

Application for "Other Business" Cobb County, Georgia

(Cobb County Zoning Division - 770-528-2035)

BOC Hearing Date Requested: 2013 OCT 11 PM 3:13
11-19-2013 3:13

COBB COUNTY GEORGIA
FILED IN OFFICE

COBB COUNTY ZONING DIVISION

Applicant: Pollo Operations, Inc. dba Pollo Tropical
(applicant's name printed)

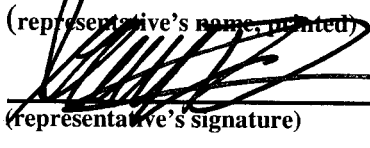
Phone #: 407-504-8664

Address: 7300 N Kendall Drive, 8th Flr. Miami, FL 33156

ksloan@pollotropical.com or
E-Mail: aedwards@frgi.com

Glenn Rozansky, VP of Pollo Operations **Address:** 7300 N. Kendall Drive, 8th Floor Miami, FL 33156

(representative's name printed)



Phone #: 407-504-8664 **E-Mail:** aedwards@frgi.com

(representative's signature)

Signed, sealed and delivered in presence of:



Kimberly Sloan
Notary Public

My commission expires:

Titleholder(s): Weingarten Realty Investors.

Phone #: 770-618-1078

(property owner's name printed)

Address: 4747¹⁵ Ashford Dunwoody Rd, Dunwoody GA 30338

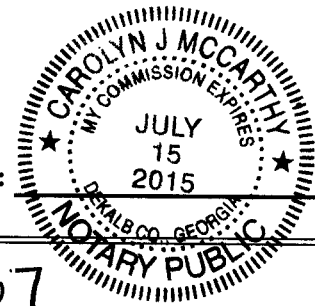
E-Mail: kdaigle@weingarten.com

K Daigle (PE, DIR of CONST)
(Property owner's signature)

Signed, sealed and delivered in presence of:

Carolyn J. McCarthy
Notary Public

My commission expires:



Commission District: 4

Zoning Case: 167

Date of Zoning Decision: 8/18/87
1/24/89

Original Date of Hearing: 8/18/87

Location: 3999 Austell Road
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): 920 & 921

District(s): 19

State specifically the need or reason(s) for Other Business: Construction of 3800 SF drive thru-fast food restaurant in a portion of existing shopping complex parking lot.

(List or attach additional information if needed)

REVISIONS	DATE	DESCRIPTION

LONG
 2550 Heritage Court
 Atlanta, Georgia 30339
 Phone: 770.951.2496
 Fax: 770.951.2496
 www.long.com

POLLO TROPICAL
 AUSTELL, GA
 30909 AUSTELL ROAD
 AUSTELL, GA 30108
 ZONING SITE PLAN
 150 & 251 8TH DIST. - RES1

PLANNING DEPARTMENT
 CITY OF AUSTELL
 30909 AUSTELL ROAD
 AUSTELL, GA 30108
 PHONE: 770.951.2496
 FAX: 770.951.2496
 www.austellga.com

SHEET
 C10

SITE DATA NOTES

PROJECT: 2008 AUSTELL ROAD
 OWNER: POLLO TROPICAL, INC.
 ARCHITECT: LONG ENGINEERING, INC.
 ENGINEER: LONG ENGINEERING, INC.
 CONTRACTOR: POLLO TROPICAL, INC.
 ZONING: RES1
 BLANK LINES: 10' FRONT SETBACK
 10' SIDE SETBACK
 10' REAR SETBACK

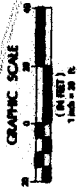
THE APPROXIMATE SITE AREA IS 0.13 ACRES.
 THE APPROXIMATE DISTURBED AREA IS 0.14 ACRES.
 THE APPROXIMATE TOTAL AREA IS 0.14 ACRES.
 THE APPROXIMATE TOTAL DISTURBED AREA IS 0.14 ACRES.

PERMITTED PERMITS:
 1. ZONING PERMIT
 2. PLANNING PERMIT
 3. ENVIRONMENTAL PERMIT
 4. UTILITIES PERMIT
 5. CONSTRUCTION PERMIT
 6. OCCUPANCY PERMIT

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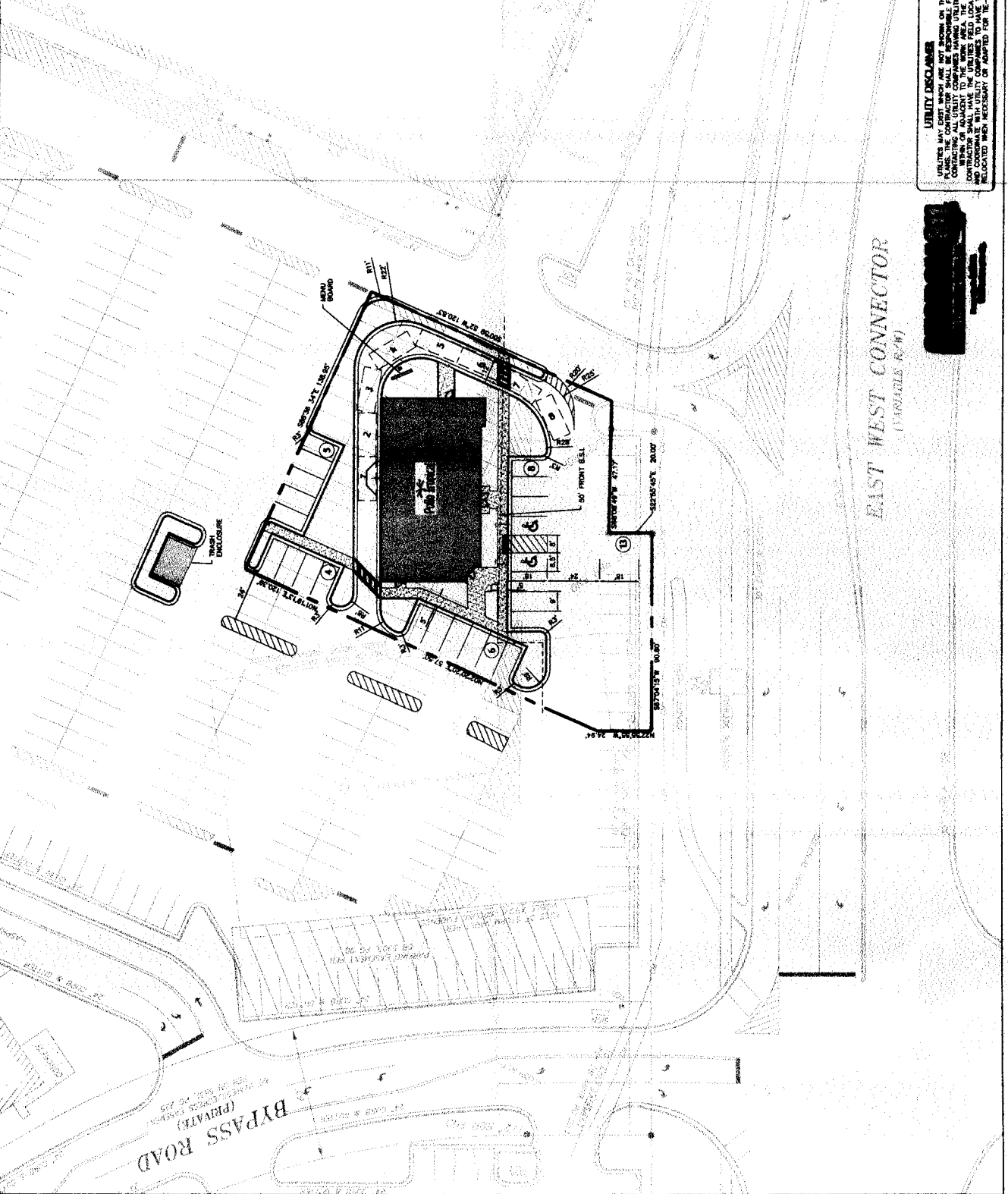
Proposed plan

LONG ENGINEERING, INC.
 PROJECT NO. PE-2013-113
 2550 HERITAGE COURT
 ATLANTA, GA 30339



UTILITY DISCLOSURE

UTILITIES OF CITY AND COUNTY ARE NOT SHOWN ON THE PLAN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTRACTING ALL UTILITY COMPANIES, HAVING UTILITIES CONTRACTORS SHALL HAVE THE UTILITIES FIELD LOCATED AND COORDINATE WITH UTILITY COMPANIES TO MAKE NEAR RECORDS WHICH RECORDS ON ADAPTED FOR THE PLAN.



Proposed building

POLLO TROPICAL



Fiesta Restaurant Group

COBB COUNTY GEORGIA
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COBB COUNTY ZONING DIVISION

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APPLICATION FOR REZONING
TO THE
COBB COUNTY BOARD OF COMMISSIONERS OF ROADS AND REVENUES
AND THE
COBB COUNTY PLANNING COMMISSION
(type or print clearly)

Application No. 167

Hearing Date 8-18-87

Applicant The Oxford Group, Inc. Business Phone (404)952-7000 Home Phone N/A
(business name)
Larry M. Kraxberger Address 1000 Parkwood Circle, Ste 200, Atlanta, GA
(representative's name, printed) 30339
[Signature] Business Phone (404)952-7000 Home Phone (404)953-8700
(representative's signature)

Titleholder See attached Exhibit "A" Business Phone _____ Home Phone _____

Signature _____ Address _____
(attach additional signatures, if needed)

Zoning Request From General Commercial & Planned, Shopping Center To General Commercial
(present zoning) (proposed zoning)
For the Purpose of Shopping Center, Restaurants and Related Commercial Uses Size of Tract 24.2002 acre(s)
(subdivision, restaurant, warehouse, apts., etc.)

Location Corner Austell Road, Mulkey Road, Brookwood Drive and proposed East/West
(street address, if applicable, nearest intersection, etc.) Connector _____

Land Lot(s) 920 and 921 District 19th

Recommendation of Planning Commission 7/21/87 - Planning Commission continued public hearing for 30 days. Motion carried 4-0. 8/18/87 - Planning Commission recommended application be approved subject to the following: 1) signage to be ground based with no off-premise signs; 2) no portable signs; 3) subject to Cobb D.O.T. recommendations and review by Plan Review Committee; 4) architectural and landscaping plans to be reviewed and approved by the Staff with

[Signature]
Chairman cont.

Board of Commissioners' Decision 8/18/87 - Board of Commissioners approved application as stated above. Motion by Clay, seconded by Smith, carried 4-0-1, Paschal abstaining.

1-24-89 Regular Meeting of Board of Commissioners - Approval of site plan for the Oxford Group for Austell Road Development: Motion: To approve the site plan as submitted, marked Exhibit A

[Signature] Chairman see second page

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COBB COUNTY BOARD OF COMMISSIONERS OF ROADS AND REVENUES

COBB COUNTY PLANNING COMMISSION

Date of Application _____ Date of Hearing August 18, 1987

Applicant's Name The Oxford Group, Inc.
1000 Parkwood Circle, Suite 200
Address Atlanta, GA 30339

Recommendation of Planning Commission (Cont'd from page 1):

the Board of Commissioners having final approval of plan. Motion by McAfee, seconded
by Jones, carried 5-0.

Henry A. ... Chairman

Final Decision of Board of Commissioners (Cont'd from page 1):

on file in the Zoning Department, for the Oxford Group's Austell Road development, located
at the southeast intersection of Austell Road and Mulkey Road, and the northwest intersection
of the East-West Connector and Brookwood Drive subject to all other stipulations placed on
the property at the time of rezoning to remain in force. (Subject property was rezoned
on July 21, 1989, Application No. 167) VOTE: ADOPTED unanimously
11-21-89 Board of Commissioners approved revised site plan dated November 10, 1989, on file in the
Planning and Zoning Department Offices. Motion by Phaschal, second by Burton. Carried 4-0-1
Powell absent from vote.

Carol E. Smith Chairman

Philip L. ... Chairman

