

NOVEMBER 20, 2018 ZONING HEARING
“OTHER BUSINESS”
COMMISSION DISTRICT 4

ITEM OB-057

PURPOSE

To consider a reduction of lot size for the Estate of Jere Furr for property located on the east side of Old Floyd Road at Center Street, in Land Lot 35 of the 17th District (5439 Old Floyd Road).

BACKGROUND

The Board of Commissioners considers all reductions to minimum lot size pursuant to a code amendment to Sec. 134-271(7)(a) adopted on February 27, 2018. The subject property is zoned Light Industrial (LI) for a self-storage facility per a 1979 rezoning case which showed one acre of lot size on the rezoning application. One-acre is the minimum lot size for LI. The lot is now shown as 37,916 square-feet. The applicant and staff cannot locate any deeds of right-of-way donation that may have reduced the lot size so the applicant has filed this Other Business application to rectify the zoning criteria deficiency.

STAFF COMMENTS

No comments.

RECOMMENDATION

The Board of Commissioners conduct a Public Hearing and consider the proposed reduction of minimum lot size.

ATTACHMENT

Other Business application.

Application for "Other Business"
Cobb County, Georgia

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

RECEIVED
OCT 03 2018

OB-057-2018

BOC Hearing Date Requested: 11-20-18

Applicant: Estate of Jere Furr Phone #: 770-833-1122
(applicant's name printed)

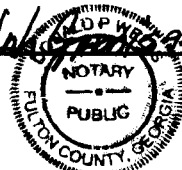
Address: 5882 bridgeport pl. Acworth GA 30101 E-Mail: Jeremiah Garris 946@yahoo.com

Jeremiah Garris Address: _____
(representative's name printed)

[Signature] Phone #: 770-833-1122 E-Mail: Jeremiah Garris 946@yahoo.com
(representative's signature)

Signed, sealed and delivered in presence of:

[Signature] My commission expires: _____
Notary Public My Commission Expires March 15, 2021



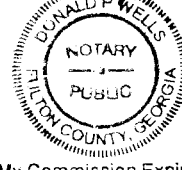
Titleholder(s): Estate of Jere Furr Phone #: 770-833-1122
(property owner's name printed)

Address: 5882 bridgeport pl. Acworth GA 30101 E-Mail: Jeremiah Garris 946@yahoo.com

[Signature]
(Property owner's signature)

Signed, sealed and delivered in presence of:

[Signature] My commission expires: _____
Notary Public My Commission Expires March 15, 2021



Commission District: 4 Zoning Case: Lot Size reduction

Size of property in acres: .87 Original Date of Hearing: _____

Location: 5439 Old Floyd Rd
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): 35 District(s): 17

State specifically the need or reason(s) for Other Business: Lot Size reduction

(List or attach additional information if needed)

Jere Furr

OB-057-2019

Application for "Other Business"

Cobb County, Georgia

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

BOC Hearing Date Requested: 11-20-18

Applicant: _____ Phone #: _____
(applicant's name printed)

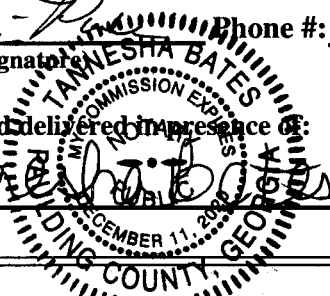
Address: _____ E-Mail: _____

Bobbie Poole Address: 5588 Andrews Dr. Mableton Ga.
(representative's name, printed) 30126

[Signature] Phone #: 404-408-224 E-Mail: bobbie_realtyga@gmail.com
(representative's signature)

Signed, sealed and delivered in presence of:

[Signature] My commission expires: 12/11/2020
Notary Public



Titleholder(s) : _____ Phone #: _____
(property owner's name printed)

Address: _____ E-Mail: _____

(Property owner's signature)

Signed, sealed and delivered in presence of:

Notary Public My commission expires: _____

Commission District: _____ Zoning Case: _____

Size of property in acres: _____ Original Date of Hearing: _____

Location: _____
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): _____ District(s): _____

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

(List or attach additional information if needed)

UTILITY PROTECTION CENTER
IF YOU DIG GEORGIA,
CALL US FIRST!
811
IT'S THE LAW
THREE WORKING DAYS BEFORE YOU DIG

SCALE: 1" = 30'
0' 10' 20' 30' 40' 50'

AREA
0.870 ACRES
37,916 SQ. FEET

- LEGEND**
- A ARC
 - R RADIUS
 - C CHORD
 - R/W RIGHT-OF-WAY
 - N/W ADJOINING OWNERSHIP
 - S/W SIDE WALK
 - BC BACK OF CURB
 - CLF CHAIN LINK FENCE
 - BSL BUILDING SETBACK LINE
 - CLN CLEAR-OUT
 - CONC CONCRETE
 - ES&C CONCRETE CURB & GUTTER
 - CP CALCULATED POINT
 - CTP CRIMP TOP PIPE
 - EM ELECTRICITY METER
 - EP EDGE OF PAVEMENT
 - IPF 1/2" REBAR
 - IPF 1/2" REBAR W/ CAP
 - PLP POWER LIGHT POLE
 - OTF OPEN TOP PIPE
 - PL PROPERTY LINE
 - PP POWER POLE
 - D.B. DEED BOOK
 - P.B. PLAT BOOK
 - PAGE PAGE
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCEMENT
 - RESM RESURVEY
 - SSMH SANITARY SEWER MANHOLE
 - TYP TYPICAL
 - WATER WATER
 - OVH OVERHEAD UTILITY LINES

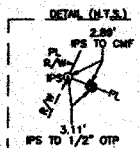
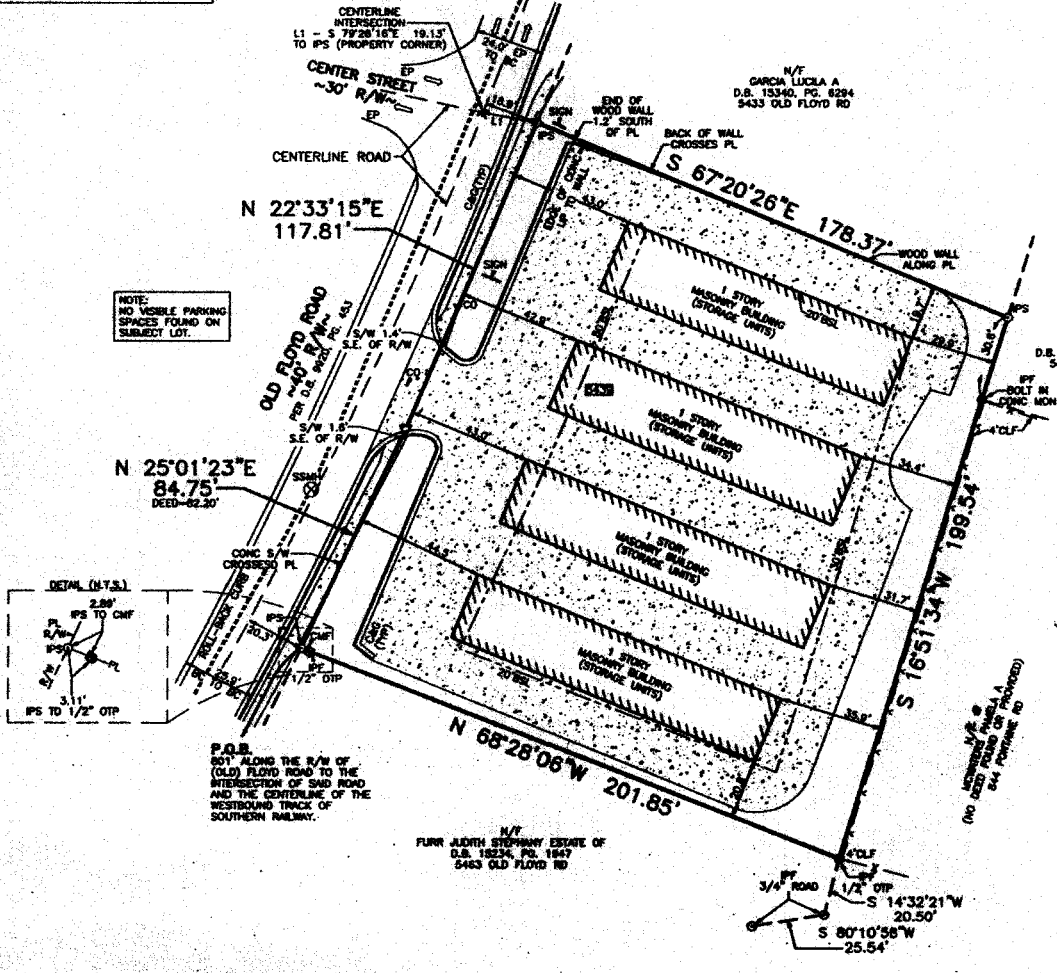
RECEIVED
OCT 03 2018

COBB CO. COMM. DEV. AGENCY
ZONING DIVISION

THIS BLOCK RESERVED FOR
THE CLERK OF THE SUPERIOR COURT

ZONING INFORMATION:
ZONING PER COBB COUNTY, GEORGIA
ZONED LI (LIGHT INDUSTRIAL)
BUILDING SETBACK REQUIREMENTS:
FRONT - 50'
SIDE - 20'
REAR - 30'
NOTE:
ZONING INFORMATION SHOWN HEREON
TAKEN FROM ZONING MAPS AND
WEBSITE.COM ONLINE LIBRARY.
NO ZONING REPORT PROVIDED FOR
THIS SURVEY.

NOTE:
NO VISIBLE PARKING
SPACES FOUND ON
SUBJECT LOT.



NOTES:
UNLESS STATED OTHERWISE HEREON, ONLY EVIDENCE OF EASEMENTS OR STRUCTURES THERETO WHICH ARE SHOWN HEREON FROM A CASUAL ABOVE GROUND VIEW OF PREMISES ARE SHOWN. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR LOSS RELATING TO THE EXISTENCE OF ANY EASEMENT NOT DISCOVERED FROM MY CASUAL ABOVE GROUND VIEW OF THE PREMISES.
UNLESS STATED OTHERWISE HEREON, THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF AN ABSTRACT OF TITLE. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR LOSS RELATING TO ANY MATTER THAT MIGHT BE DISCOVERED BY AN ABSTRACT OR TITLE SEARCH OF THE PROPERTY.
THIS PLAT OF SURVEY MAKES NO WARRANTY OR GUARANTEE AS TO THE EXISTENCE OF ANY EASEMENTS OF ANY TYPE, NO ABSTRACT OR TITLE SEARCH WAS PERFORMED TO DISCOVER THE EXISTENCE OF ANY EASEMENTS.
ONLY ACTS OF POSSESSION, IF ANY, THAT ARE VISIBLE FROM CASUAL INSPECTION OF THE PROPERTY ARE SHOWN HEREON. NO WARRANTY OR GUARANTEE IS IMPLIED AS TO THE EXISTENCE OF ACTS OF POSSESSION BY THE ADDRESSES TO THE LARMS SHOWN AND DESCRIBED HEREON.
UNLESS STATED OTHERWISE, "ADJOINING OWNERSHIP" MEANS OR IMPLIES NEIGHBORHOOD, IF ANY, WHICH WOULD IMPACT ON THE USE OF THE PREMISES WERE NOT LOCATED. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR ANY LOSS RELATING TO THE EXISTENCE OF ANY GOVERNMENTAL JURISDICTION AFFECTING THE USE OF THE PREMISES. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID UNLESS SIGNED, DATED, AND SEALED WITH A SURVEYOR'S SEAL.

NOTES:
FIELD INFORMATION FOR THIS SURVEY WAS OBTAINED WITH A 6 SECONDS RESOLUTION AND AN ELECTRONIC DISTANCE MEASUR.
THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE FRACTION OF ONE FOOT IN 100,000 FEET AND AN ANGULAR ERROR OF 05 SECONDS PER SINGLE POINT AND WAS ADJUSTED BY LEAST SQUARES.
THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURES AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 175,041 FEET.
ALL IRON PINS LOCATED AS SET OR FOUND (IPS OR I/P) ARE 1/2" REBAR RODS, UNLESS OTHERWISE NOTED.
INFORMATION REGARDING THE REPUTED PRESENCE, SIZE, CHARACTER, AND LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES IS SHOWN HEREON, THERE IS NO CERTAINTY OF THE ACCURACY OF THIS INFORMATION AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE USING THIS DRAWING. THE LOCATION AND ARRANGEMENT OF UNDERGROUND UTILITIES AND STRUCTURES SHOWN HEREON MAY BE INACCURATE AND UTILITIES AND STRUCTURES NOT SHOWN MAY BE ENCOUNTERED. THE OWNER, HIS EMPLOYEES, HIS CONSULTANTS, AND HIS CONTRACTORS SHALL HEREBY DISTINGUISHLY UNDERSTAND THAT THE SURVEYOR IS NOT RESPONSIBLE FOR THE CORRECTNESS OR SUFFICIENCY OF THIS INFORMATION SHOWN, HEREON.

FLOOD HAZARD STATEMENT:
THIS PROPERTY DOES NOT LIE WITHIN THE 1% ANNUAL FLOOD (100-YEAR FLOOD) FEDERAL FLOOD HAZARD AREA AS PER PARAGRAPH NO. 1.3(b)(7)(C) OF THE DATE DECEMBER 18, 2009

IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.
THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

THERE WAS NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
THERE WAS NO EVIDENCE OF PROPOSED CHANGES IN STREET.
THERE WAS NO EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.

FOR OFFICIAL USE ONLY
THIS PLAT IS A REPRESENTATION OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT REPRESENT OR CREATE A NEW PARCEL, OR MAKE ANY CHANGES TO ANY REAL PROPERTY RECORDS. THE RECORDING INFORMATION OF THE EXISTING PARCELS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDED OR NOT, THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AUTHORITY OF PUBLICS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE BOARD OF PROFESSIONAL SURVEYORS, ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-4-47.
JAMES A. JACOBS 08/29/2016
SIGNATURE PRINTED NAME DATE

SURVEYOR'S CERTIFICATION
TO RENASANT BANK, SOUTH COBB STORAGE, LLC AND CHICAGO TITLE INSURANCE COMPANY
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARDS FOR SURVEYS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1-4, 6(1), 7(1), 8, 9, 11, 13, 14 & 16 OF TABLE "A" THEREOF. THE FIELD WORK WAS COMPLETED ON AUGUST 22, 2016.
DATE OF THE PLAT OR MAP: AUGUST 28, 2016.

REVISIONS	PROJECT DESCRIPTION: ALTA/NSPS SURVEY FOR: RENASANT BANK, SOUTH COBB STORAGE, LLC AND CHICAGO TITLE INSURANCE COMPANY 5430 OLD FLOYD ROAD, MABLETON, GEORGIA 30128
	COUNTY: COBB DISTRICT: 170H LAND LOT: 35 SECTION: 202
	DATE: 08/29/2016 BY: AJM SCALE: 1"=30' SHEET #1 OF 1

ADAM & LEE LAND SURVEYING
5640 GA. HWY. 20 S.
LOGANVILLE, GA. 30052 (770)554-8995
www.adamandlee.com FAX=(770)554-6194



DATE OF PLAT PREPARATION: 08/29/2016 BY: AJM
DATE OF FIELD SURVEY: 08/22/2016 BY: AJM
SCALE: 1"=30'
SHEET #1 OF 1
18278



Printed: 10/3/2018

Cobb County Online Tax Receipt

Thank you for your payment!

CARLA JACKSON TAX COMMISSIONER
HEATHER WALKER CHIEF DEPUTY
Phone: 770-528-8600
Fax: 770-528-8679

Payer:
Jeremy Gaddis

FURR JERE P

Payment Date: 9/12/2018

Tax Year	Parcel ID	Due Date	Appeal Amount	Taxes Due
2017	17003500170	10/15/2017	Pay: N/A or	\$0.00

Interest	Penalty	Fees	Total Due	Amount Paid	Balance
\$41.82	\$223.99	\$0.00	\$0.00	\$4,745.53	\$0.00



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COBB CO. COMM. DEV. AGENCY
ZONING DIVISION

COBB COUNTY BOARD OF COMMISSIONERS OF ROADS AND REVENUES

COBB COUNTY PLANNING COMMISSION

Date of Application April 30, 1979 Date of Hearing, Wed. 6/6/79 1:00 P.M.

Titleholder Jere P. Furr & Joanne H. Green /S/ Jere P. Furr

Address 6974 Pleasant Drive, Austell, Ga. 30001 Phone 948-0163

Applicant Same /S/ Jere P. Furr

Address Same Phone _____

To Zone From C-F To LI LAND USE - Storage Warehouse

FOR THE PURPOSE OF Rental Storage

Land Lot (s) 35, District 17, Sec., 2 nd. Cobb County, Ga.

CONTAINING 1 acres

LOCATED 5439 and 5449 Floyd Road, Mableton, Georgia 30059 Cobb County

This property being more particularly described as follows:

Beginning at a point on the southeasterly side of Floyd Road (sometimes called Mableton and Marietta Road) 801 feet northeasterly from the intersection of the southeasterly side of Floyd Road with the center line of the west bound tract of the Southern Railway; thence northeasterly along the southeasterly side of Floyd Road 200 feet to a concrete column located at the northwest corner of a driveway; thence southeasterly 186 feet to a fence post; thence southwesterly along the line of a fence 200 feet to a fence post; thence northwesterly 209 feet to the southeasterly side of Floyd Road and the point of beginning, being the same property conveyed by W.M. Moss, Sr. to Mrs. Mabel S. Moss by warranty deed dated March 16, 1949; recorded in Deed Book 205, Page 465, Cobb County, Georgia Records; being improved property known as 5439 and 5449 Floyd Road., Cobb County, Georgia.

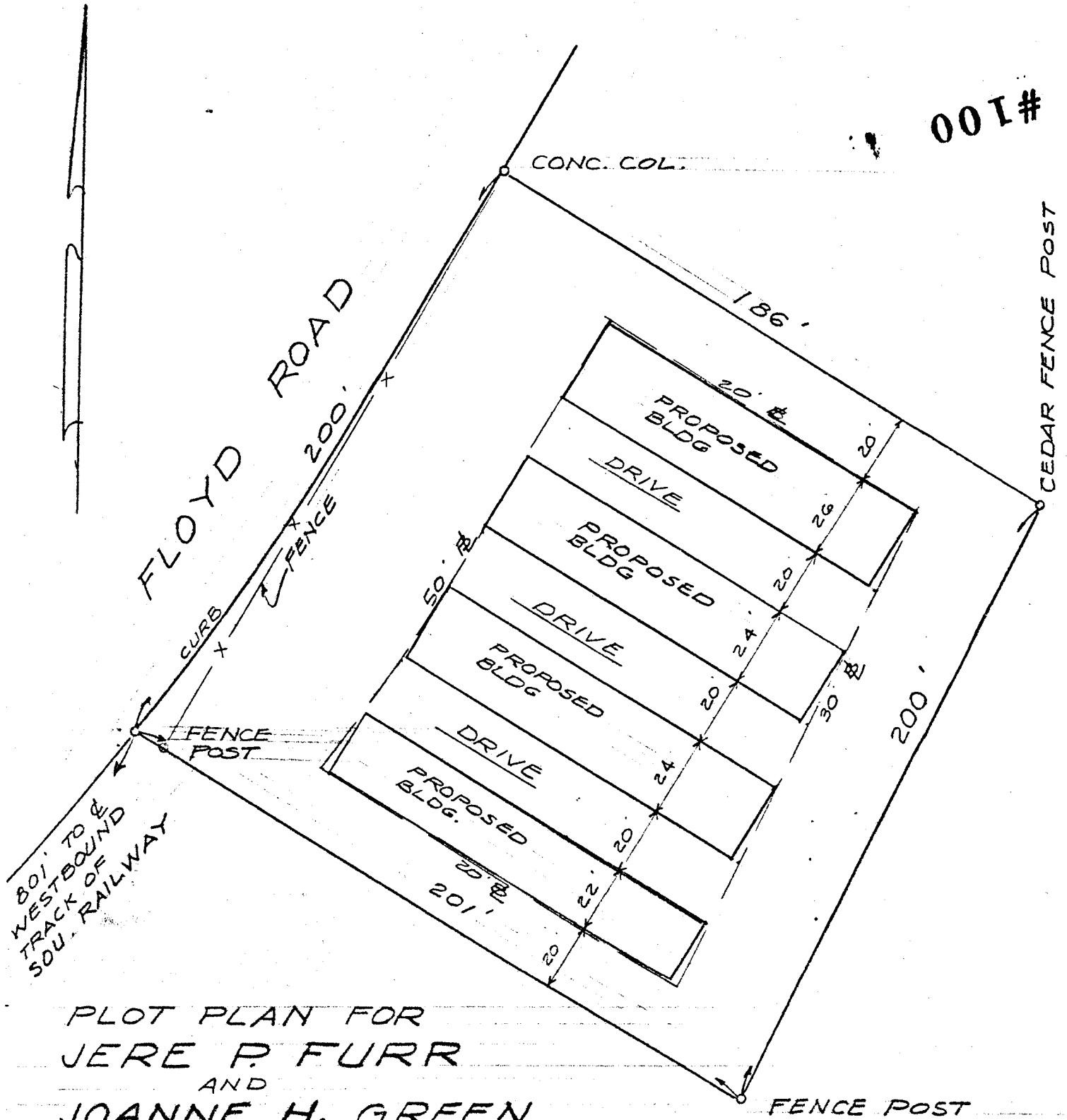
Recommendation of Planning Commission: 6/6/79 Planning Commission recommended application be approved. Motion by Fowler, seconded by Nixon; carried 7-0.

Bill Atkins, Chairman

Final Decision of Board of Commissioners: 6/6/79 Board of Commissioners approved application. Motion by Ruff, seconded by Thompson; carried 5-0.

Conrad W. Barrett, Chairman

001#



**PLOT PLAN FOR
JERE P. FURR
AND
JOANNE H. GREEN**

LOCATED IN LAND LOT 35
17TH DISTRICT, 2ND SECTION
COBB COUNTY, GEORGIA
SCALE 1" = 40'
APRIL 28, 1979

NOTE: PROPERTY DIMENSIONS
FROM PLAT BY J. A. FACE #443
DATED 9-5-54; NO FIELDWORK
DONE.

