

Application for "Other Business"

OB-007-2016

Cobb County, Georgia

(Cobb County Zoning Division - 770-528-2035)

BOC Hearing Date Requested: 3-21-17

Applicant: SHAMS (sky2000 Food Inc) Phone #: 678 480 3984
(applicant's name printed)

Address: 3661 Austell Rd Marietta GA 30008 E-Mail: _____

SHAMS Ali SAVAJA Address: NO.1 KOP@gmail.com
(representative's name, printed)

[Signature] Phone #: 678 480 3984 E-Mail: NO.1KOP@gmail.com
(representative's signature)

Signed, sealed and delivered in presence of:

[Signature] My commission expires: My Commission Expires October 22, 2017
Notary Public

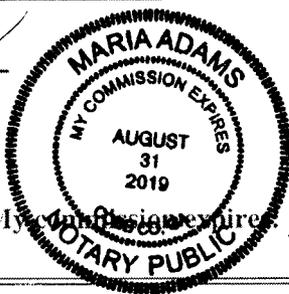
Titleholder(s): LOIS D HALBROOK Phone #: (770) 435-6650
(property owner's name printed)

Address: 3906 FLOYD RD, Austell E-Mail: _____

[Signature]
(Property owner's Signature)

Signed, sealed, and delivered in presence of:

[Signature] My commission expires: 8/31/19
Notary Public



Commission District: District 1 Zoning Case: Z-8

Size of property in acres: 0.544 Original Date of Hearing: 02-18-14

Location: 3661 Austell Road SW, Marietta, GA 30008
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): 848 District(s): 19

State specifically the need or reason(s) for Other Business: _____

Remove condition to relocate dumpster pad location.

(List or attach additional information if needed)



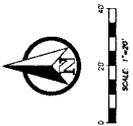
#	DATE	REVISIONS	BY

NEXT LEVEL FETROLEUM LLC
 8887 GLENRIDGE DRIVE
 SUITE 400
 ATLANTA, GA 30328
 PHONE: 770.921.652

AUSTELL ROAD
 JURISDICTION: COBB COUNTY
 PARCEL NO.: 1908480180
 LOCATION: 3651 AUSTELL ROAD SW
 MARIETTA, GA 30008

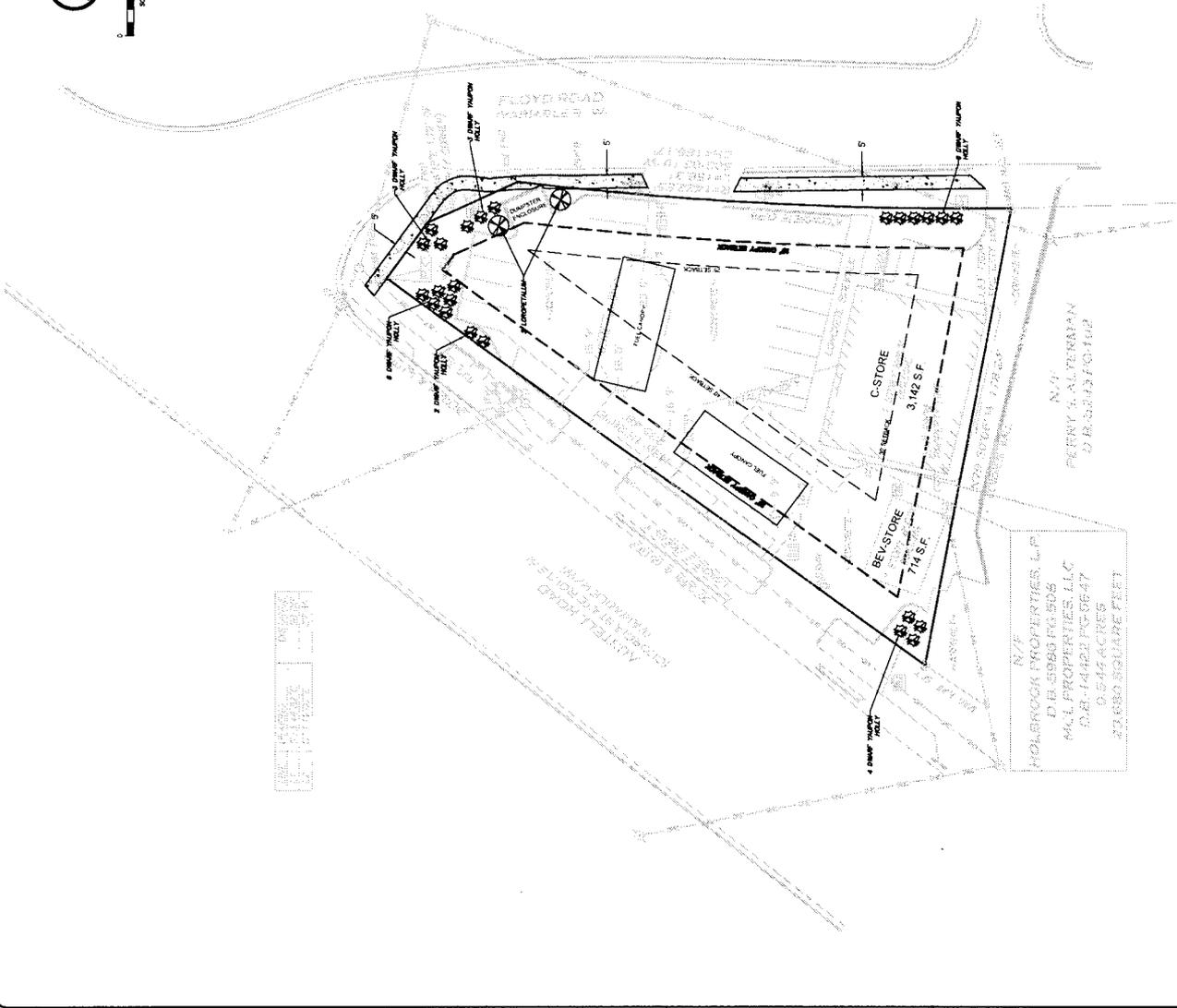
CHECKED BY:
 DRAWN BY:

SITE PLAN
 JOB NO: 13-184
 SHEET C-01
 DATE: 10/01/15
 OF SHEETS



SITE INFORMATION

PROPERTY SIZE	0.544 ACRES (23,680 SF)
PROPERTY FRONTAGE (AUSTELL ROAD)	285 LF
PROPERTY FRONTAGE (FLOYD ROAD)	249 LF
NO LANDSCAPE BUFFERS	15'
NO FLOORPLAN OR WETLANDS	20'
BUILDING HEIGHT	18'
PAVING SPACES	518
WAREHOUSING SURFACE	20
NEW LANDSCAPING	2
OWNER: MAURON HOLLY CORPORATION	



N/E
 HOLBROCK PROPERTIES, L.P.
 D.B. 5885 FG 505
 MCL PROPERTIES, L.L.C.
 D.B. 14422 PCT 5647
 0.544 ACRES
 23,680 SQUARE FEET

N/E
 PENNY T. ALTEMAN
 D.B. 5213 FO 102

1016-1017

ORIGINAL DATE OF APPLICATION: 02-18-14APPLICANT'S NAME: HOLBROOK PROPERTIES, LP/MCL PROPERTIES, LLCTHE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERSBOC DECISION OF 02-18-14 ZONING HEARING:

FILED - P 2014

HOLBROOK PROPERTIES, LP/MCL PROPERTIES, LLC (Lois D. Holbrook and MCL Properties, LLC, owners) requesting Rezoning from PSC to CRC for the purpose of Existing Service Station/Convenience Store in Land Lot 848 of the 19th District. Located at the southwest intersection of Austell Road and Floyd Road (3661 Austell Road).

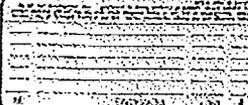
MOTION: Motion by Lee, second by Goreham, to approve Rezoning to the CRC zoning district subject to:

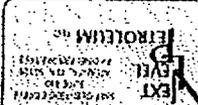
- *Revised site plan received by the Zoning Division January 3, 2014, except where modifications are necessary to meet the stipulations of this rezoning, with the District Commissioner approving minor modifications (attached and made a part of these minutes)*
- All dumpsters to be relocated to location either behind or beside the building and all dumpsters to be enclosed to meet current County Development Standards (plan to be submitted within 60 days of this decision and subject to approval by the District Commissioner, dumpster relocation to be completed within 120 days of this decision)
- All canopies to be replaced within 180 days of this decision
- Digital signage to be limited to the display of gasoline prices *only*
- Signage to meet Sign Ordinance
- Parking to be repaved and striped
- Landscaping plan to be submitted within 60 days of this decision
- Landscape plan is subject to the approval of County Arborist and District Commissioner; with plan to provide for enhanced landscaping such as bushes along road frontages where the land is not paved (bushes to be low growth/height so as to not interfere with sight lines for drivers); all landscaping to be completed within 180 days of this decision
- All exteriors of buildings and gas pump islands to be repainted with existing colors, to be completed within 180 days of this decision (if Applicant desires different paint colors, the colors to be submitted to the District Commissioners for approval)
- Exterior stucco and awnings on the beverage store building to be repaired where damaged, repairs to be completed within 180 days of this decision
- Water and Sewer Division comments and recommendations
- Stormwater Management Division comments and recommendations
- Cobb DOT comments and recommendations
- Owner/developer to enter into a Development Agreement pursuant to O.C.G.A. §36-71-13 for dedication of system improvements to mitigate traffic concerns

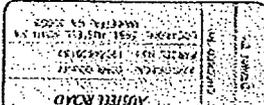
VOTE: **ADOPTED** unanimously

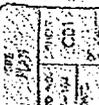












SITE ORDINANCE

APPLICANT: NEXI

PROJECT: NEXI STORE

ADDRESS: 10000 N 19TH AVENUE, PHOENIX, AZ 85024

DATE: 01/18/14

SITE INFORMATION

PROPERTY SIZE: 1.00 ACRES

EXISTING USE: RETAIL STORE

PROPOSED USE: RETAIL STORE

ZONING: RS-10

EXISTING SIGN FOOTAGE

EXISTING SIGN: 10' x 10'

EXISTING SIGN FOOTAGE: 100 sq. ft.

PROPOSED SIGN FOOTAGE

PROPOSED SIGN: 10' x 10'

PROPOSED SIGN FOOTAGE: 100 sq. ft.

THE MAIN BUILDING IS 10,000 SQ. FT. WITH A 10' x 10' SIGNAGE STORE.

THE BUILDING ON THE SIDE IS 4,000 SQ. FT. WITH A 10' x 10' SIGNAGE STORE.

SIGNS OF BEVERAGES (BEER, WINE, LIQUOR) MUST BE LOCATED ON THE SIDE OF THE BUILDING.

NO UTILITY ENCLOSURES HAVE BEEN RECORDED ON THE PROPERTY.

THERE IS NO STORAGE DETENTION WATER QUALITY COLLECTOR SEPARATOR OR CHANGEL PROTECTION ON SITE.

EXISTING FUEL STORAGE IS LOCATED AT THE BEVERAGE STORE.

PROPOSED FUEL CANOPY SIGNAGE DOES NOT EXCEED ABOVE CANOPY ROOF.

PROPOSED FUEL CANOPY LETTER SIGNS ARE ILLUMINATED.

ITEM	REMARKS	PROPOSED
1	EXISTING SIGNAGE	100 sq. ft.
2	PROPOSED SIGNAGE	100 sq. ft.
3	TOTAL SIGNAGE	200 sq. ft.



Min. Bk. 71 Petition No. 2-8

Doc. Type site plan

Meeting Date 2/18/14

REVISED

2014 JUN -3 PM 4:26

COCHISE COUNTY ZONING DIVISION

COCHISE COUNTY ZONING DIVISION

1000 N. GILBERT AVENUE, PHOENIX, AZ 85024

TEL: 602.995.3300

WWW.COCHISECOUNTYAZ.GOV