
VARIANCE ANALYSIS

March 13, 2013

Prepared by:
COBB COUNTY
PLANNING AND ZONING DIVISIONS

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Cobb County... Expect the Best!

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**COBB COUNTY BOARD OF ZONING APPEALS
VARIANCE HEARING AGENDA
MARCH 13, 2013**

CONTINUED CASE

- V-1** **LARRY JOEL EPSTEIN AND BONNIE IRLYN EPSTEIN** (owners) requesting a variance to permit poultry (ducks) on a lot containing less than two acres in Land Lots 687 and 754 of the 16th District. Located on the northern end of Wellington Lane, east of Johnson Ferry Road (1963 Wellington Lane). *(Previously continued by the Board of Zoning Appeals from their January 9, 2013 hearing until their April 10, 2013 hearing; therefore will not be considered at this hearing)*

REGULAR CASES – NEW BUSINESS

- V-27** **KIMBERELEY GRANT** (Kimbereley M. Grant, owner) requesting a variance to waive the rear setback from the required 40 feet to 27.8 feet in Land Lot 105 of the 20th District. Located on the south side of Clubside Lane, south of Fowler Road (3477 Clubside Lane).
- V-28** **RANDY GREEN** (Randy M. Green, owner) requesting a variance to waive the front setback from the required 35 feet to 28 feet in Land Lot 79 of the 20th District. Located on the east side of Baywatch Cove, south of Bay Island Cay (4005 Baywatch Cove).
- V-29** **J. L. BROOKS CONSTRUCTION** (E. Marty Cain, owner) requesting a variance to waive the setback for an accessory structure over 1,000 square feet (proposed 2,480 square foot detached garage) from the required 100 feet to 40.7 feet from the southern property line and 29.9 feet from the western property line in Land Lot 260 of the 20th District. Located at the southwest intersection of Tallybrook Drive and Middlebrook Way (1049 Middlebrook Way).
- V-30** **VINCE MANCUSO** (Neva Gail Hendrix, owner) requesting a variance to: 1) waive the front setback from the required 40 feet to 35 feet from the eastern property line; 2) waive the minimum number of parking spaces (for the proposed 7,466 square foot office) from the required 26 to 16; and 3) increase the maximum allowable impervious surface from 70% to 85% in Land Lot 45 of the 18th District. Located at the southwest intersection of Allen Road and Veterans Memorial Highway (290 Veterans Memorial Highway).

- V-31** **LITTLE LEARNERS ACADEMY OF MARIETTA, LLC** (owner) requesting a variance to waive the rear setback from the required 35 feet to 29.9 feet from the southern property line for tract 3 in Land Lots 780 and 781 of the 19th District. Located on the south side of Amy Lane, west of Austell Road (1369 Amy Lane).
- V-32** **DARYL AND CHRISTINA MCARTHUR** (Daryl Vincent McArthur and Christina Abbott McArthur, owners) requesting a variance to waive the rear setback from the required 35 feet to 25 feet in Land Lot 768 of the 17th District. Located on the eastern side of Pineview Drive, west of Orchard Road (3955 Pineview Drive).

HELD CASES

- V-22** **TIM DAVIS** (Timothy E. Davis, owner) requesting a variance to allow an accessory structure (proposed pool) to the side of the principal building in Land Lot 1037 of the 17th District. Located on the east side of River's Call Boulevard, northeast of Windwood Parkway (3595 River's Call Boulevard). (*Held by the Board of Zoning Appeals from their February 13, 2013 hearing*)