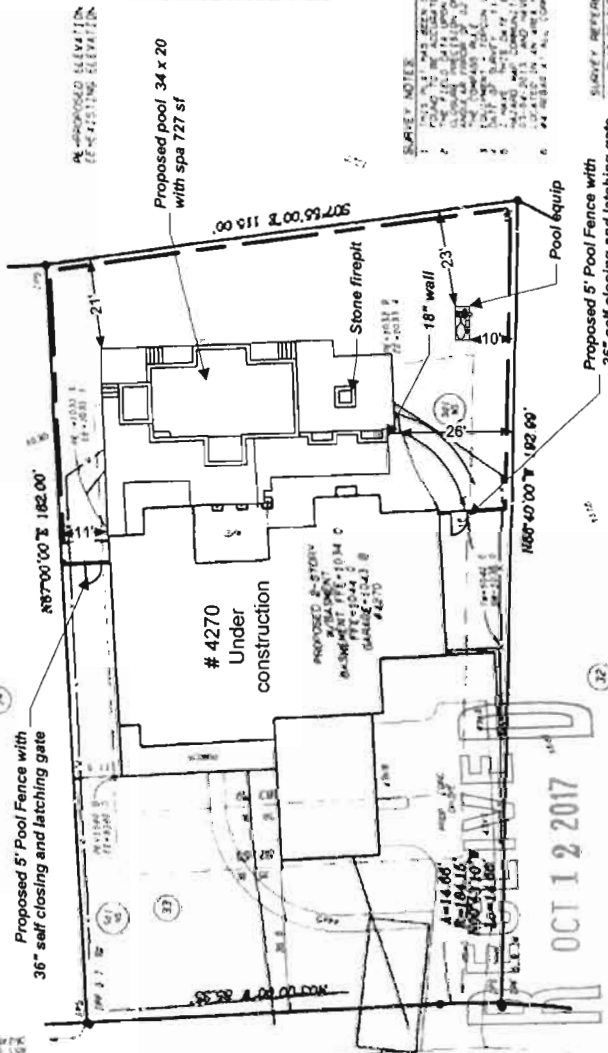


OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-2 OF THE RULES OF GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AS SET FORTH IN THE GEORGIA RULES OF G. A. 15-6-3.

[illegible]

SLAVEY & BENTLEY

DOI: 10.1002/for

PROPOSED HOUSE = 4,482 SQ. FT.
PROPOSED A/D PORCH = 538 SQ. FT.
PROPOSED DRIVEWAY = 1,417 SQ. FT.
PROPOSED SIDEWALK & STEPS = 301 SQ. FT.
TOTAL PROPOSED IMPERVIOUS AREA = 6,748 SQ. FT.
TOTAL LOT AREA = 20,028 SQ. FT.
AMOUNT OF LOT IMPERVIOUS = 33.70%

TOTAL LOT:	0.459 AC	20025	SQ FT
LOST COVERAGE CALCULATIONS:			
EXISTING IMPERVIOUS:			6748 SQ FT
PROP POOL AND SPA (H2O):			(727) SQ FT
PROP POOL DECK:			1149 SQ FT
PROP STONE COPING & BEAM WALL:			147 SQ FT
PROP STEPS AND WALL:			98 SQ FT
PROP FIREPIT:			25 SQ FT
PROP POOL EQUIP:			32 SQ FT
PROPOSED COVERAGE:	8199	SQ FT	OR 40.94%

[illegible]

APPLICANT: Donnon Builders Inc
PHONE: 678-358-3072
REPRESENTATIVE: Al Donnon
PHONE: 678-358-3072
TITLEHOLDER: Donnon Builders, Inc.
PROPERTY LOCATION: On the east side of
Summit Drive, south of Hillwood Drive
(4270 Summit Drive).
PETITION No.: V-131
DATE OF HEARING: 12-13-2017
PRESENT ZONING: R-20
LAND LOT(S): 1046
DISTRICT: 16
SIZE OF TRACT: 0.46 acres
COMMISSION DISTRICT: 2
TYPE OF VARIANCE: Increase the maximum allowable impervious surface from the required 35% to 41%.

OPPOSITION: No. OPPOSED PETITION No. SPOKESMAN

BOARD OF APPEALS DECISION

APPROVED MOTION BY

REJECTED SECONDED

HELD CARRIED

STIPULATIONS:



APPLICANT: Donnon Builders Inc

PETITION No.: V-131

COMMENTS

TRAFFIC: This request will not have an adverse impact on the transportation network.

DEVELOPMENT & INSPECTIONS: Demo Permit 2017-001463 2/21/17 Shows completed.
Building Permit 2017-002494 3/22/17 Zoning compliance has passed and building rough Are passed.
Retaining wall permit 2017-008324 9/13/17

SITE PLAN REVIEW: No comments.

STORMWATER MANAGEMENT: If the proposed pool deck and driveway were constructed with pervious pavers, the impervious coverage variance would be reduced to 35.8%. Approval should be subject to installation of a dry-well system to mitigate the impervious overage with a site plan to be approved by Stormwater Management Division.

HISTORIC PRESERVATION: No comments.

DESIGN GUIDELINES: No comments.

CEMETERY PRESERVATION: No comments.

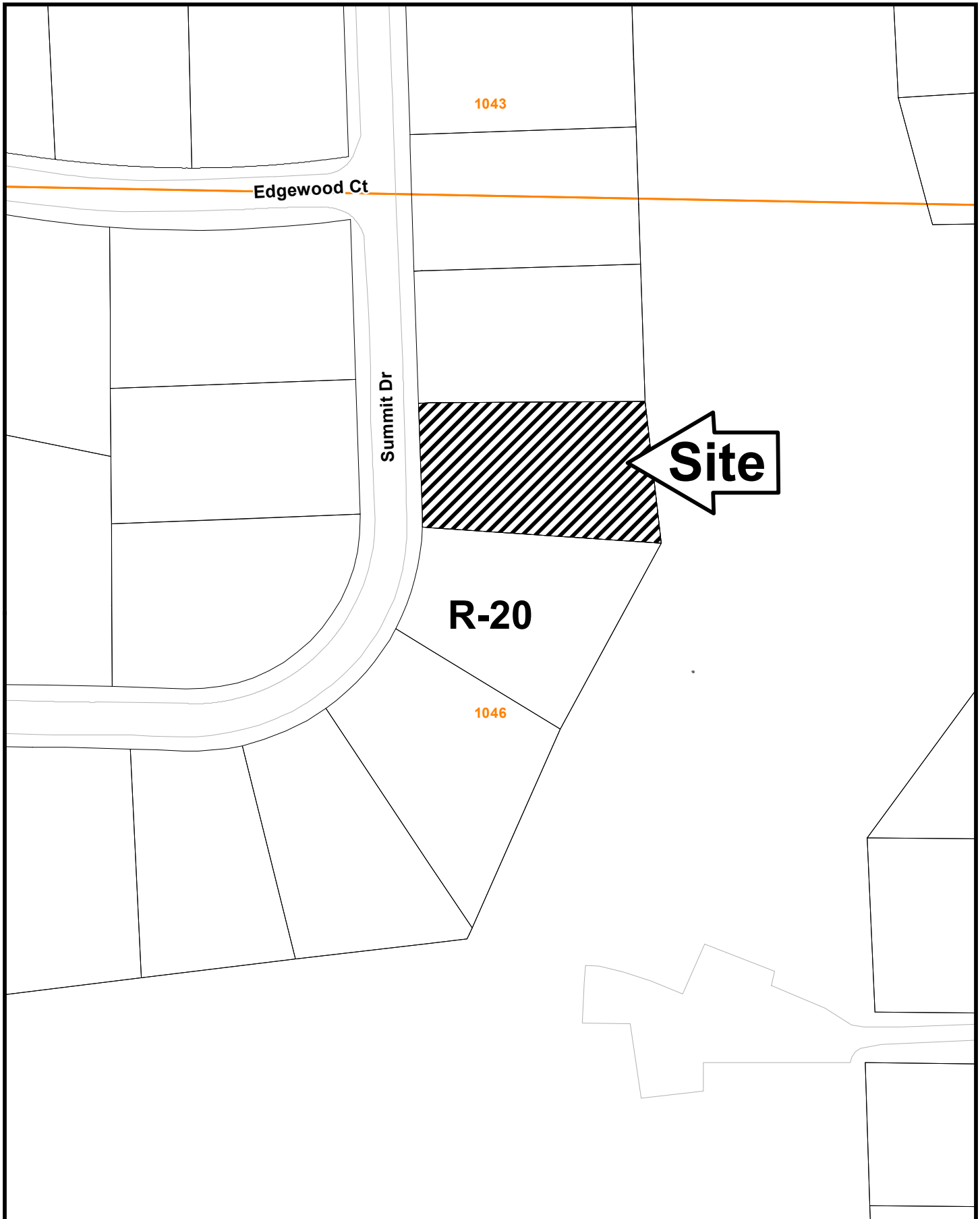
WATER: No conflict.

SEWER: No conflict.

APPLICANT: Donnon Builders Inc **PETITION No.:** V-131

FIRE DEPARTMENT: No comments.

V-131 2017-GIS



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-131
Hearing Date: 12-13-17

Applicant DONNON Builders Inc Phone # 678-358-3072 E-mail albertdonnon@gmail.com

Al Donnon Address 4490 Karls Gate Dr. Marietta Ga 30068
(representative's name, printed) (street, city, state and zip code)

[Signature] Phone # 678-358-3072 E-mail albertdonnon@gmail.com
(representative's signature)

My commission expires: 3/8/2020



Sealed and delivered in presence of:

[Signature]
Notary Public

Titleholder DONNON Builders Inc Phone # 678-358-3072 E-mail albertdonnon@gmail.com

Signature [Signature] Address 4490 Karls Gate Drive Marietta Ga. 30068
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: 3/8/2020



Sealed and delivered in presence of:

[Signature]
Notary Public

Present Zoning of Property _____

Location 4270 Summit Drive Marietta Ga. 30068
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 1046 District 16th Size of Tract .46 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 X 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).

List type of variance requested: Impervious - Needed to add Pool
Current use 33.32% Request increase to 40.94%

Martin, Terry L

From: Pederson, John
Sent: Wednesday, November 22, 2017 8:56 AM
To: Martin, Terry L; Kynard, Aja
Subject: FW: 4270 Summit Drive Swimming Pool Variance

[For the Dec variance book.](#)

From: Kelly Jennings [mailto:kelly@atlantispools.com]
Sent: Tuesday, November 21, 2017 6:21 PM
To: Albert Donnon <albertdonna@gmail.com>; McDaniel, Bryant <Bryant.McDaniel@cobbcounty.org>
Cc: Pederson, John <John.Pederson@cobbcounty.org>; Dave.breaden@cobbcounty.org
Subject: Re: 4270 Summit Drive Swimming Pool Variance

The hardship on this property is:

Due to the elevations in the back yard the homeowner would not have a useable backyard space. The swimming pool creates a useable backyard for the homeowners to use the space. The elevation change is about 30' from the rear of the driveway to the back of the property.

Please let me know if you have any additional questions.

Sincerely,

Kelly Jennings
770-833-9347

On Nov 20, 2017, at 4:20 PM, Albert Donnon <albertdonna@gmail.com> wrote:

Kelly

I am forwarding an e mail from Bryant McDaniels at Cobb County

Can you send him the info he has requested

Thanks

Al Donnon

----- Forwarded message -----

From: "McDaniel, Bryant" <Bryant.McDaniel@cobbcounty.org>

Date: Nov 20, 2017 4:06 PM

Subject: RE: 4270 Summit Drive Swimming Pool Variance

To: "Albert Donnon" <albertdonna@gmail.com>

Cc: "Pederson, John" <John.Pederson@cobbcounty.org>, "Dave.breaden@cobbcounty.org" <Dave.breaden@cobbcounty.org>

Al,

I wanted to make one other suggestion to you re: your variance request - and that is to be sure that you have described what hardship would be created by following the normal terms of the