

APPLICANT: Betty L. Dye
PHONE: 770-598-2989
REPRESENTATIVE: Betty L. Dye
PHONE: 770-598-2989
TITLEHOLDER: Betty L. Dye
PROPERTY LOCATION: On the southeast corner of
Sasanqua Lane and Bay Berry Drive
(2989 Bay Berry Drive).

PETITION No.: V-32
DATE OF HEARING: 03-11-2015
PRESENT ZONING: R-15
LAND LOT(S): 637, 696
DISTRICT: 19
SIZE OF TRACT: 0.41 acre
COMMISSION DISTRICT: 4

TYPE OF VARIANCE: 1) Waive the rear setback from the required 30 feet to 3.6 feet adjacent to the southern property line; 2) waive the side setback for an accessory structure over 144 square feet (192 square foot frame shed) from the required 10 feet to 8 feet adjacent to the eastern property line;. and 3) allow an accessory structure to be located closer to the side street right-of-way line than the principal building on a corner lot.

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

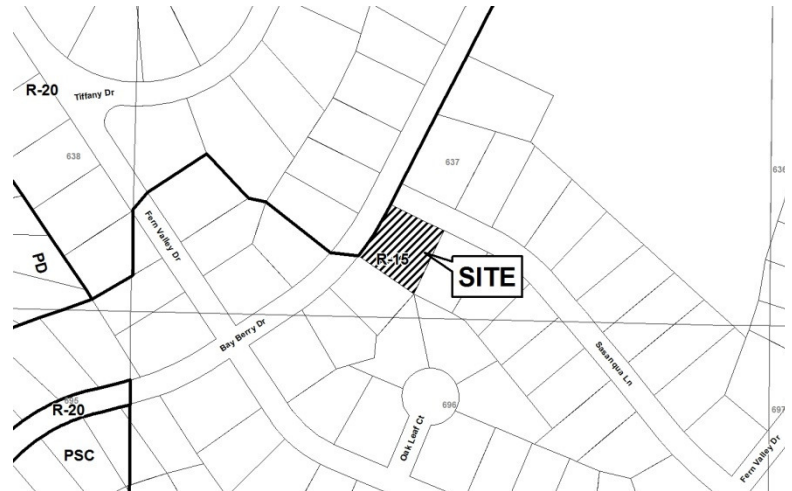
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Betty L. Dye

PETITION No.: V-32

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: The existing shed is located partially within a recorded drainage easement. If the setback is granted for the shed, a hold harmless agreement must be provided for the encroachment and the variance granted for the existing structure only. Otherwise, the structure must be removed or relocated outside the easement.

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.

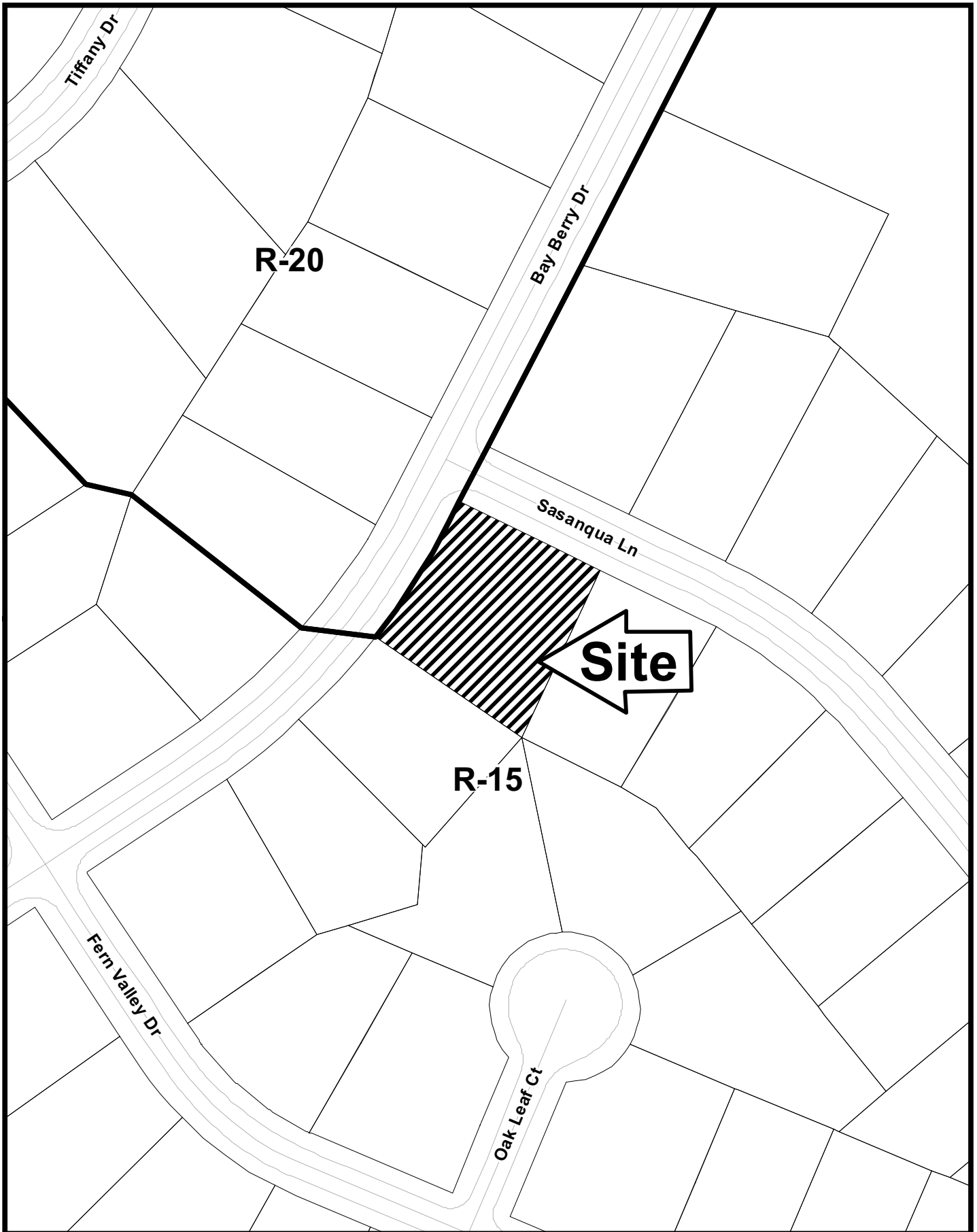
WATER: No conflict.

SEWER: No conflict.

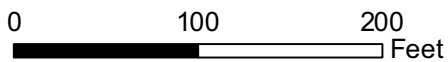
APPLICANT: Betty L. Dye **PETITION No.:** V-32



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-32



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



-  City Boundary
-  Zoning Boundary

DEC 29 2014

Application for Variance Cobb County

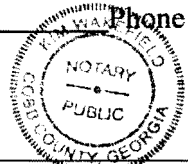
(type or print clearly)

Application No. V-32
Hearing Date: 3-11-15

Applicant Betty L Dye Phone # 770-598-2989 E-mail _____

Betty L Dye Address 2989 Bayberry Dr Marietta Ga 30008
(representative's name, printed) (street, city, state and zip code)

Betty L Dye Phone # 770-598-2989 E-mail Bty Dye @ yahoo.com
(representative's signature)



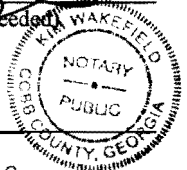
Signed, sealed and delivered in presence of:

Kim Wakefield
Notary Public

My commission expires: _____
My Commission Expires November 19, 2018

Titleholder Betty L Dye Phone # 770-598-2989 E-mail Bty Dye @ yahoo.com

Signature Betty L Dye Address: 2989 Bayberry Dr. Marietta Ga 30008
(attach additional signatures, if needed) (street, city, state and zip code)



Signed, sealed and delivered in presence of:

Kim Wakefield
Notary Public

My commission expires: _____
My Commission Expires November 19, 2018

Present Zoning of Property R-15

Location 2989 Bayberry Dr
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 637 & 696 District 19th Size of Tract 0.4075 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 (If applying for Backyard Chickens pursuant to Sec.134-94(4), then leave this part blank).

I purchased home in 1994 - as Build on Survey.
Storage shed was on property at time of purchased
code enforcement identified Encroachment
into set BACKS

List type of variance requested: _____