

SAMS, LARKIN, HUFF & BALLI
A LIMITED LIABILITY PARTNERSHIP

GARVIS L. SAMS, JR.
JOEL L. LARKIN
PARKS F. HUFF
JAMES A. BALLI

SUITE 100
376 POWDER SPRINGS STREET
MARIETTA, GEORGIA 30064-3448

770•422•7016
TELEPHONE
770•426•6583
FACSIMILE

ADAM J. ROZEN

SLHB-LAW.COM

February 21, 2018

VIA REGULAR MAIL

Mr. John P. Pederson, AICP, Manager
Cobb County Zoning Division
Community Development Agency
P.O. Box 649
Marietta, GA 30061

Re: Application of Oak Hall Companies, LLC to Rezone a ±96.23 Acre Tract from R-30 to R-20 OSC; Land Lots 026, 027, 046, and 047, 16th District, 2nd Section, Cobb County, Georgia (Z#56).

Dear John:

As you know, this firm has been engaged by and represents the Applicant concerning the above-captioned Application for Rezoning. In that regard, and in accordance with Cobb County's requirements that we notify in writing all adjacent property owners within a 1,000 foot radius of the subject property as shown on the most current tax records, please be advised that such notifications, along with a copy of the Application for Rezoning, Summary of Intent and location map and proposed site plan, copies of which are enclosed, were mailed on February 21, 2018. Also enclosed please find the original Certificate of Mailing from the U. S. Post Office.

If you require any further information concerning this matter, please do not hesitate to give me a call.

Very truly yours,

SAMS, LARKIN, HUFF & BALLI, LLP



Parks F. Huff
phuff@slhb-law.com

PFH/mek
Enclosures
cc: Oak Hall Companies

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WWW.SLHB-LAW.COM

February 20, 2018

NOTICE TO NEIGHBORING PROPERTY OWNERS

Re: Application of Oak Hall Companies, LLC to Rezone a ±96.23 Acre Tract from R-30 to R-20 OSC; Land Lots 026, 027, 046, and 047, 16th District, 2nd Section, Cobb County, Georgia (Z#56).

Oak Hall Companies seeks to rezone property located at the dead-end of Wigley Road, north of Jamerson Road from R-30 to R-20 OSC for the purpose of developing a residential neighborhood of ninety five (95) lots. For more information about Oak Hall Companies, please see their website at www.oakhallcompanies.com. Attached are the Rezoning application, Summary of Intent, location map and proposed site plan. The proposed development has two portions. The first portion is an open space community with 84 homes on 55 acres with 20% of the site set off as greenspace. The remaining property will be limited to fifteen homes on 40 acres. The overall density is one (1) unit per acres which is consistent with the land use plan. You may have received a previous notice about this application last August. This application has been revised and additional land has been added to the development.

The application will be heard by the Cobb County Planning Commission on March 6, 2018 at 9:00 a.m. and, thereafter, by the Cobb County Board of Commissioners on March 20, 2018 at 9:00 a.m. at 100 Cherokee Street, Marietta, Georgia.

This Application does not include your property and this notice does not require that you take any action, only that you be notified as to the matters contained herein. Nevertheless, please do not hesitate to call or email me if you have any questions regarding the proposed application.

Very truly yours,

SAMS, LARKIN, HUFF & BALLI, LLP



Parks F. Huff
phuff@slhb-law.com

PFH/sfw

Enclosures

cc: Oak Hall Companies

Amended
Application for Rezoning
Cobb County, Georgia
(Cobb County Zoning Division - 770-528-2035)

Application No. Z-56
PC Hearing Date: _____
BOC Hearing Date: _____

Applicant Oak Hall Companies, LLC Phone# _____
(applicant's name printed)

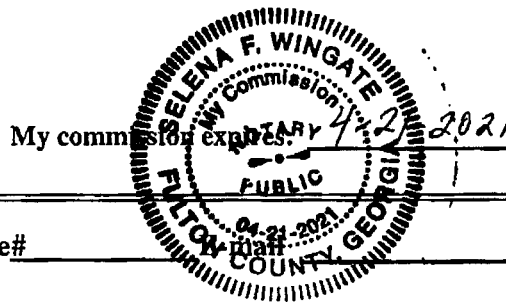
Address See Representative E-mail _____
SAMS, LARKIN, HUFF, & BALLI, LLP

Parks F. Huff, Esq. Address 376 Powder Springs Street, Ste. 100 Marietta, GA 30064
(representative's name, printed)

[Signature] Phone# 770-422-7016 E-mail phuff@slhb-law.com
(representative's signature)

Signed, sealed and delivered in presence of:

[Signature]
Notary Public



Titleholder See Attached Phone# _____
(titleholder's name, printed)

Signature _____ Address _____
(attach additional signature, if needed)

Signed, sealed and delivered in presence of:

Notary Public My commission expires: _____

Zoning Request From R-30 to R-20 OSC
(present zoning) (proposed zoning)

For the Purpose of Single-family subdivision **Size of Tract** 96.23 **Acre(s)**
(subdivision, restaurant, warehouse, apt., etc.)

Location North and east of Jamerson Road; Wigley Road
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 26, 27, 46 & 47 **District(s)** 16

We have investigated the site as to the existence of archeological and/or architectural landmarks. I hereby certify that there ~~are~~ are no such assets. If any exist, provide documentation with this application.

To the best of my knowledge and belief

[Signature]
(applicant's signature)
Parks F. Huff as Attorney for Applicant

We have investigated the site as to the existence of any cemetery located on the above property. I hereby certify that there ~~is~~ is not such a cemetery. If any exist, provide documentation with this application.

To the best of my knowledge and belief

[Signature]
(applicant's signature)
Parks F. Huff as Attorney for Applicant

Summary of Intent for Rezoning

.....
Part 1. Residential Rezoning Information (attach additional information if needed)

- a) Proposed unit square-footage(s): 3,200-4,000 square foot
 - b) Proposed building architecture: Traditional with brick, stone and cementitious siding
 - c) List all requested variances: None known at this time
- _____

.....
Part 2. Non-residential Rezoning Information (attach additional information if needed)

- a) Proposed use(s): _____
 - b) Proposed building architecture: _____
 - c) Proposed hours/days of operation: _____
 - d) List all requested variances: _____
- _____

.....
Part 3. Other Pertinent Information (List or attach additional information if needed)

.....
Part 4. Is any of the property included on the proposed site plan owned by the Local, State, or Federal Government?

(Please list all Right-of-Ways, Government owned lots, County owned parcels and/or remnants, etc., and attach a plat clearly showing where these properties are located).

Wigley Road

Name and Address of Sender

SAMS, LARKIN, HUFF & BALLI, LLP
 376 POWDER SPRINGS STREET
 SUITE 100
 MARIETTA, GA 30064

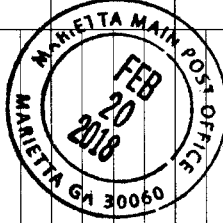
Check type of mail or service:

- Certified
- COD
- Delivery Confirmation
- Express Mail
- Insured
- Recorded Delivery (International)
- Registered
- Return Receipt for Merchandise
- Signature Confirmation

Affix Stamp Here
 (If issued as a certificate of mailing, or for additional copies of this bill)
 Postmark and Date of Receipt

\$75.67

Article Number	Address (Name, Street, City, State, & ZIP Code)	Postage	Handling Charge	Actual Value if Registered	Insured Value	Due Sender if COD	DC Fee	SC Fee	SH Fee	RD Fee	RR Fee
1.	SEE ATTACHED MAILING LIST.										
2.											
3.											
4.											
5.											
6.											
7.											
8.											
Total Number of Pieces Listed by Sender		161									
Total Number of Pieces Received at Post Office		161									



Postmaster, Per (Name of receiving employee)
[Signature]

See Privacy Act Statement on Reverse

Complete by Typewriter, Ink, or Ball Point Pen

AFSHARPOUR SALMAN & SHUKOH
4792 SUMMITOP LN
MARIETTAGA30066

AMLANI ABDUL & NURA
4732 DURAN CT
MARIETTAGA30066

ANDREWS JONAH & LAUREN
3538 CLARIDGE DR NE
MARIETTAGA30066

AREVALO RAY & JACQUELYN
4701 CLARIDGE WAY
MARIETTAGA30066

ARTHUR DAVID L
4854 HAWK PLACE
MARIETTAGA30066

ASE 2 SPE LLC
3600 DALLAS HWY
MARIETTAGA30064

BAILEY BRANDON P
2767 HAWK TRACE CT NE
MARIETTAGA30066

BAILEY ROBYN J & CHARLES E
2927 SUMMITOP RD
MARIETTAGA30066

BAKER COURTNEY
2769 HAWK TRACE CT
MARIETTAGA30066

BAKER DAVID W
4894 RAVEN PL
MARIETTAGA30066

BANNER KENNETH
3627 PEBBLE HILL DR
MARIETTAGA30062

BAUKNECHT GARTH C &
ANGELA K
4801 WIGLEY RD
MARIETTAGA30066

BERLETCHICK NANCY & DANIEL S
2687 JAMERSON RD
MARIETTAGA30066

BERRY ROBERT C & KIMBERLY D
4733 DURAN CT
MARIETTAGA30066

BIASETTI WAYNE B & CHRISTINE I
247 WIGLEY RD
WOODSTOCKGA30188

BLUFFS AT JAMERSON LLC
850 OLD ALPHARETTA RD
ALPHARETTAGA30005

BOGGS MITCHELL W & TONYA M
4786 SUMMITOP LN
MARIETTAGA30066

BOWDEN ZACHARY L
4730 DURAN CT NE
MARIETTAGA30066

BRIGGS JANICE P
2738 HAWK TRACE NE
MARIETTAGA30066

BROWN ARMERDEAN K & ERIC S
4706 CLARIDGE WAY NE
MARIETTAGA30066

BRUORTON LARRY R &
BRENDA W
2941 SUMMITOP RD
MARIETTAGA30066

BRYAN MARY KATHERINE &
ANDREW
2756 HAWK TRACE NE
MARIETTAGA30066

BUCKLEY QUINCY & ELISHA
4807 WIGLEY RD
MARIETTAGA30066

BUTLER KENNETH B
2766 HAWK TRACE CT
MARIETTAGA30066

CALLAHAN DIANNE M
2935 SUMMITOP RD NE
MARIETTAGA30066

CARMACK ANGELA L & JAMES F
2951 SUMMITOP CT NE
MARIETTAGA30066

CASHEL INVESTMENTS LLC
850 OLD ALPHARETTA RD
ALPHARETTAGA30005

CHAMBERS JAMES J III
3579 ROSALIE DR
DESTINFL32541

CHEE ALEXANDER B & TABITHA
4704 CLARIDGE WAY NE
MARIETTAGA30066

CHESNUT MEGAN R & DESANTIS
JAMES M
4675 BLUFFSIDE CT
MARIETTAGA30066

CHRISTOPHER EDWARD ACTON &
MARY SUSAN
2716 HAWK DR NE
MARIETTAGA30066

COGER SCOTT & MARGARET
2740 STILLWATER LAKE LN
MARIETTAGA30066

COLEMAN ANDREW M & AXTELL
ELIZABETH
3530 CLARIDGE DR
MARIETTAGA30066

CONNELL ROBERT S &
CATHERINE S
2750 HAWK TRCE NE
MARIETTAGA30066

COOK HARRY C JR & DIANE H
2741 HAWK TRCE
MARIETTAGA30066

COULTER SCOTT D & HEATHER L
2772 HAWK TRACE CT NE
MARIETTAGA30066

CRIST LAWRENCE E & NORMA B
3517 JEFFERSON TWNSHP PKWY
MARIETTAGA30066

CROSSIN SUSAN B
2760 HAWK TRACE CT
MARIETTAGA30066

CROWELL LESTER E JR &
MARIAN E
2948 SUMMITOP RD
MARIETTAGA30066

CULLEY DAVID B & ASHLEY
GOBBEL
4899 RAVEN PL
MARIETTAGA30066

DERSCH REINALD & SUSHMA K
2931 SUMMITOP RD
MARIETTAGA30066

DOBBS BRENDA J
4803 OLD WIGLEY RD
MARIETTAGA30066

DOTTIE & JOSEPH PENDLEY
IRREVOCABLE
4785 WIGLEY RD NE
MARIETTAGA30066

DOWLING JACK
2950 SUMMITOP CT NE
MARIETTAGA30066

DOWLING JACK W & DEANNA K
2950 SUMMITOP CT
MARIETTAGA30066

ENGLANDER BARBARA
2775 HAWK TRACE CT NE
MARIETTAGA30066

ENSOR KEITH R & CHERAE
2936 SUMMITOP RD NE
MARIETTAGA30066

EVANS DAVID & NICOLE
4800 WIGLEY RD
MARIETTAGA30066

FENJAC MIODRAG
2748 HAWK TRCE
MARIETTAGA30066

FENJAC SLOBODAN AND DIANA T
2748 HAWK TRACE CT
MARIETTAGA30066

FENJAC SLOBODAN FRANK
2748 HAWK TRACE CT
MARIETTAGA30066

GANOZA ALFREDO DEZA
4692 BLUFFSIDE CT
MARIETTAGA30066

GARRETT MORGAN & KIMBERLY
ANN
4734 DURAN CT NE
MARIETTAGA30066

GAYDOS JUDY & WILLIAM E
4727 DURAN CT
MARIETTAGA30066

GILBERT GREGORY C & LINDA T
4708 CLARIDGE WAY
MARIETTAGA30068

GILMORE ANGELA & NABER
THOMAS L
2745 HAWK TRCE
MARIETTAGA30066

GOLDEN KATHY E
4893 RAVEN PL
MARIETTAGA30066

GRID PROPERTIES LLC
2015 BOUNDARY ST
BEAUFORTSC29902

HART PAUL J & JULIA
4895 RAVEN PL NE
MARIETTAGA30066

HEINEN DAVID J JR
2747 HAWK TRCE
MARIETTAGA30066

HERNANDEZ DIANA L
4856 HAWK PL NE
MARIETTAGA30066

HITCHCOCK JOAN P & OSCAR E
2708 RAVEN TRL
MARIETTAGA30066

HOBART GARY P
2731 HAWK DR
MARIETTAGA30066

HOLMES JACE R & MYRA CARVER
3539 CLARIDGE DR
MARIETTAGA30066

HUMBLE LAWRENCE D &
SUSAN G
4880 WIGLEY RD
MARIETTAGA30066

HUMPHREY-BIRD DEBORAH
2714 RAVEN TRL
MARIETTAGA30066

HUNTER HAROLD & CAROL P
2760 HAWK TRCE
MARIETTAGA30066

HUTCHISON MICHAEL R & AIDA Y
4735 DURAN CT NE
MARIETTAGA30066

HUTSON JAMES H JR & LINDA L
2963 SUMMITOP CT
MARIETTAGA30066

IH2 PROPERTY GEORGIA L P
1717 MAIN ST
DALLASTX75201

JOHNSON DANA K &
4892 RAVEN PL
MARIETTAGA30066

JONES HARRY IV
2774 HAWK TRACE CT NE
MARIETTAGA30066

JUST CATHERINE A & SEAN R
2734 HAWK TRCE NE
MARIETTAGA30066

KADIYALA SRINIVAS &
DUDDEMPUDI SUNEETHA
2773 HAWK TRACE CT NE
MARIETTAGA30066

KAHADUWE AJIT BIMSARA &
AMALIA FAUZY
4729 DURAN CT NE
MARIETTAGA30066

KAISNER KERIDAN F
2752 HAWK TRACE
MARIETTAGA30066

KAUFMAN DEBRA J &
2765 HAWK TRACE CT NE
MARIETTAGA30066

KAUFMAN MICHAEL C &
NANCY E
2685 JAMERSON RD
MARIETTAGA30066

KAUFMAN MIKE & NANCY
2685 JAMERSON RD
MARIETTAGA30066

KESSLER KIRK J & KATHLEEN M
4728 DURAN CT
MARIETTAGA30066

KIM TAE HEON
3533 CLARIDGE DR NE
MARIETTAGA30066

KREBS RYAN R
2762 HAWK TRACE CT
MARIETTAGA30066

LARSON ROBERT N & STEPHANIE
4897 RAVEN PL NE
MARIETTAGA30066

LATIMER ALAN
2732 HAWK TRCE
MARIETTAGA30066

LATAK JOHNNY D JR &
KRISTINA B
2929 SUMMITOP RD NE
MARIETTAGA30066

LE TRUC TRUNG
4805 WIGLEY RD NE
MARIETTAGA30066

LEE EDDIE C & ALLISON C
2937 SUMMITOP RD
MARIETTAGA30066

LEVY JEFFREY & KAREN
4731 DURAN CT
MARIETTAGA30066

LIGGETT ROBERT E & LAURA L
2954 SUMMITOP CT
MARIETTAGA30066

LU CHEN & XU JUNTAO
2729 HAWK TRACE
MARIETTAGA30066

LUGOVSKAYA OXANA
4896 RAVEN PL NE
MARIETTAGA30066

MACDONALD WILBERT H &
CARMEN
2956 SUMMITOP CT NE
MARIOETTAGA30066

MAHON OLIVIA G & JERRY M
3525 CLARIDGE DR
MARIETTAGA30066

MAPLEWOOD PROPERTY
GROUP LLC
PO BOX 670924
MARIETTAGA30066

MARIANI JOSE M & LUIGI
LORENNA I
2763 HAWK TRACE CT NE
MARIETTAGA30066

MARTIN RENEE D
2711 RAVEN TRL
MARIETTAGA30066

MARTINEZ MARK ANTHONY &
3526 CLARIDGE DR NE
MARIETTAGA30066

MASON RUSSELL KIRK &
KELLY LEE
4707 CLARIDGE WAY
MARIETTAGA30066

MCCALL TRACY L
4853 HAWK PL
MARIETTAGA30066

MCENTYRE ROBERT W JR
4800 SUMMITOP LN
MARIETTAGA30066

MENON REKHA G & PILLAI
JAYACHANDRAN A
4687 BLUFFSIDE CT
MARIETTAGA30066

MILLER DUANE A & LAURA E
2946 SUMMITOP RD NE
MARIETTAGA30066

MOFFA RENEE
2705 JAMERSON RD
MARIETTAGA30066

MOORING MARK A & DAWN D
2926 SUMMITOP RD
MARIETTAGA30066

MORROW AJNA SI LING &
TRAVIS ROY
2771 HAWK TRCE
MARIETTAGA30066

MOSS JENNIFER & KEVIN
4798 SUMMITOP RD
MARIETTAGA30065

MUEHLBAUER JOHN C &
JUANITA A
2957 SUMMITOP CT
MARIETTAGA30066

MURRAY MICHAEL B & GAIL E
2942 SUMMITOP RD
MARIETTAGA30066

NATHO MATTHEW B &
ELTAV ANAT
4726 DURAN CT NE
MARIETTAGA30066

NEWMAN PHILIP & KIANA
4725 DURAN CT
MARIETTAGA30066

ODWYER PROPERTIES LLC
850 OLD ALPHARETTA RD
ALPHARETTAGA30005

OSHEA TIMOTHY P &
4851 HAWK PL
MARIETTAGA30066

OWEN ROBERT BLAINE
3532 CLARIDGE DR
MARIETTAGA30066

PANSERI SEBASTIAN &
OROZCO JESSICA
3541 CLARIDGE DR
MARIETTAGA30068

PATEL PREETI
2709 RAVEN TRL
MARIETTAGA30066

PATRICK MICHELLE R
2717 HAWK TRACE NE
MARIETTAGA30066

PELE DHARA S & ELI
2754 HAWK TRCE NE
MARIETTAGA30066

PFS GROUP LLC
P O BOX 3237
DECATURGA30031

PISTILLO DANIEL & TRICIA
4662 BLUFFSIDE CT
MARIETTAGA30066

PRIVITERA ROBERTO & MARLO H
4684 BLUFFSIDE CT
MARIETTAGA30066

R5 PROPERTIES LLC
4162 LIBERTY TRCE
MARIETTAGA30066

RADBILL DEBORAH & AARON L
4683 BLUFFSIDE CT
MARIETTAGA30066

RAFII MASOUD
4829 HIGHPOINT DR
MARIETTAGA30066

RAMAMURTHY HARI &
SUBRAMANIAN SARANYA
2743 HAWK TRACE NE
MARIETTAGA30066

REED CHARLES & SARA
2943 SUMMITOP RD NE
MARIETTAGA30066

REMICK DONALD W
4891 RAVEN PL NE
MARIETTAGA30066

ROBERTS KENNETH C & LINDA S
2691 JAMERSON RD
MARIETTAGA30066

ROFFWARG GEORGINE
2730 HAWK TRACE
MARIETTAGA30066

S NELSON FAMILY LLC
205 NELSON PATH
HIRAMGA30141

SALTER JAMES R & TERRY D
2928 SUMMITOP RD NE
MARIETTAGA30066

SALYER ELLEN K &
JEFFREY HAYDEN
2764 HAWK TRACE CT
MARIETTAGA30066

SAMANTA SUDIPTA &
SARKAR RICHA
3535 CLARIDGE DR NE
MARIETTAGA30066

SANDERS MARGIE R
3528 CLARIDGE DR NE
MARIETTAGA30066

SCOGGINS WHITNEY JOSEPH &
2770 HAWK TRACE CT
MARIETTAGA30066

SHARMA TRIPTI
2740 HAWK TRCE
MARIETTAGA30066

SMITH BETSY L
2715 RAVEN TRL
MARIETTAGA30066

SMITH JOAN D
2967 SUMMITOP CT NE
MARIETTAGA30066

STASIAK R VICTORIA
2934 SUMMITOP RD
MARIETTAGA30066

STENGEL BERNARD L & RUTH Y
3537 CLARIDGE DR
MARIETTAGA30066

STEPHAN KAREN M & SCOTT D
4703 CLARIDGE WAY NE
MARIETTAGA30066

STEVENS LINDA A & JOHN N
4709 CLARIDGE WAY NE
MARIETTAGA30066

SUNDEVIK PAUL A
2932 SUMMITOP RD
MARIETTAGA30066

TANGLEWOOD ENCLAVE INC
2000 FIRST DR
MARIETTAGA30062

THORNTON EARL DANIEL
2727 JAMERSON RD
MARIETTAGA30066

TIBBS GARY R & CYNTHIA C
4794 SUMMITOP LN
MARIETTAGA30066

TRAYLOR JANICE B
2939 SUMMITOP RD
MARIETTAGA30066

VISSAGE JOHN W & NANCY R
2949 SUMMITOP CT
MARIETTAGA30066

WATKINS DANIEL L &
COLLINS ANGELA
1831 BLACKWATER DR
MARIETTAGA30066

WEBB LEE H
2953 SUMMITOP CT
MARIETTAGA30066

WEST TRACY
2724 HAWK TRCE NE
MARIETTAGA30066

WHITMIRE MICHAEL T &
PATRICIA B
2749 HAWK TRCE
MARIETTAGA30066

WIGLEY AUDREY MAE
THE ESTATE OF
4950 WIGLEY RD
MARIETTAGA30066

WILKEY GREGORY L & BONITA G
4855 HAWK PL
MARIETTAGA30066

WILLIAMS MANUELA &
TIMOTHY SCOTT
2728 HAWK TRCE
MARIETTAGA30066

WILLIAMS RICHARD D &
KATHLEEN
2768 HAWK TRACE CT
MARIETTAGA30066

WILSON CAMERON & ADRIENNE
REVOCABLE
2945 SUMMITOP RD
MARIETTAGA30066

WILSON ROGER BRYANT JR &
PATRICIA ANN
2930 SUMMITOP RD
MARIETTAGA30066

YODER SARINNA
2955 SUMMITOP CT
MARIETTAGA30066

ZARE ANDREA JOYCE & SHAHRAM
2933 SUMMITOP RD NE
MARIETTAGA30066

ZENGEL JOHN A & LAURA A
4705 CLARIDGE WAY
MARIETTAGA30066

ZIOBER RICHARD J & SIGRID A
4796 SUMMITOP LN
MARIETTAGA30066