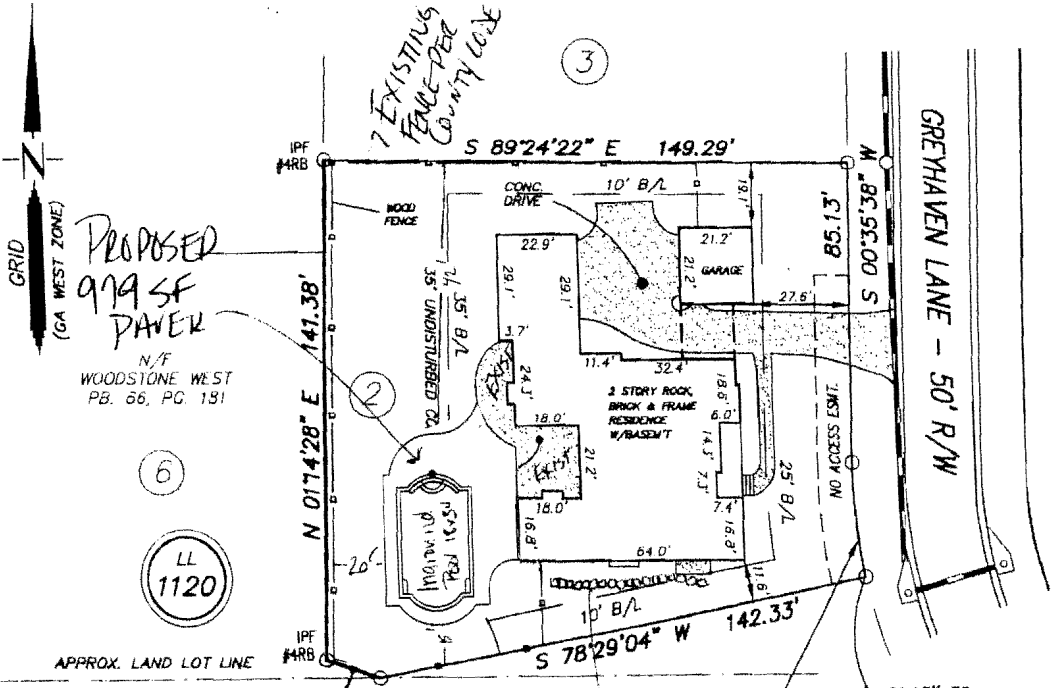
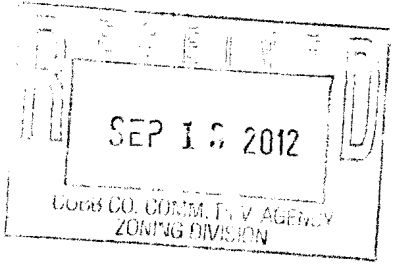


NTS

V-89 (2012)

TRAVERSE CLOSURE - 1:10,000+
ANGULAR ERROR - 1 SEC'S/STA.
ADJUSTMENT - COMPASS RULE
EQUIPMENT - TOPCON 303 TOTAL STATION
PLAT CLOSURE - 1: 107,517
ALL MATTERS OF TITLE EXCEPTED.

THIS PROPERTY IS LOCATED WITHIN
A FEMA 100 YEAR FLOOD ZONE ACCORDING
TO COBB COUNTY F.I.R.M. PANEL 0133 G
COMMUNITY #13067C DATED: DEC. 16, 2008



PROPOSED
919 SF
PAVER
N/F
WOODSTONE WEST
PB. 66, PG. 131

6

LL
1120

LL
1185

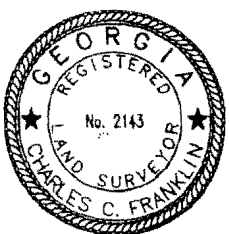
ARC. -31.70°
RAD. -150.00°
CHD. BRG. -S 05°27'35" E
CHD. -31.64'

REFERENCE PLAT:
PB. 272, PG. 197

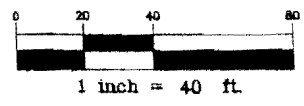
PROPERTY ADDRESS:
307 GREYHAVEN LANE
MARIETTA, GEORGIA 30067

SURVEY FOR:
STEVE EDISON BUILDERS

BEING LOT 2, THE VINEYARD
LOCATED IN LAND LOT 1120
IN THE 16TH DISTRICT, 2ND SECTION
COBB COUNTY, GEORGIA
SCALE: 1" = 40' DATE: AUG. 14, 2012



Centerline Surveying Systems, Inc.
1301 SHILOH ROAD, SUITE 1210, KENNESAW, GA. 30144
PHONE: (770) 424-0028 FAX: (770) 424-2398



1210002-3

Aqua Design Pools & Spas, LLC
1120 Pilgrim Road
Cumming, GA 30040
770 517-1117

Ron Deering
307 Greyhaven Lane
Marietta, GA 30067
770-315-5701

IMPERVIOUS CALCULATIONS

TOTAL EXISTING: 6840
TOTAL PROPOSED: 588 (979- 40% CREDIT FOR PAVERS)
TOTAL EXISTING
AND PROPOSED: 7428 (37.1 %)

APPLICANT: Ron and Suzy Deering

PETITION No.: V-89

PHONE: 770-977-7431

DATE OF HEARING: 11-14-12

REPRESENTATIVE: Aqua Design Pools and Spas, LLC

PRESENT ZONING: R-20

PHONE: 770-517-1117

LAND LOT(S): 1120, 1185

TITLEHOLDER: Suzette M. and Ronald H. Deering

DISTRICT: 16

PROPERTY LOCATION: On the west side of Greyhaven Lane, north of Lower Roswell Road (307 Greyhaven Lane).

SIZE OF TRACT: 0.4591 acre

COMMISSION DISTRICT: 2

TYPE OF VARIANCE: Increase the maximum allowable impervious surface from 35% to 38%.

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

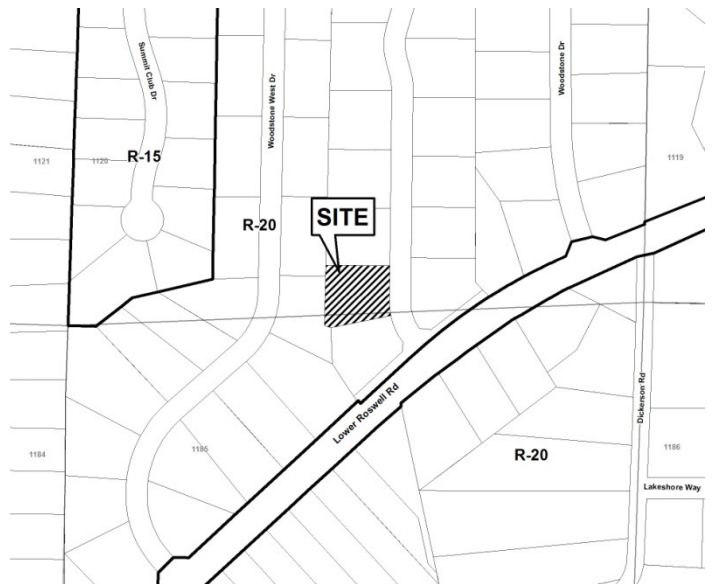
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Ron and Suzy Deering

PETITION No.: V-89

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 adverse stormwater management impacts are anticipated as long as the proposed pool deck is constructed using pervious pavers. In addition, per the requirements of the approved hydrology study for this subdivision, all roof downspouts currently discharging to the rear of the property must be redirected to tie into the existing curb inlet at the street.

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.

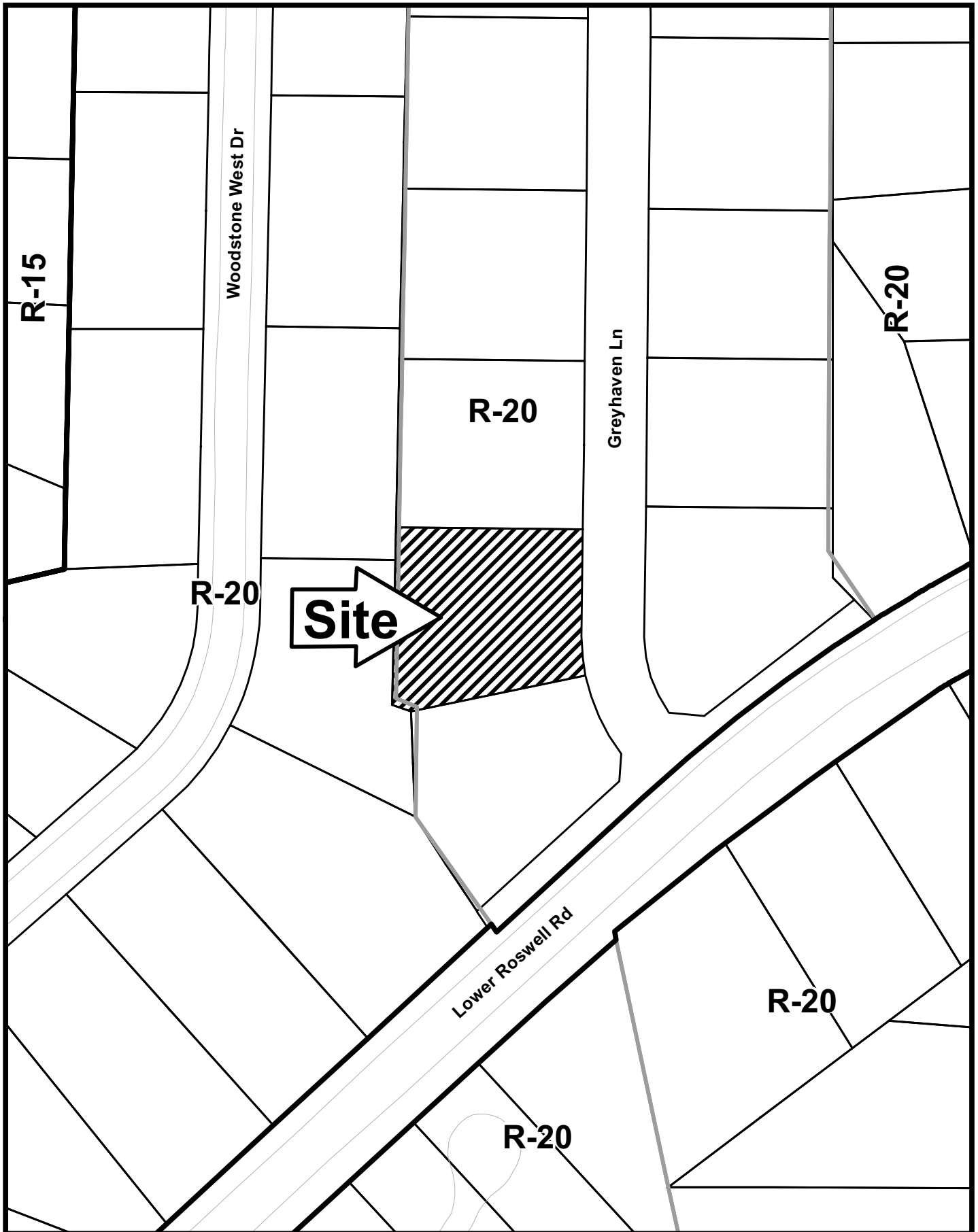
WATER: No conflict.

SEWER: No conflict.

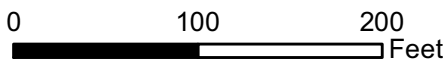
APPLICANT: Ron and Suzy Deering **PETITION No.:** V-89

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-89

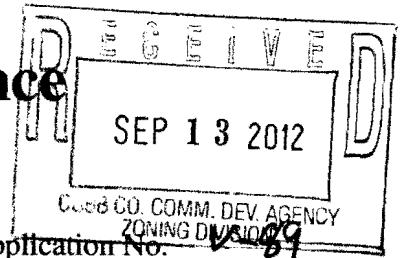


This map is provided for display and planning purposes only. It is not meant to be a legal description.



- City Boundary
- Zoning Boundary

Application for Variance Cobb County



(type or print clearly)

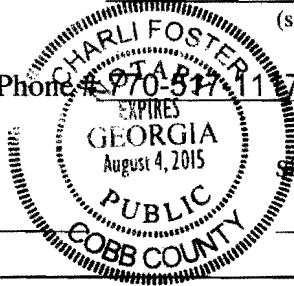
Application No. V1089
Hearing Date: 11/14/2012

Applicant Ron & Suzy Deering Phone # 770-977-7431 E-mail rdeering27@yahoo.com

Aqua Design Pools & Spas, LLC Address 1120 Pilgrim Road, Cumming GA 30040
(representative's name, printed) (street, city, state and zip code)

Wray Sudek
(representative's signature)

Phone # 770-517-1117 E-mail construction@aquadesignpools.com

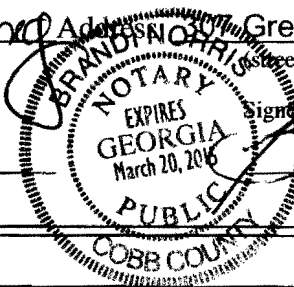


Signed, sealed and delivered in presence of:
Charli Foster
Notary Public

My commission expires: Aug 4, 2015

Titleholder Ronald Deering & Suzette Deering Phone # 770-977-7431 E-mail rdeering27@yahoo.com

Signature Ronald Deering Address Greyhaven Lane Marietta GA 30068
(attach additional signatures, if needed) (street, city, state and zip code)



Signed, sealed and delivered in presence of:
Brandy Harris
Notary Public

My commission expires: 3/20/15

Present Zoning of Property R-20

Location 307 Greyhaven Lane Marietta GA 30068
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 1120 District 16 Size of Tract .4591 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 x 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.

Without the variance, the homeowner will not be able to install adequate deck around the swimming pool. The proposed pool deck would be pavers

List type of variance requested: Increase the maximum percentage of impervious surface allowed from 35% to 38%