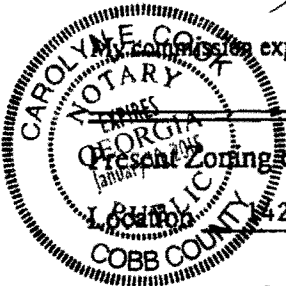


My commission expires: 9-29-12

Titleholder William Hackett Phone # 281-413-3396 E-mail william.hackett@homedepot.com

Signature [Signature] Address: 1427 Falkirk Lane Kennesaw GA 30152
(attach additional signatures, if needed) (street, city, state and zip code)

Signed, sealed and delivered in presence of: Carolyn E. Cook
Notary Public



My commission expires: 01-10-2015

Present Zoning of Property _____
1427 Falkirk Lane Kennesaw GA 30152
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 214 & 242 District 20 Size of Tract .26 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 11,250sq Ft Shape of Property Rectangle Topography of Property Sloping 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.

House was built over side line set back by one foot on North Property Line

List type of variance requested: Request side line set back reduction from 10 ft to 9 ft on North Property Line.