

APPLICANT: James C. Gribble

PETITION No.: V-55

PHONE: 770-595-9485

DATE OF HEARING: 05-11-2016

REPRESENTATIVE: James C. Gribble

PRESENT ZONING: R-20

PHONE: 770-595-9485

LAND LOT(S): 0258

TITLEHOLDER: James Christopher Gribble and
Jean Ann Gribble

DISTRICT: 18

PROPERTY LOCATION: On the west side of
Cardell Road, on the north side of Timothy Lane
(2101 Cardell Road).

SIZE OF TRACT: 1.94 acres

COMMISSION DISTRICT: 4

TYPE OF VARIANCE: Waive the setback for an accessory structure over 1,000 square feet (existing approximately 1,020 square foot metal building) from the required 100 feet to six feet adjacent to the western property line.

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

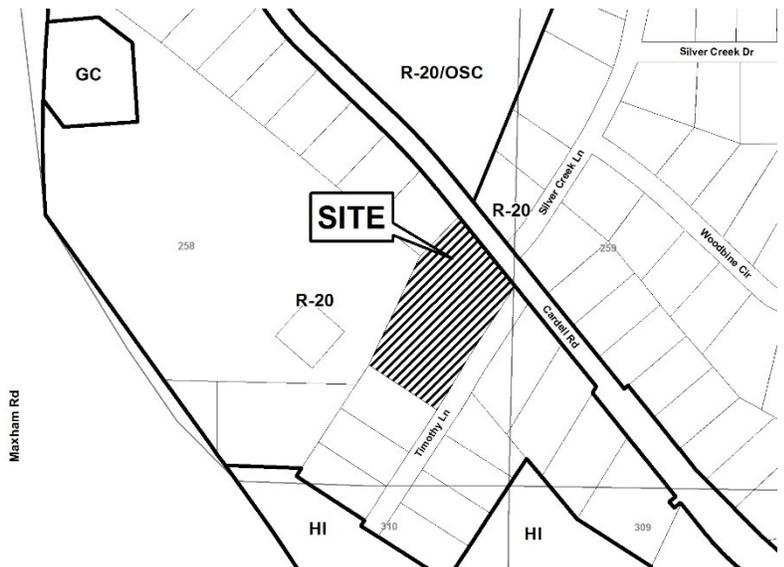
BOARD OF APPEALS DECISION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **VOTE** _____

STIPULATIONS: _____



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COMMENTS

TRAFFIC: Recommend driveway on Timothy Lane be paved with a treated hardened surface for a minimum of 25' from the edge of pavement or to the County right-of-way, whichever is greater in length. The driveway apron should comply with the Cobb County Development Standards for a residential driveway.

DEVELOPMENT & INSPECTIONS: No comment.

SITE PLAN REVIEW: No comment.

STORMWATER MANAGEMENT: No adverse stormwater management impacts observed.

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: Staff has determined that the subject site is not within the boundaries of approved design guidelines study areas; therefore does not have to comply with design guidelines requirements. No comments.

CEMETERY PRESERVATION: No comment.

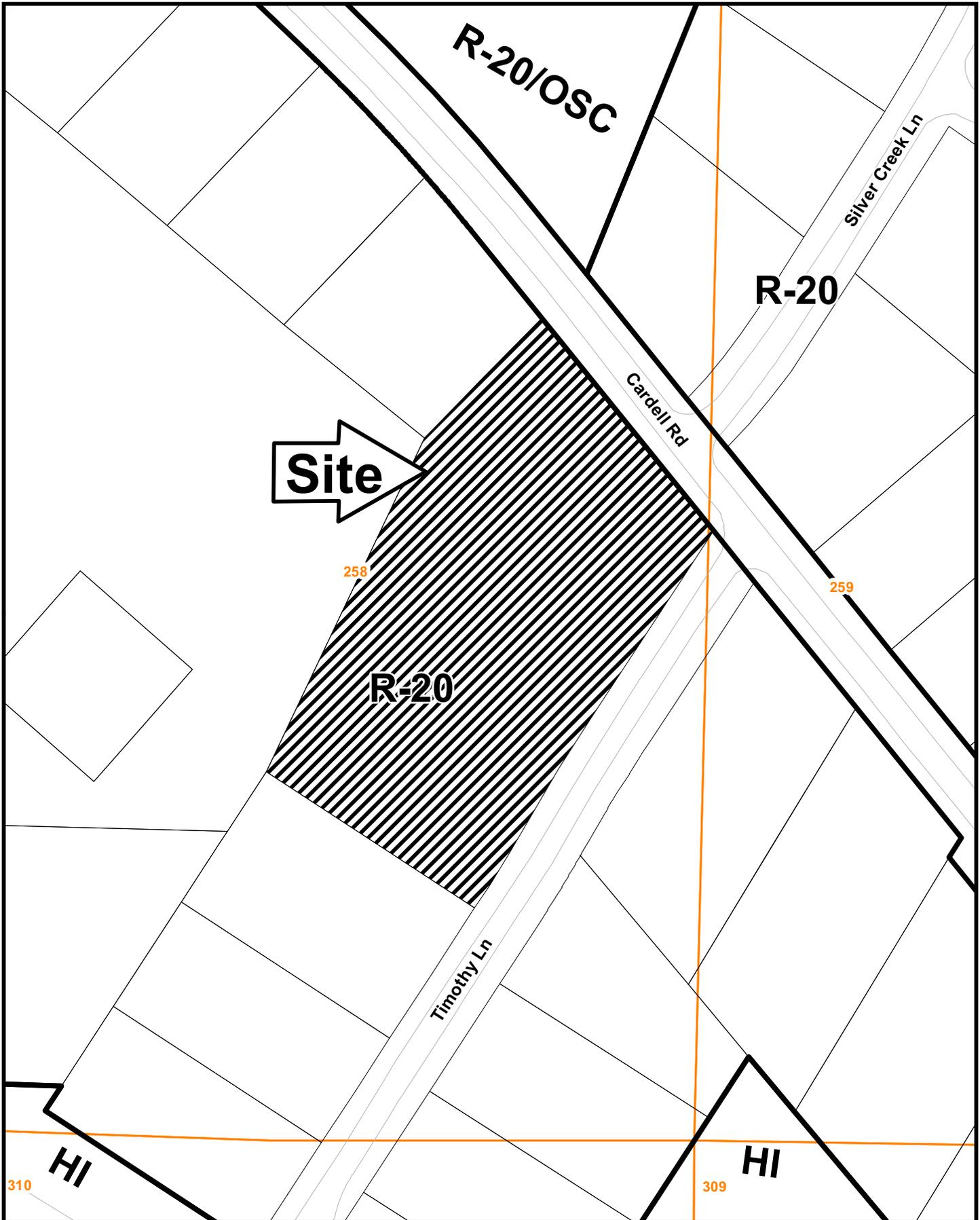
WATER: No conflict.

SEWER: No conflict.

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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.

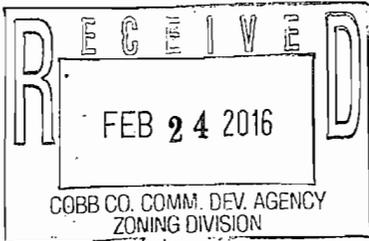
V-55-2016 GIS MAP



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

0 100 200 Feet

City Boundary
Zoning Boundary



Application for Variance Cobb County

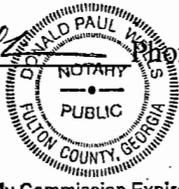
(type or print clearly)

Application No. V-55
Hearing Date: 5-11-16

Applicant James C. Gribble Phone # 770 595 9485 E-mail gribco@bellsouth.net

James C. Gribble Address 2101 Cardell Rd Austell GA 30168
(representative's name, printed) (street, city, state and zip code)

James C. Gribble Phone # _____ E-mail _____
(representative's signature)

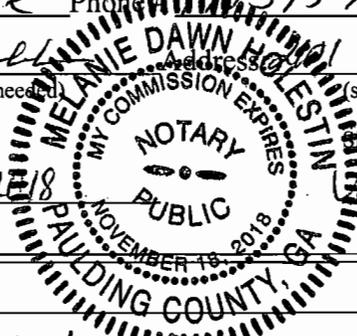


Signed, sealed and delivered in presence of:
Ronald Paul Wells
Notary Public

My commission expires: _____ My Commission Expires
March 24, 2017

Titleholder James C Gribble Phone # 770 595 9485 E-mail gribco@bellsouth.net

Signature James C. Gribble Address 2101 Cardell Rd Austell GA 30168
(attach additional signatures, if needed) (street, city, state and zip code)



My commission expires: November 18, 2018
Signed, sealed and delivered in presence of:
Melanie Dawn Holsted
Notary Public

Present Zoning of Property _____

Location 2101 Cardell Rd Austell GA 30168
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 0258 District 1B Size of Tract 2.0 Acres 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).

building has been on property 20 years without issue until recently. It will be quite costly to move the bldg and pay to store the contents of the bldg.

List type of variance requested: waive setback of 100 ft to what is shown on plan.