

APPLICANT: Midway Presbyterian Church, Inc.

PETITION No.: V-112

PHONE: 770-422-4974

DATE OF HEARING: 8-10-2016

REPRESENTATIVE: Brian O. Washington

PRESENT ZONING: R-30

PHONE: 404-414-7641

LAND LOT(S): 12, 13, 62, 63

TITLEHOLDER: Midway Presbyterian Church, Inc.

DISTRICT: 19

PROPERTY LOCATION: At the southwest intersection of Midway Road and Dallas Highway (4635 Dallas Highway).

SIZE OF TRACT: 12.03 acres

COMMISSION DISTRICT: 1

TYPE OF VARIANCE: 1) Waive the maximum height for a sign for a nonresidential use in a residential zone from the required eight (8) feet to 12 feet above road grade (16 feet overall); and 2) waive the maximum allowable sign area from 64 square feet to 76.5 square feet.

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

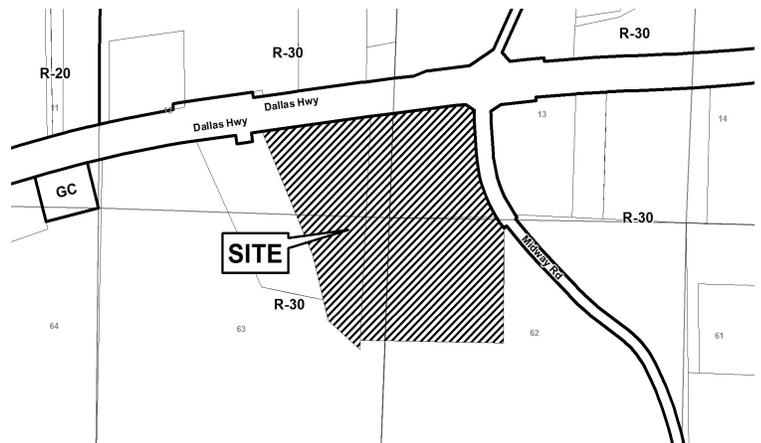
BOARD OF APPEALS DECISION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

STIPULATIONS: _____



APPLICANT: Midway Presbyterian
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COMMENTS

TRAFFIC: Recommend monument signs be placed off the right-of-way. Recommend the sign be installed where it will not impede the line of sight for the driveways or roadways.

DEVELOPMENT & INSPECTIONS: No comment

SITE PLAN REVIEW: No comment

STORMWATER MANAGEMENT: No comments.

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 for V-98 –V-113.

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: There is no significant impact on the cemetery site listed in the Cobb County Cemetery Preservation Commission's Inventory Listing which is located in this, or adjacent land lot.

WATER: No conflict

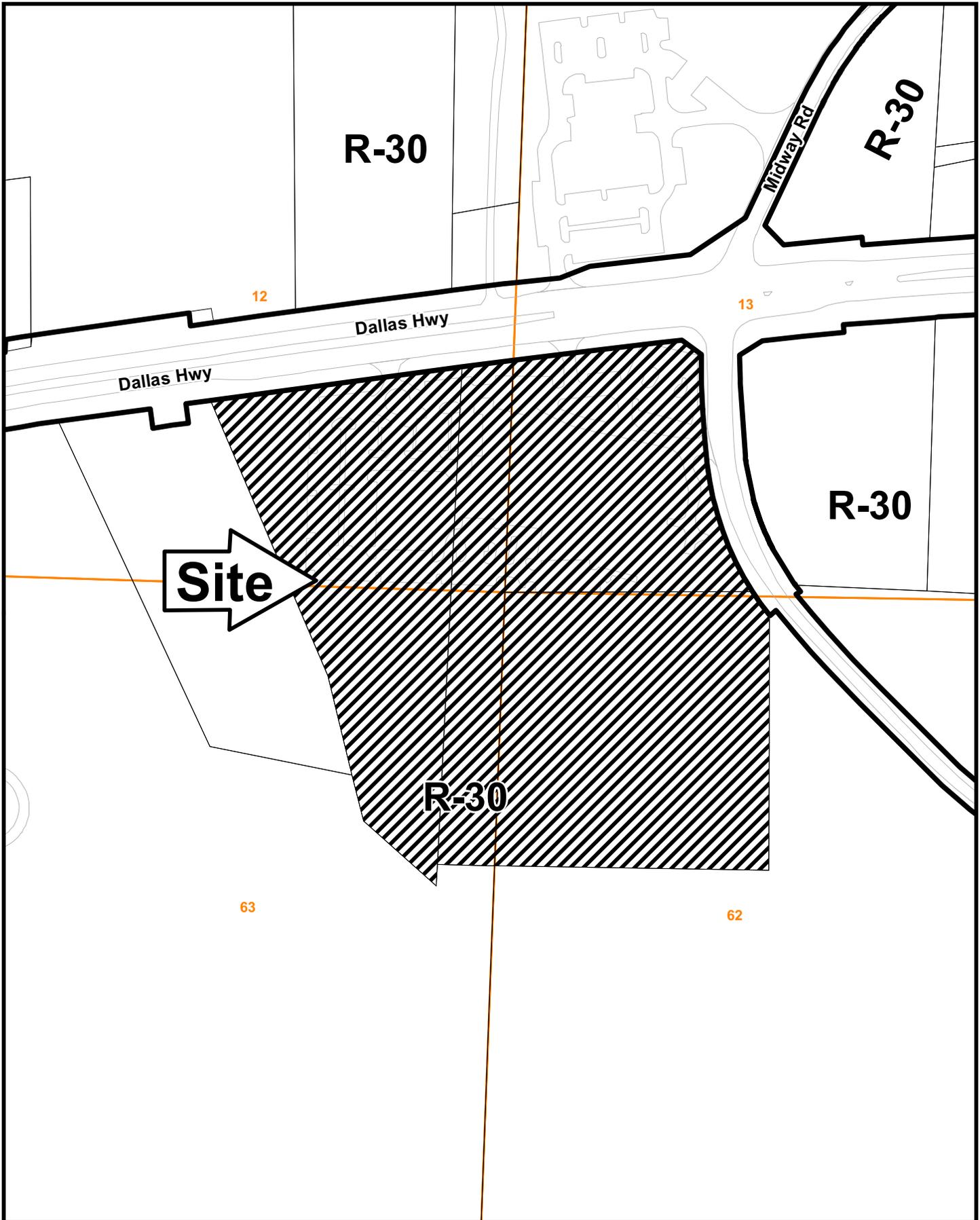
SEWER: No conflict

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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-112-2016 GIS



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

0 200 400 Feet

City Boundary
Zoning Boundary



Application for Variance Cobb County

(type or print clearly)

Application No. V-112
Hearing Date: 8-10-16

Applicant Midway Presbyterian Church, Inc. Phone # 770-422-4974 E-mail Church.Office@MidwayPCA.org

Brian O. Washington Address 1206 Eagles Creek Court, Acworth, GA 30101
(representative's name, printed) (street, city, state and zip code)

Brian O. Washington Phone # 404-414-7641 E-mail b_washin@bellsouth.net
(representative's signature)

Signed, sealed and delivered in presence of:

My commission expires: Sept 25 2017

Richard C. Brooks Notary Public

Fileholder Brian O. Washington Phone # 404-414-7641 E-mail b_washin@bellsouth.net

Signature Brian O. Washington Address: 1206 Eagles Creek Court, Acworth, GA 30101
(attach additional signatures, if needed) (street, city, state and zip code)

Signed, sealed and delivered in presence of:

My commission expires: Sept 25 2017

Richard C. Brooks Notary Public

Present Zoning of Property R-30

Location 4635 Dallas Hwy, Powder Springs, GA 30127
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 12, 13, 62 & 63 District 19 Size of Tract 12.03 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

Does the property or this request need a second electrical meter? YES _____ NO

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:

An electronic sign would be below the grade of Dallas Hwy and obscured in part by the highway busm and guardrails. This would prevent clear unobstructed viewing of the sign by the public.

List type of variance requested: Requesting permission to exceed the 8ft sign height ordinance for signs in residential zones as noted in Sections 134-314(F)(3) and 134-315(b)(2) of the Cobb County Code.



83 Peoples Valley Rd #104, Cartersville, GA 30121
 info@signsmoreinc.com www.signsmoreinc.com

design • print
 manufacture • install

PROOF

Richard Power PH: 770-383-8808
 FAX: 770-383-8882
 RichardP@signsmoreinc.com

REPLY
 TO

SCALE: 1/4" = 1'-0"



V-112
 (2016)
 Revised

JOB INFORMATION

COMPANY: Midway Presbyterian QTY: 1 PERMIT: _____
 SALES REP: Bill Swanson SS/DS: DS U/S: _____
 DESCRIPTION: Monument Sign SQ. FT.: 232 LIGHTING: Internal
 with L.E.D. message center SIZE: 192" x 174" x 33"

DATE: 2/17/15

CLIENT APPROVAL

APPROVED AS-SHOWN Signature _____ Date _____
 CHANGE FOR APPROVAL Signature _____ Date _____

Revision #

YOUR SIGNATURE ACKNOWLEDGES FULL APPROVAL OF DESIGN LAYOUT AND CONTENT, RELEASING SIGNS & MORE, INC. FROM RESPONSIBILITY IN REGARD TO INCORRECT DESIGN, SPELLING AND INFORMATION. THE COLORS SHOWN ARE NOT REPRESENTATIVE OF THE ACTUAL PRINT CUT. EXACT COLOR MATCHES REQUIRE PMS COLORS PROVIDED/CHOSEN BY CLIENT AND DISCUSSED WITH SIGNS & MORE, INC STAFF. **ALL DESIGN LAYOUTS ARE THE PROPERTY OF SIGNS & MORE, INC. UNTIL PURCHASED BY CLIENT.**



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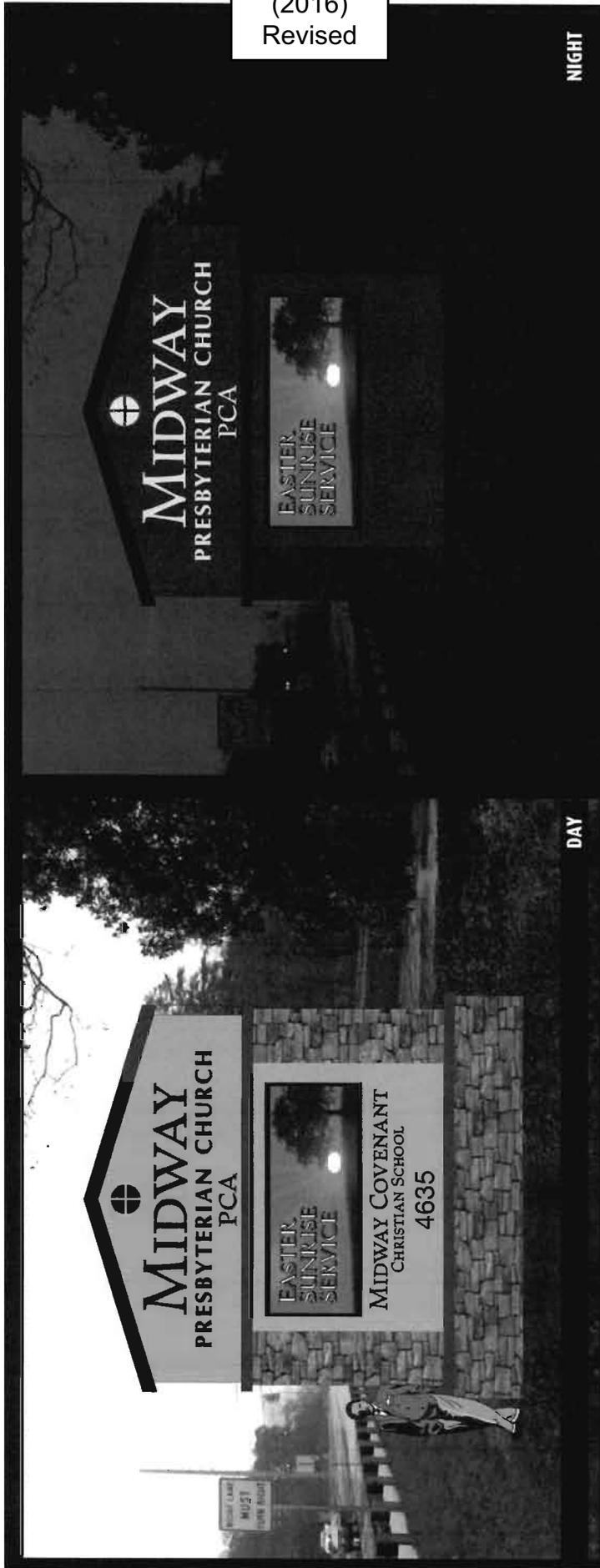
RECEIVE PROOF

JUN 23 2016

COBB CO. COMM. DEV. AGENCY
ZONING DIVISION

REVISED

V-112
(2016)
Revised



JOB INFORMATION

DATE: 6/23/16

COMPANY: Midway Presbyterian QTY: 1
SALES REP: Bill Swanson SS/DS: DS
DESCRIPTION: Monument Sign SQ. FT.: 232 LIGHTING: Internal
with L.E.D. message center SIZE: 192" x 174" x 33"

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