

*** LEGEND ***

- POB POINT OF BEGINNING
- LLL LAND LOT LINE
- MH MAN HOLE
- SSL SANITARY SEWER LINE
- CO SAN SEWER CLEANOUT
- CB CATCH BASIN
- JB JUNCTION BOX
- DI DRAINAGE INLET
- YI YARD INLET
- HW HEAD WALL
- PP POWER POLE
- PW POWER LINE
- SSE SANITARY SEWER ESMT.
- DE DRAINAGE EASEMENT
- UE UTILITY EASEMENT
- AE ACCESS EASEMENT
- TB TOP OF BANK
- CMP CORRUGATED METAL PIPE
- RCP REINFORCED CONC. PIPE
- APP AS PER PLAT
- APD AS PER DEED
- APR AS PER RECORD
- APF AS PER FIELD
- BC BACK OF CURB
- EP EDGE OF PAVEMENT
- EB ELECTRIC POWER BOX
- EM ELECTRIC METER
- GM GAS METER
- GV GAS VALVE
- WM WATER METER
- WH WATER VALVE
- OH OVERHANG
- OU OWNERSHIP UNCLEAR
- IP IRON PIN FOUND
- IPS IRON PIN SET
- OTP OPEN TOP PIPE FOUND
- CTP CRIMP TOP PIPE FOUND
- RB REINFORCING BAR SET
- RBS REINFORCING BAR SET
- MAG MAGNETIC READING IP
- AI ANGLE IRON FOUND
- CP CALCULATED POINT
- X-X FENCE
- CLF CHAIN LINK FENCE
- WDF WOOD FENCE
- WRF WIRE FENCE
- WW WET WEATHER
- FC FENCE CORNER
- BL BUILDING LINE
- R/W RIGHT-OF-WAY
- PL PROPERTY LINE
- PC PROPERTY CORNER
- CL CENTER LINE
- CPT CARPORT
- SP SCREEN PORCH
- P PORCH
- FH FIRE HYDRANT
- BR BRICK
- FR FRAME
- WD WOOD
- SN SIGN
- P PLAT
- D DEED
- R RECORD
- F FIELD
- N N'BORS.

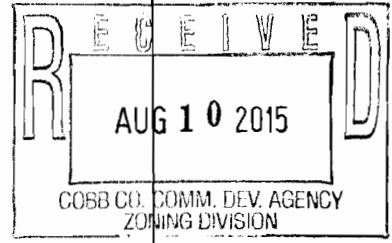
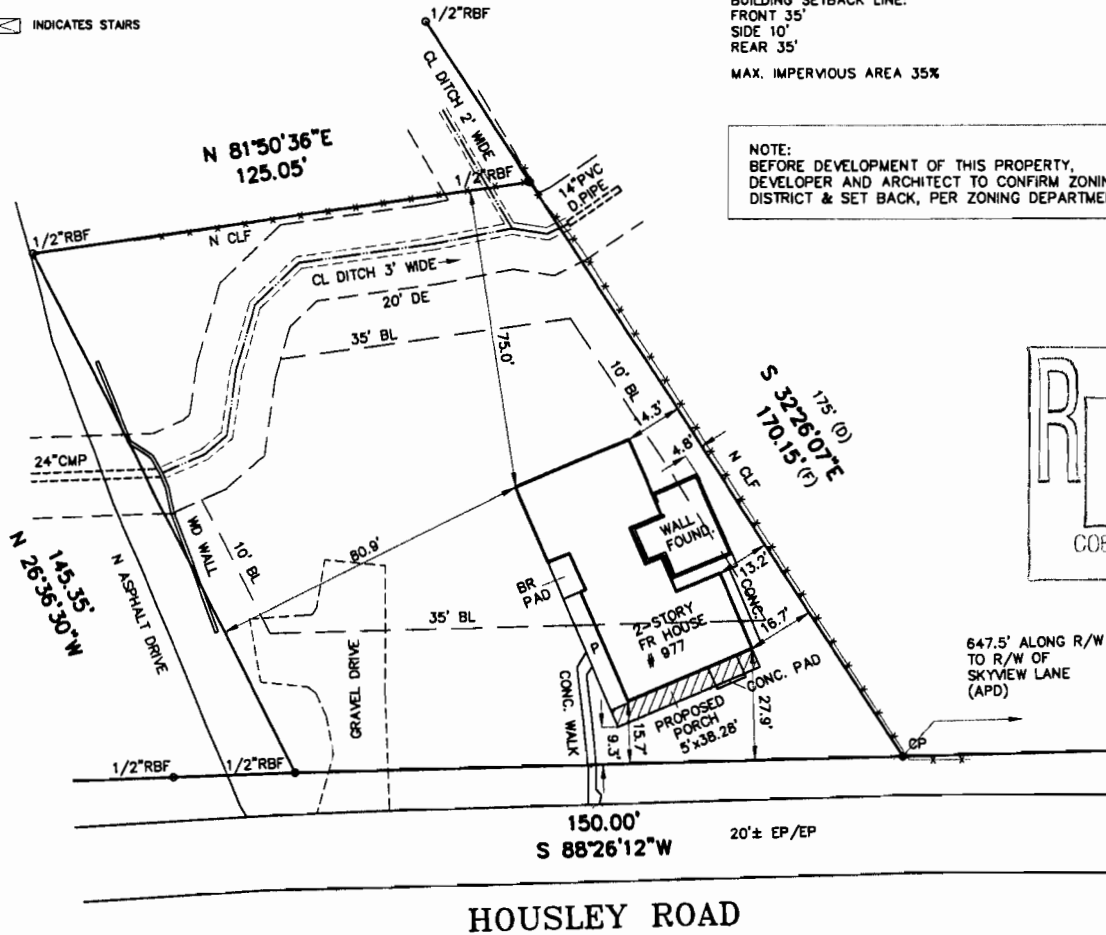
SURVEY
V-134
(2015)

1. STORM OVER THE STRUCTURE VARY FROM EXCAVATIONS ARE BEGUN, TELEPHONE, ELECTRIC, WATER AND SEWER, GAS COMPANIES SHOULD BE CONTACTED FOR VERIFICATION OF UTILITY TYPE AND FOR FIELD LOCATIONS.
2. THIS PLAT WAS PREPARED TO SHOW THE APPROXIMATE LOCATION OF THE IMPROVEMENTS AND IS NOT RECORDABLE. FENCES SHOULD NOT BE LOCATED USING SIDE DIMENSIONS FROM THE HOUSE. ALL MATTERS OF THE TITLE ARE EXCEPTED. THIS PLAT IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAY PUBLIC OR PRIVATE.
3. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD RECORDED AND NOT RECORDED, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
4. THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF CURRENT TITLE COMMITMENT, EASEMENTS AND ENCUMBRANCES MAY EXIST WHICH BENEFIT OR BURDEN THIS PROPERTY. MATTERS OF TITLE ARE EXCEPTED. PROPERTY OWNER OR PERSON ORDERING THE SURVEY IS RESPONSIBLE TO CONTACT CLOSING ATTORNEY OR TITLE COMPANY FOR A FULL TITLE SEARCH AND COMMITMENT INCLUDING ALL THE EXCEPTIONS.
5. SURVEYOR LAND EXPRESS, INC IS NOT RESPONSIBLE FOR AND DOES NOT WARRANT THE ZONING INFORMATION AND INTERPRETATION AS PROVIDED HEREIN. THIS INFORMATION IS OBTAINED USING ON-LINE SOURCES, TELEPHONE CONVERSATION WITH ZONING OFFICE AT THE COUNTY OR CITY, ETC. AND CANNOT GUARANTEE ITS ACCURACY. IT IS RECOMMENDED THAT THE CLIENT OR USER OF THIS DATA VERIFY THIS INFORMATION WITH THE ISSUING AUTHORITY.
6. THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. THIS PLAT DOES NOT EXTEND TO ANY UNNAMED PERSON, PERSONS, OR ENTITY WITHOUT THE EXPRESS RECERTIFICATION OF THE SURVEYOR NAMING SUCH PERSON, PERSONS, ENTITY.

COBB COUNTY
ZONING DISTRICT R-20
BUILDING SETBACK LINE:
FRONT 35'
SIDE 10'
REAR 35'
MAX. IMPERVIOUS AREA 35%

NOTE:
BEFORE DEVELOPMENT OF THIS PROPERTY,
DEVELOPER AND ARCHITECT TO CONFIRM ZONING
DISTRICT & SET BACK, PER ZONING DEPARTMENT.

INDICATES STAIRS



PROPERTY ADDRESS:
977 HOUSLEY ROAD
MARIETTA, GA 30066

PLAT PREPARED FOR:	
LEE BRATTON	
LOT	BLOCK
SUBDIVISION	UNIT
LAND LOT 445	16TH DISTRICT 2ND SECTION
COBB COUNTY, GEORGIA	
FIELD WORK DATE JUL 21, 2015	PRINTED/SIGNED JUL 23, 2015
PLAT BOOK DEED BOOK 15117	PAGE 625
ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED	



IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE OF 1 FOOT IN 30,000+ FEET, AN ANGULAR ERROR OF 06 SECONDS PER ANGLE POINT AND WAS ADJUSTED USING THE LEAST SQUARES METHOD. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND FOUND TO BE ACCURATE TO 1 FOOT IN 100,000+ FEET. AN ELECTRONIC TOTAL STATION AND A 100' CHAIN WERE USED TO GATHER THE INFORMATION USED IN THE PREPARATION OF THIS PLAT. NO STATE PLANE COORDINATE MONUMENT FOUND WITHIN 600' OF THIS PROPERTY.



COORD # 20151105
DWG # 20151105

SURVEY LAND EXPRESS, INC.
LAND SURVEYING SERVICES

70 LENOX PARK
ATLANTA, GA 30384
FAX 404-601-0941
TEL 404-858-6747
INFO@SURVEYLANDEXPRESS.COM
PAPER FORMAT 11"x17"

APPLICANT: Donald and Donna Bratton

PETITION No.: V-134

PHONE: 678-907-2693, 678-907-2674

DATE OF HEARING: 10-01-2015

REPRESENTATIVE: Donald and Donna Bratton

PRESENT ZONING: R-20

PHONE: 678-907-2693, 678-907-2674

LAND LOT(S): 445

TITLEHOLDER: Don Bratton and Donna Lee Bratton

DISTRICT: 16

PROPERTY LOCATION: On the north side of Housley Road, east of Rich Road (977 Housley Road).

SIZE OF TRACT: 0.45 acre

COMMISSION DISTRICT: 3

TYPE OF VARIANCE: 1) Waive the front setback from the required 35 feet to 9 feet; 2) allow parking and/or access to parking areas in a residential district on a non-hardened surface; and 3) waive the side setback from the required 10 feet to 4.8 feet for the existing wall foundation.

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

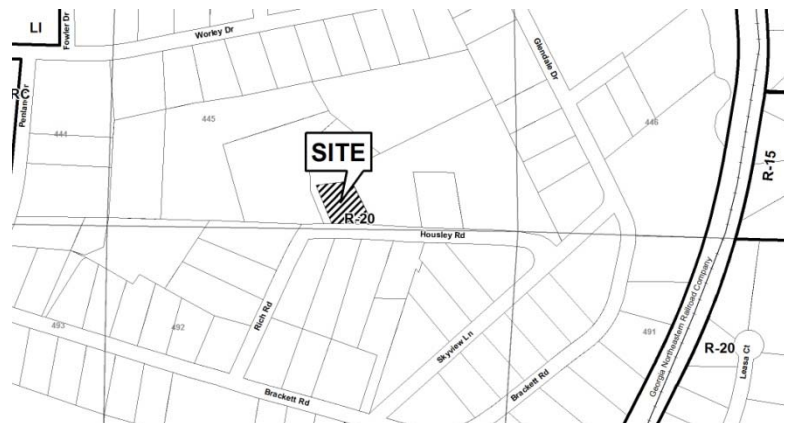
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



**APPLI
CANT:**

Donald and Donna Bratton

PETITION No.:

V-134

COMMENTS

TRAFFIC: Recommend driveway on Housley Road be paved with a treated hardened surface for a minimum of 25' or the edge of the County right-of-way, whichever is greater in length.

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 anticipated.

HISTORIC PRESERVATION: After examining Civil War trench maps, Cobb County historic property surveys, county maps and various other resources, staff has no comment regarding the impact or treatment of historic and/or archaeological resources.

DESIGN GUIDELINES: No comment.

CEMETERY PRESERVATION: No comment.

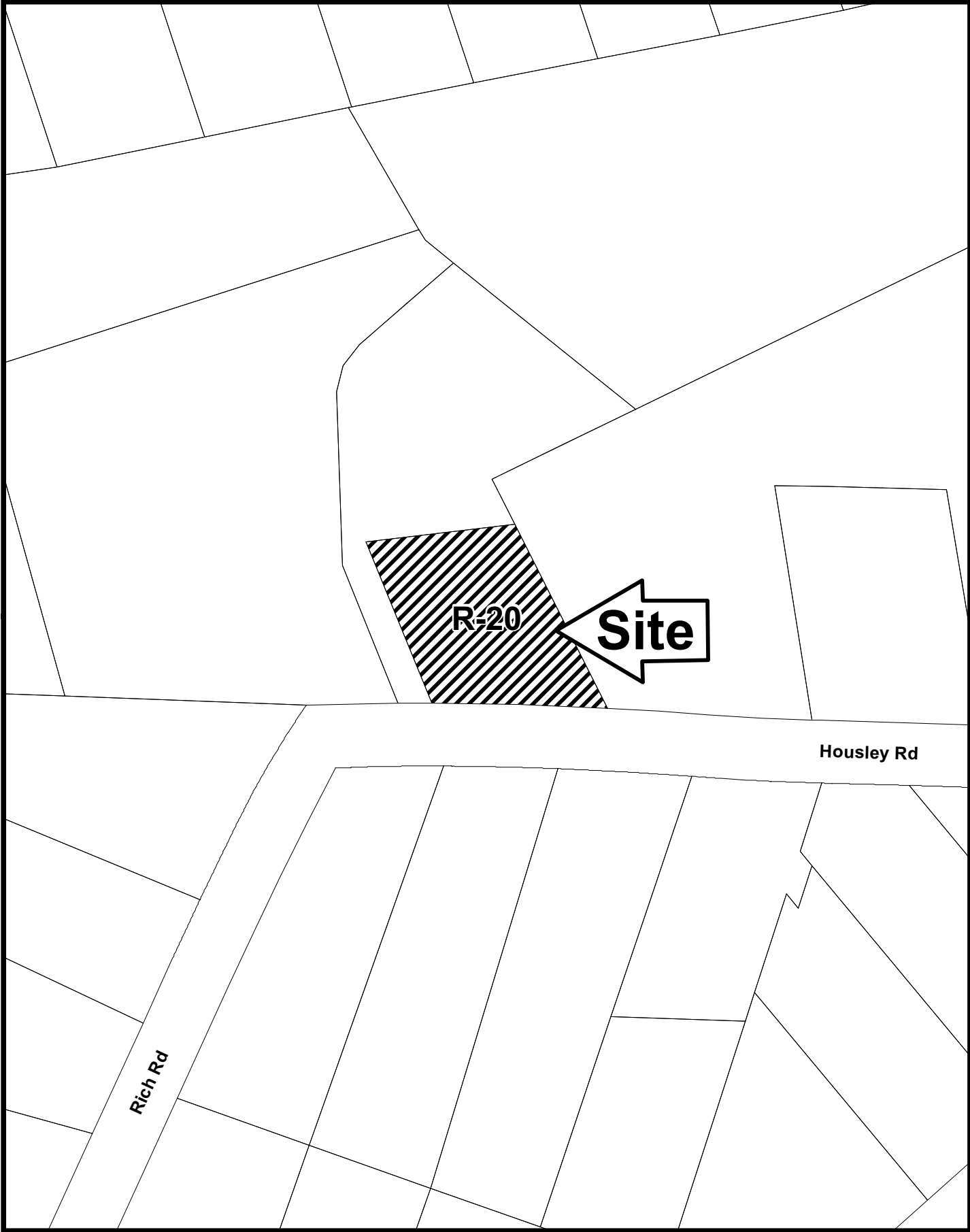
WATER: No conflict.

SEWER: No conflict.

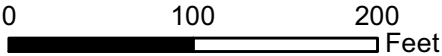
APPLICANT: Donald and Donna Bratton **PETITION No.:** V-134



FIRE DEPARTMENT: NO COMMENTS: 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.

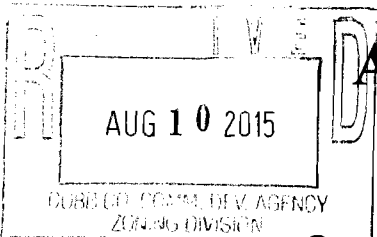
V-134



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. V-134
Hearing Date: 10-1-15

Applicant DONALD BRATTON DENNA BRATTON Phone # 678-907-2693 678-907-2674 E-mail D.BRATTON@COMCAST.NET L.BRATTON@COMCAST.NET

DONALD BRATTON
DONNA BRATTON
(representative's name, printed) Address 977 HOUSLEY RD. MARIETTA, 30066
(street, city, state and zip code)

[Signature]
(representative's signature) Phone # 678-907-2693 678-907-2674 E-mail D.BRATTON@COMCAST.NET L.BRATTON@COMCAST.NET

[Signature]
(representative's signature)
My commission expires: Jan 14, 2019

IRYNA KASHANSKAYA
Notary Public
FULTON COUNTY
State of Georgia
Signed, sealed and delivered in presence of:
My Commission Expires JAN 14, 2019
[Signature] Kashanskaya I
Notary Public

Titleholder DONALD BRATTON DONNA BRATTON Phone # 678-907-2693 678-907-2674 E-mail D.BRATTON@COMCAST.NET L.BRATTON@COMCAST.NET

Signature [Signature] Address: 977 HOUSLEY RD MARIETTA GA 30066
(attach additional signatures, if needed)

[Signature]
My commission expires: Jan 14, 2019

IRYNA KASHANSKAYA
Notary Public
FULTON COUNTY
State of Georgia
Signed, sealed and delivered in presence of:
My Commission Expires JAN 14, 2019
[Signature] Kashanskaya I
Notary Public

Present Zoning of Property B-20

Location 977 HOUSLEY RD. MARIETTA, GA 30066
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 445 District 16 Size of Tract 0.449 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 19574.56 Sq.Ft. Shape of Property RECTANGLE 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).

The home was built late in the 1950's. Today in 2015, the home's footprint sits very close to Housley Road. The "side" of the house is our main entrance from the paved parking pad into the home. The porch would provide cover from the weather and also connect the original sidewalks on the front & back of the home. Beyond the functionality, it would also enhance the visual aesthetics of the home.

I seek permission to build a covered 5 ft. by 30 ft. porch to protect people from the weather.

List type of variance requested: BUILDING VARIANCE