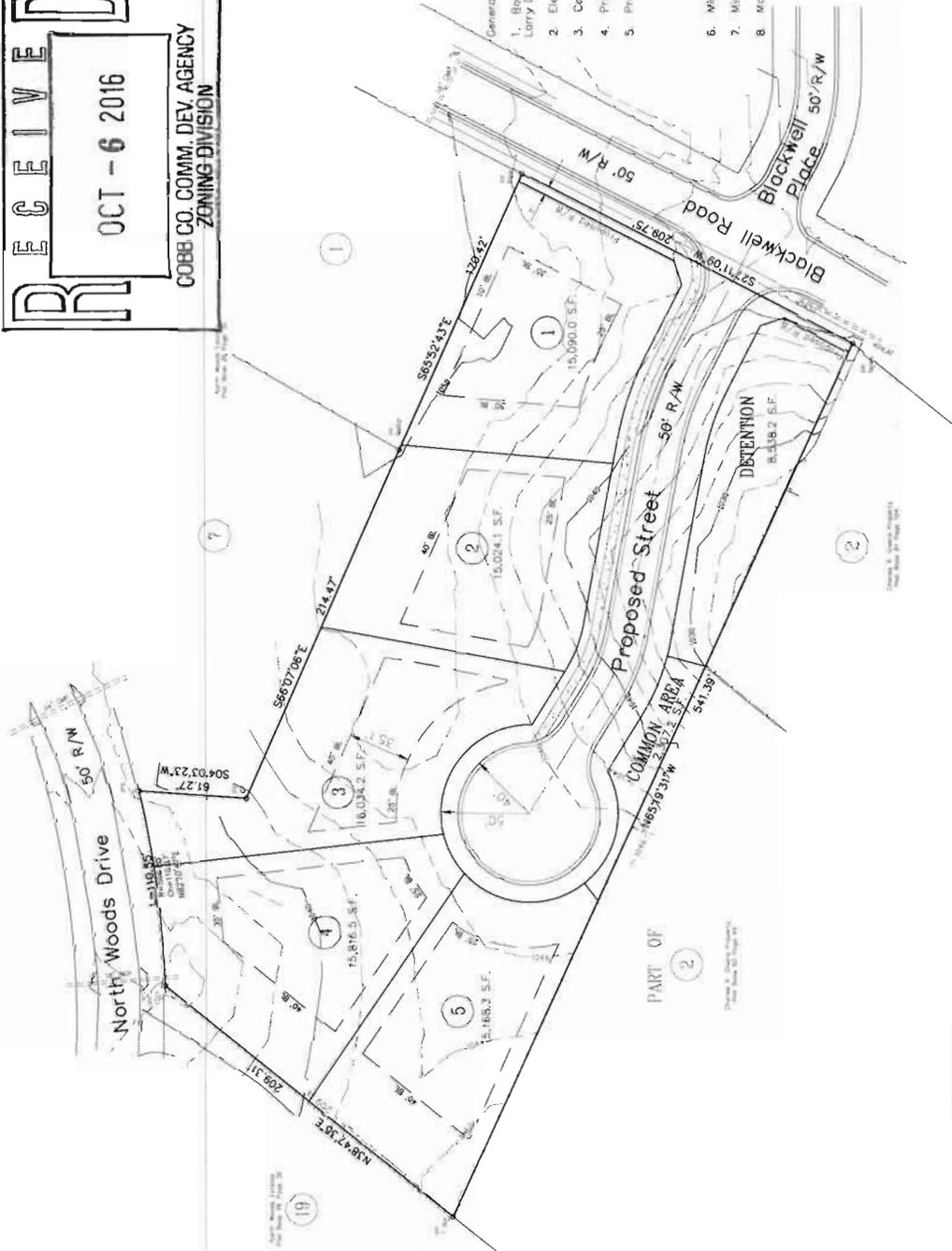


Z-112
(2016)

Continued by staff until the
March zoning cycle



RECEIVED
OCT - 6 2016
COBB CO. COMM. DEV. AGENCY
ZONING DIVISION



- General Notes:
1. Boundary and Easement Lines are shown in red.
 2. Elevation are based on the 1985 datum.
 3. Contour interval is 10 feet.
 4. Property Zoned R-20.
 5. Proposed Zoning R-11.
 6. Minimum Road Frontage is 100 feet.
 7. Minimum Floor Area is 10,000 S.F.
 8. Maximum Lot Coverage is 30%.



Larry D. Neese, PLS
ENGINEER PLANNING SURVEYING
194 Coakley Trail
Cartersville, Georgia 30135
E-Mail: lneese@cs3@aol.com

Blackwell Estates
Parcel Lot 308
16th District
Cobb County Georgia
Scale: 1"=30'
Plan Date: 8-24-15 Plan Date: 07-03-16

PROJECT
3

24 HR. EMERGENCY CONTACT: Richard Duncan 678-591-7624

2.536 Acres



NO STREET PARKING HAS
BEEN APPROVED FOR THIS
DEVELOPMENT

APPLICANT: Duncan Land Investments, LLC
PHONE#: 678-591-7624 **EMAIL:** duncanlandinvest@yahoo.com
REPRESENTATIVE: Cynthia Duncan
PHONE#: 770-480-8110 **EMAIL:** duncanlandinvest@yahoo.com
TITLEHOLDER: Duncan Land Investments, LLC

PETITION NO: Z-112
HEARING DATE (PC): 12-06-16
HEARING DATE (BOC): 12-20-16
PRESENT ZONING: R-20
PROPOSED ZONING: R-15

PROPERTY LOCATION: Located on the western side of Blackwell Road at Blackwell Place, and on the southern side of North Woods Drive

PROPOSED USE: Residential Subdivision

ACCESS TO PROPERTY: Blackwell Road

SIZE OF TRACT: 2.536 acres

PHYSICAL CHARACTERISTICS TO SITE: Single-family house and accessory structure

DISTRICT: 16

LAND LOT(S): 308

PARCEL(S): 21

TAXES: PAID X **DUE** _____

COMMISSION DISTRICT: 3

CONTIGUOUS ZONING/DEVELOPMENT

NORTH: R-20/North Woods Estates
SOUTH: R-20/Single-family houses
EAST: R-20/Blackwell Place
WEST: R-20/North Woods Estates

Adjacent Future Land Use:
 Northeast: Low Density Residential (LDR)
 Southeast: Low Density Residential (LDR)
 Southwest: Low Density Residential (LDR)
 Northwest: Low Density Residential (LDR)

Continued by staff until the March zoning cycle

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

PLANNING COMMISSION RECOMMENDATION

APPROVED _____ **MOTION BY** _____
REJECTED _____ **SECONDED** _____
HELD _____ **CARRIED** _____

BOARD OF COMMISSIONERS DECISION

APPROVED _____ **MOTION BY** _____
REJECTED _____ **SECONDED** _____
HELD _____ **CARRIED** _____

STIPULATIONS:

