

Application for "Other Business" Cobb County, Georgia

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

BOC Hearing Date Requested: 11-20-2108

Devereux Advanced Behavioral Health - Georgia

Applicant: (Devereux Georgia)

Phone #: 770-427-0147

Address: 1291 Stanley Road, Kennesaw, GA 30152
(applicant's name printed)

E-Mail: dfehd@devereux.org

Dolly Fehd **Address:** 5058 Meadow Lane, Marietta, GA 30068

(representative's name, printed)

Dolly Fehd
(representative's signature)

Phone #: 770-861-7107

E-Mail: dfehd@devereux.org

Signed, sealed and delivered in presence of:

Maria E Skeete

Notary Public



My Commission Expires: MARCH 2, 2020

Titleholder(s): The Devereux Foundation **Phone #:** 770-427-0147

(property owner's name printed)

Address: 1291 Stanley Road, Kennesaw, GA 30152

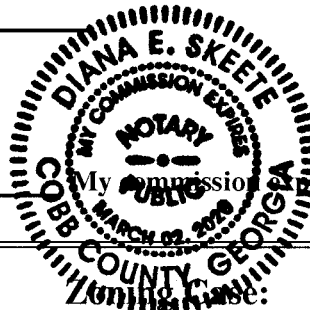
E-Mail: gskinner@devereux.org

[Signature]
(Property owner's signature)

Signed, sealed and delivered in presence of:

Maria E Skeete

Notary Public



My Commission Expires: MARCH 2, 2020

Commission District: District 1

Size of property in acres: 1 acre of 40 acres **Original Date of Hearing:** SLUP-1 of 2002

Location: 1291 Stanley Road, Kennesaw, GA 30152
(street address, if applicable; nearest intersection, etc.)

Property located on the southerly side of Stanley Road, and on the north side of Barrett Parkway

Land Lot(s): 242 and 243

District(s): 20th District

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

Devereux wishes to re-grade our sports field to provide for more even drainage. We would like to add a walk/run track for the children to promote physical fitness, and a basketball sports court.

(List or attach additional information if needed)

OB-062-8102 Proposal
 Site plan
 1/2

REV. NO.	DATE	DESCRIPTION
1	10/15/18	COBB COUNTY APPROVAL

LONG
 2550 KENNEDY COURT, SUITE 220
 ATLANTA, GA 30339
 TEL: 770.951.2495, FAX: 770.951.2492
 WWW.LONGR.COM

DEVEREUX BASEBALL FIELDS
 1291 STANLEY ROAD NW
 KENNESAW, GA 30142
 LAND LOT 244
 DISTRICT 20

COBB COUNTY
 10015/2018
 10/15/2018

SITE DATA NOTES
 PROJECT ADDRESS: DEVEREUX BASEBALL FIELDS
 1291 STANLEY ROAD NW
 KENNESAW, GA 30142

OWNER: DEVEREUX SPORTS & RECREATIONAL HEALTH, GEORGIA
 1291 STANLEY ROAD NW
 KENNESAW, GA 30142
 (770) 754-2862

ENGINEER: LONG ENGINEERING, INC.
 2550 KENNEDY COURT
 SUITE 220
 ATLANTA, GA 30339
 (770) 951-2495

CONTACT PERSON: DOLLY FEND (770) 941-7107
 ZONING: P-20

THE APPROPRIATE SITE AREA IS 53,18 ACRES.
 THE APPROPRIATE DISTURBED AREA IS 1.94 ACRES.

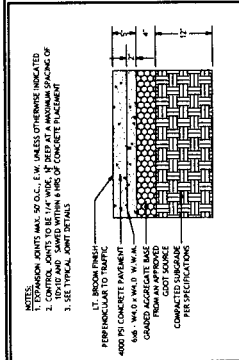
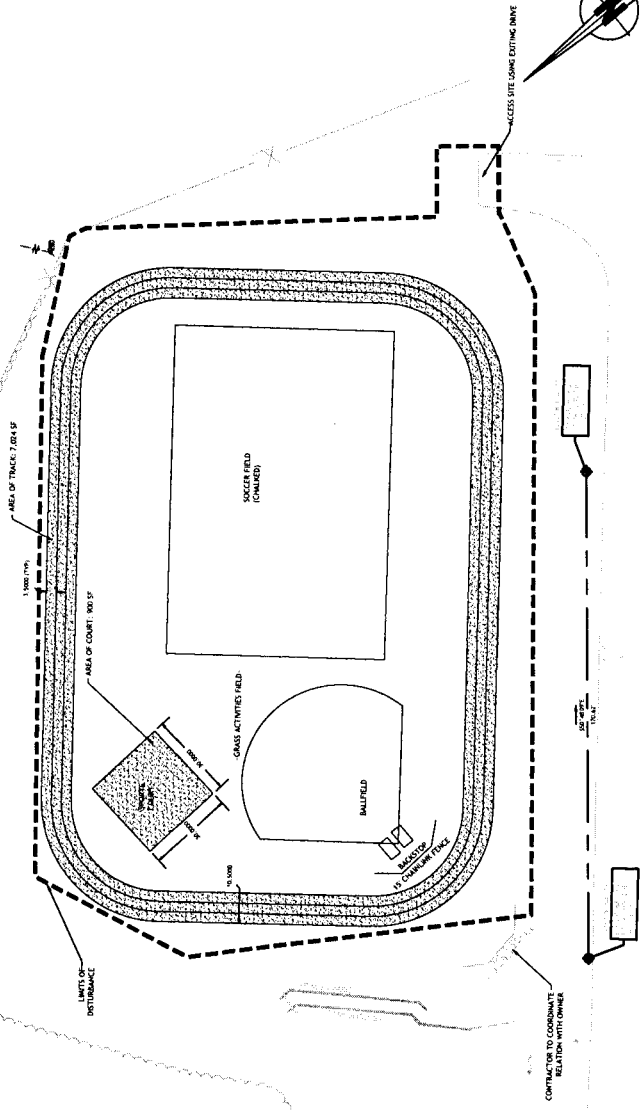
PAVING LEGEND

- CONCRETE PAVING

BARRETT PARKWAY

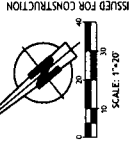
NOTES:
 1. REGULATORY AGENCIES TO BE LOADED FOR
 DAYTIME ACTIVITIES AND WILL NOT REQUIRE
 LIGHTING. NO LIGHTS WILL BE INSTALLED.

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 OCT 16 2018
 COBB CO. COMM. DEV. AGENCY
 ZONING DIVISION



CONCRETE PAVEMENT SECTION - STANDARD DUTY
 SCALE: 1"=1'

CONTRACTOR TO COORDINATE
 RELATION WITH OWNER



OB-062-2018 Proposal
 site plan
 2/2

REV. #	DATE	DESCRIPTION
1	10/15/2018	CONTRACT REVISIONS

LONG
 2550 HITCHCOCK COURT, SUITE 250
 ATLANTA, GA 30318
 TEL: 770.951.2495, FAX: 770.951.2496
 www.longinc.com

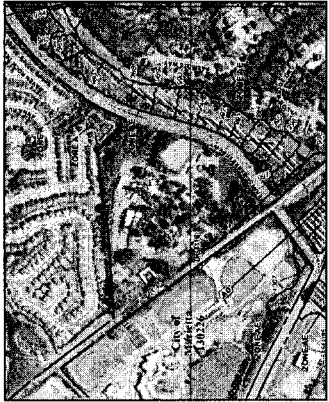
DEVEREUX BASEBALL FIELDS
 1291 STANLEY ROAD NW
 KENNESAW, GA 30142
 GRADING & DRAINAGE PLAN
 DISTRICT 20

STATE OF GEORGIA
 PROFESSIONAL ENGINEER
 LICENSE NO. 10112018
 DATE: 10/15/2018
 C3.0

NOTE: ALL STORMWATER INFRASTRUCTURES ON THIS SITE SHALL BE INSTALLED AND MAINTAINED OR REPLACED AT THE OWNER'S RESPONSIBILITY.

ENGINEER'S RUNOFF CONTROL CERTIFICATION
 THE PROPOSED EROSION AND RUNOFF CONTROL MEASURES ARE IN COMPLIANCE WITH THE COBB COUNTY SEDIMENT CONTROL AND FLOOD PROTECTION REGULATIONS AND WILL NOT INCREASE THE RUNOFF RATE FROM THE SITE FOR RAINSTORMS WITH A RETURN PERIOD OF 2, 5, 10, 25, 50, AND 100 YEARS.

DATE: 10/15/2018
 SIGNATURE: [Signature]



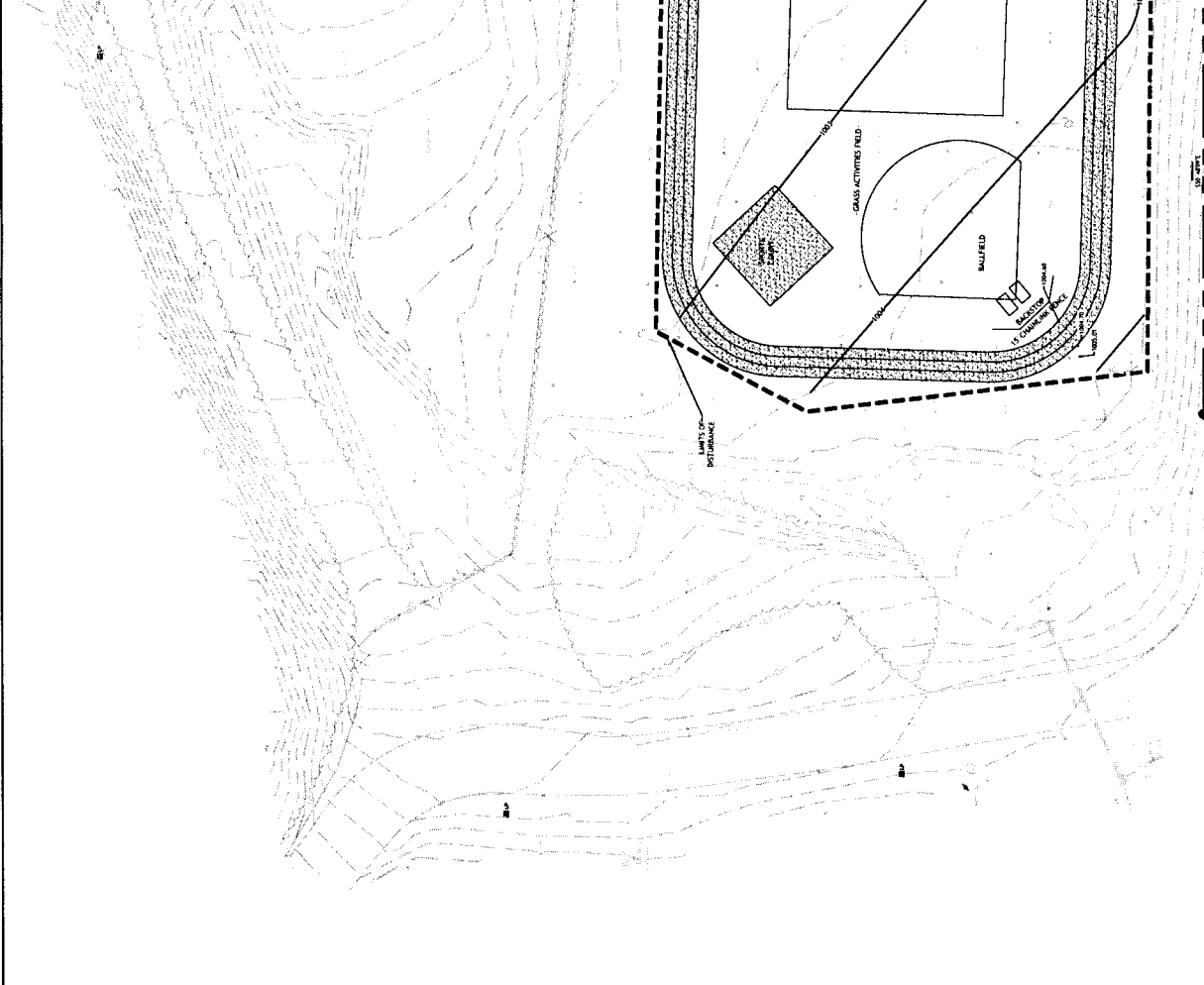
FIRM
 FLOOD INSURANCE RATE MAP
 COBB COUNTY
 DEVEREUX BASEBALL FIELDS
 PANEL 011 OF 021
 MAP NUMBER: 134000010010
 MAP REVISED: MARCH 4, 2011

THE APPROXIMATE SITE AREA IS 53.78 ACRES.
 THE APPROXIMATE DISTURBED AREA IS 0.98 ACRES.
 PROPOSED IMPROVED AREA: 0.53 ACRES (1,000 SF)

ISSUED FOR CONSTRUCTION
 SCALE: 1"=20'
 NORTH

UTILITY DISCLAIMER
 UTILITIES NOT SHOWN ON THIS PLAN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL UTILITY COMPANIES TO LOCATE ALL UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE COORDINATE WITH UTILITY COMPANIES TO MAKE THEIR RELOCATION WHEN NECESSARY OR ADAPTED FOR DESIGN.

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 OCT 16 2018
 COBB CO. COMM. DEV. AGENCY
 ZONING DIVISION



NOTE:
 NO GRADED SLOPE SHALL EXCEED 2H:1V

TOTAL SITE AREA = 53.78 AC
 DISTURBED AREA = 0.98 AC



PAGE 2 OF 3

APPLICATION NO. SLUP-1

1/9

ORIGINAL DATE OF APPLICATION: 02-19-02

APPLICANTS NAME: MARTIN AND MARTHA STONE

THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERS

BOC DECISION OF 02-19-02 ZONING HEARING:

DEVEREUX FOUNDATION, INC. for a **Special Land Use Permit** for the purpose of Revision to Master Plan in Land Lots 242 and 243 of the 20th District. Located on the south side of Stanley Road, northeast of CSX Railroad.

Following the announcement of withdrawn and held cases, Chairman Byrne asked for opposition to SLUP-1. Hearing none, the following motion was made:

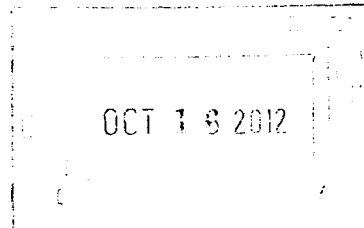
MOTION: Motion by Byrne, second by Askea, to **add** SLUP-1 to the consent agenda.

VOTE: **ADOPTED** unanimously

MOTION: Motion by Byrne, second by W. Thompson, as part of the consent agenda, to **approve** Special Land Use Permit subject to:

- revised site plan received December 6, 2001 (copy attached and made a part of these minutes)
- Stormwater Management Division comments and recommendations
- Cobb DOT comments and recommendations

VOTE: **ADOPTED** unanimously



PAGE 4 OF 5

APPLICATION NO. SLUP-1

ORIGINAL DATE OF APPLICATION: 02-19-02

APPLICANTS NAME: DEVEREUX FOUNDATION, INC.

3/a

THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERS

BOC DECISION OF 10-19-02 ZONING HEARING:

**OTHER BUSINESS ITEM #7 - TO CONSIDER A SITE PLAN AMENDMENT
REGARDING SLUP-1 (DEVEREUX FOUNDATION, INC.) OF FEBRUARY 19,
2002**

To consider a site plan amendment regarding SLUP-1 (Devereux Foundation, Inc.) of February 19, 2002, for property located on the south side of Stanley Road, northeast of CSX Railroad in Land Lots 242 and 243 of the 20th District.

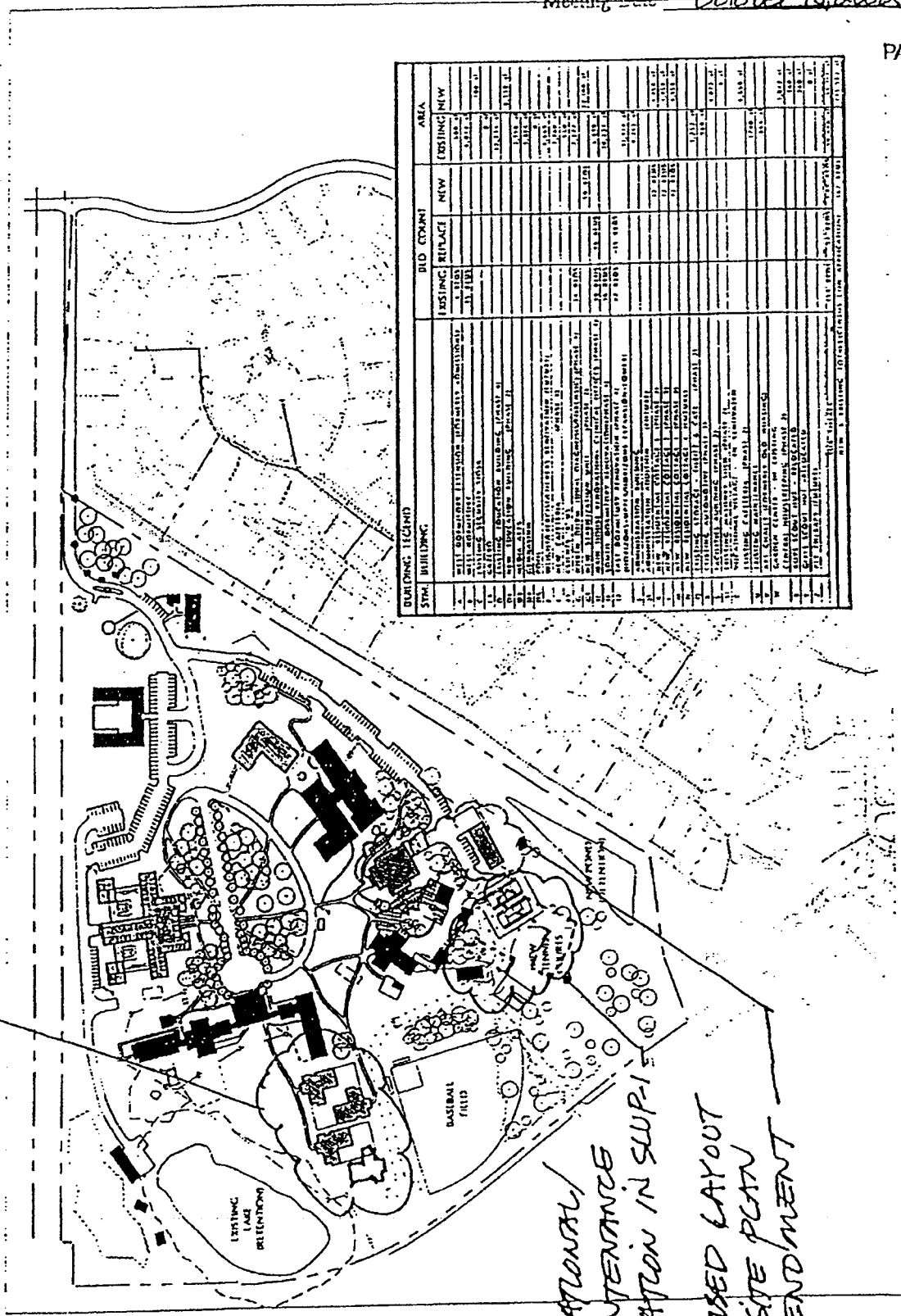
Mr. Mark Danneman, Zoning Division Manager, provided information regarding request for site plan amendment. Following presentation, the following motion was made:

MOTION: Motion by Askea, second by W. Thompson, to approve site plan amendment regarding SLUP-1 (Devereux Foundation, Inc.) of February 19, 2002, for property located on the south side of Stanley Road, northeast of CSX Railroad in Land Lots 242 and 243 of the 20th District **subject to:**

- site plan amendment (copy attached and made a part of these minutes)
- allowance of reduction in the number of residential cottages from six (6) units at 3,200 square feet each to four (4) units at 4,000 square feet each
- all other previously approved conditions and stipulations shall remain in effect

VOTE: **ADOPTED** unanimously

(6) COTTAGES APPROVED IN SLUP-1
 (4) COTTAGES IN SITE PLAN AMENDMENT



SYM.	BUILDING	BID COUNT		AREA
		EXISTING	NEW	
1	WILL BE REMOVED EXISTING BUILDING WITH NEWLY CONSTRUCTION	1	0	100.0
2	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
3	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
4	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
5	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
6	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
7	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
8	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
9	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
10	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
11	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
12	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
13	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
14	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
15	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
16	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
17	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
18	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
19	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
20	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
21	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
22	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
23	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
24	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
25	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
26	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
27	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
28	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
29	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
30	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
31	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
32	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
33	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
34	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
35	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
36	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
37	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
38	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
39	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
40	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
41	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
42	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
43	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
44	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
45	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
46	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
47	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
48	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
49	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0
50	EXISTING BUILDING - BUILDING - 10000.0	1	0	100.0

VOCATIONAL MAINTENANCE LOCATION IN SLUP-1
 REUSED LAYOUT FOR SITE PLAN AMENDMENT

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APPLICATION NO. SLUP-1

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ORIGINAL DATE OF APPLICATION: 02-19-02

APPLICANTS NAME: DEVEREUX FOUNDATION, INC.

THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERS

BOC DECISION OF 10-21-03 ZONING HEARING:

**OTHER BUSINESS ITEM #5 - TO CONSIDER A SITE PLAN AMENDMENT
REGARDING SLUP-1 (DEVEREUX FOUNDATION, INC.) OF FEBRUARY 19,
2002**

To consider a site plan amendment regarding SLUP-1 (Devereux Foundation, Inc.) of February 19, 2002, for property located on the south side of Stanley Road, northeast of CSX Railroad in Land Lots 242 and 243 of the 20th District.

Mr. Mark Danneman, Zoning Division Manager, presented information regarding request to amend site plan. Following presentation and discussion, the following motion was made:

MOTION: Motion by Goreham, second by Olens, to **approve** site plan amendment regarding SLUP-1 (Devereux Foundation, Inc.) of February 19, 2002, for property located on the south side of Stanley Road, northeast of CSX Railroad in Land Lots 242 and 243 of the 20th District **subject to:**

- **site plan received in the Zoning Division on October 14, 2003, depicting twelve (12) foot high fence to be erected around the property (copy attached and made a part of these minutes)**
- **fence details (copy attached and made a part of these minutes)**
- **request letter from Mr. Michael J. Stieferman dated October 14, 2003 (copy attached and made a part of these minutes)**
- **all previously approved conditions/stipulations to remain in full force and effect**

VOTE: **ADOPTED** unanimously

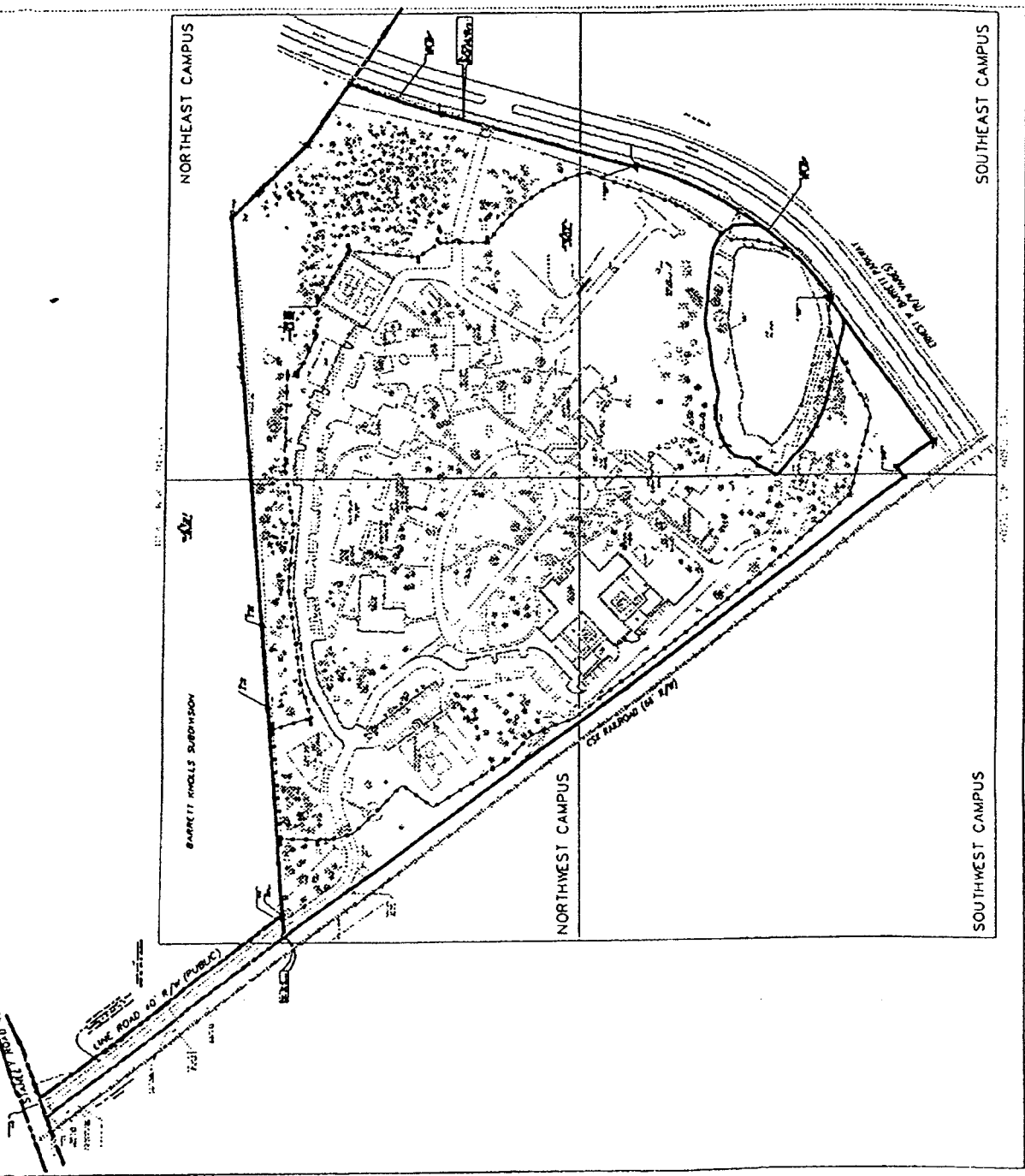
RECEIVED
 OCT 14 2003
 COBB CO. CORRAL DEV. DEPT.
 ZONING DIVISION

Min. Bk. 25 Petition No. (SLUP-1 of
 Doc. Type Site Plan 2/19/02
 depicting fencing
 Meeting Date 10/21/03

OB# 5

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GRAPHIC SCALE



6/9

URS

October 14, 2003

Mr. Mark Danaman
Cobb County Zoning Division Manager
191 Lawrence Street
Marietta, Georgia

RE: Devereux Fence
Special Land Use Permit

Dear Mr. Danaman:

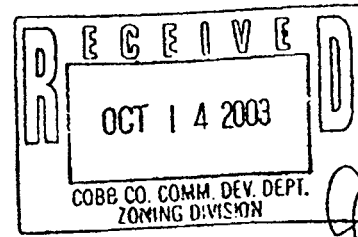
The enclosed information is presented in support of the request by Devereux of Georgia to allow a security fence to be constructed that is in excess of the height presently permitted by their Special Land Use Permit. The primary purpose of the proposed fence is to increase the security of the site by constructing a containment fence that is in excess of the current allowable height. In pursuit of that objective we have also selected a fencing system that is as unobtrusive as possible.

The majority of the fence will consist of a 12-foot tall, patented system that is manufactured and installed by the First Defence Company. It has been installed in many locations where containment is the primary concern and consists of pleasingly curved posts and chain link fence. The total height above grade for this installation will be 12'. The top 5' of fence fabric will consist of 3/8" mesh (referred to as "no climb" mesh) and the lower portion will consist of the traditional 2" diamond shaped mesh. We believe this will provide a pleasing appearance in areas where the fence will be visible from the public right-of-way or from adjacent properties. In a remote, densely wooded, area and away from the general public view, a portion of the fence may consist of 16' to 20' tall vertical fence with 5' of no climb mesh at the top. This is due to the proximity of a cell tower fence that would require the removal of more trees to accommodate the curved fence design at this location. The alternative fence at this location would be consistent with the overall security of the total perimeter.

We have located the new fence so most of the presently wooded areas are outside the perimeter. This is particularly important on the North side of the Campus, which abuts Barrett Knoll subdivision. In this way the wooded area will screen the adjoining neighbors and yet site security personnel will have a clear view of the fence line. Portions of the new fence line will also be offset from the existing fence line along Barrett Parkway. This will allow the area outside the new fence to be cleared and maintained without the necessity of removing the trees that presently screen the site from view from the roadway. It will be necessary to remove some of the seedlings and small trees located adjacent to the portion of the fence in the area of the existing lake. Fortunately this will also serve to provide an enhanced view of the lake from Barrett Parkway.

URS Corporation
400 Northpark Town Center
1000 Abernathy Road, NE
Suite 900
Atlanta, GA 30328
Tel: 678.808.8800
Fax: 678.808.8400

Min. Bk. 25 Petition No. (SLUP-1 of 2/19/02) ^{OB#5}
Doc. Type: Request Letter
Meeting Date 10/21/03 PAGE 9 OF 9





Petition No. ^{OB#5} (SLUP-1 of 2/19/02)
Meeting Date 10/21/03
Continued

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PAGE 10 OF 10

There will be three gates located in the fence perimeter. The only gate used for regular vehicle entrance will be in the area of the present guardhouse located on the driveway from Stanley Road. The proposed gate will consist of a 16' tall, motorized, gate that is a standard design for use with the curved fence. Of necessity, the gate will be vertical and will be hung from an overhead frame that will also form an overhang transition from the vertical gate to the curved fence. The frame height will allow for the passage of large trucks. The fence fabric will be vinyl coated for approximately 20' on either side of the gate. This will provide a softer appearance than the galvanized coating that will be on the remainder of the fence.

The other two gates will be located at the emergency entrance from Barrett Parkway and on the maintenance road to the stormwater detention basin. The entrance from Barrett Parkway will be normally locked and will be used by fire fighters to gain more rapid access to the site. This gate height will be in accordance with the Fire Department requirements. The gate to the detention basin will be 12' tall since it only needs to accommodate pick-up trucks and maintenance vehicles.

The attached drawings present an overview of the site showing the proposed fence alignment and several typical sections of the proposed fence and gate. Additional drawings will be prepared for the construction plans that will provide more details.

Thank you very much for your consideration on this matter. We feel that this amendment to the existing Special Land Use Permit will improve the security of the site while maintaining the esthetics of the area. Please call me if you have any questions concerning this matter.

Sincerely,

Michael J. Stieferman, P.E.
Senior Project Manager

ORIGINAL DATE OF APPLICATION: 02-19-02APPLICANTS NAME: DEVEREUX FOUNDATION, INC.

THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERS

BOC DECISION OF 11-20-12 ZONING HEARING:**OTHER BUSINESS ITEM #3- TO CONSIDER A SITE PLAN AMENDMENT FOR THE
DEVEREUX FOUNDATION REGARDING SPECIAL LAND USE PERMIT
APPLICATION SLUP-1 OF 2002 (DEVEREUX FOUNDATION, INC)**

To consider a site plan amendment for the Devereux Foundation regarding Special Land Use Permit application SLUP-1 of 2002 (Devereux Foundation, Inc), for property located on the southerly side of Stanley Road, and on the north side of Barrett Parkway in Land Lots 242 and 243 of the 20th District.

Mr. John Pederson, Zoning Division Manager, provided information regarding a site plan amendment for addition of amphitheatre and classroom building. The public hearing was opened and there being no speakers, the hearing was closed. Following presentation and discussion, the following motion was made:

MOTION: Motion by Goreham, second by Ott, to **approve** Other Business Item No. 2 for site plan amendment regarding Special Land Use Permit application SLUP-1 of 2002 (Devereux Foundation, Inc), for property located on the southerly side of Stanley Road, and on the north side of Barrett Parkway in Land Lots 242 and 243 of the 20th District **subject to:**

- **Site plan dated September 24, 2012 (attached and made a part of these minutes)**
- **Stormwater Management Division comments and recommendations: *stream buffer variance required for impervious setback encroachment; provide revised hydrology study to verify Stormwater Management requirements are met for the site***
- **Fire Department comments and recommendations:**
 - ***Fire apparatus access roads shall extend to within 150 feet of all portions of the facility or any portion of the exterior wall of the first floor (State Modifications IFC 503.1 2006 Edition)***
 - ***All access roads shall meet the American Association of State and Highway Transportation Officials (AASHTO) design manual live load standard HS20 (75,000 lbs.) with an unobstructed width of not less than 20 feet, 25 foot inside radius, 50 foot outside turning radius and unobstructed vertical clearance of not less than 13 feet 6 inches; the all-weather surface must be specified and if other than asphalt or concrete requires individual approval by CCFMO***
 - ***All gravel Fire Lanes require a concrete ribbon curb at a minimum and may be required to be painted for appropriate markings; maximum slope of the access road in reference to the apparatus is 10% Front to Back and 5% Side to Side***
 - ***Maximum grade of roadways leading to Fire Access roads refer to the Cobb County Development Standard Section 400: 14% for Non-Residential***

ORIGINAL DATE OF APPLICATION: 02-19-02APPLICANTS NAME: DEVEREUX FOUNDATION, INC.

THE FOLLOWING REPRESENTS THE FINAL DECISIONS OF THE
COBB COUNTY BOARD OF COMMISSIONERS

BOC DECISION OF 11-20-12 ZONING HEARING:**OTHER BUSINESS ITEM #3- TO CONSIDER A SITE PLAN AMENDMENT FOR THE DEVEREUX FOUNDATION REGARDING SPECIAL LAND USE PERMIT APPLICATION SLUP-1 OF 2002 (DEVEREUX FOUNDATION, INC) (Continued)**

- *Maximum angle of departure is 8.5%; dead-end access roads in excess of 150 feet shall be provided with a turn-around (IFC 503.2.5 2006 Edition)*
- *Cul-de-sac with or without an island: minimum 60-foot radius to outside curb, measured to inside of curb and a minimum lane width = 24 feet (Cobb County Development Standard 401.09). Single-Family cul-de-sac without island: 38-foot outside radius with island reverts to commercial dimensions. Hammerhead turn-around: total of 110 feet needed (45 feet + 20 feet wide roadway + 45 feet)*
- *Aerial apparatus access shall be required for all structures over 30 feet in height measured from the lowest level of fire department access to the ceiling height of the highest occupied floor level. Aerial fire apparatus access roads shall be a minimum width of 24 feet maximum of 40 feet from the structure and be positioned parallel to one entire side of the building*
- *No overhead utility and power lines shall be located within the aerial fire apparatus access. (Cobb County Development Standards 401.08.02.1)*
- *Show fire hydrants arranged to have a hydrant available for the distribution of hose to any portion of any building on premises at distances not exceeding 500 feet (driving distance); hydrants shall be at least 40 feet from the building (steamer connection facing street) (NFPA 24-7.2.3); fire hydrants shall be spaced not more than 500 feet apart; hydrants shall not be connected to water lines on the positive side (discharge side) of a fire pump; minimum 8" supply lines to all hydrants*
- *All previous stipulations and conditions, not otherwise in conflict, to remain in effect*

VOTE: **ADOPTED** unanimously

