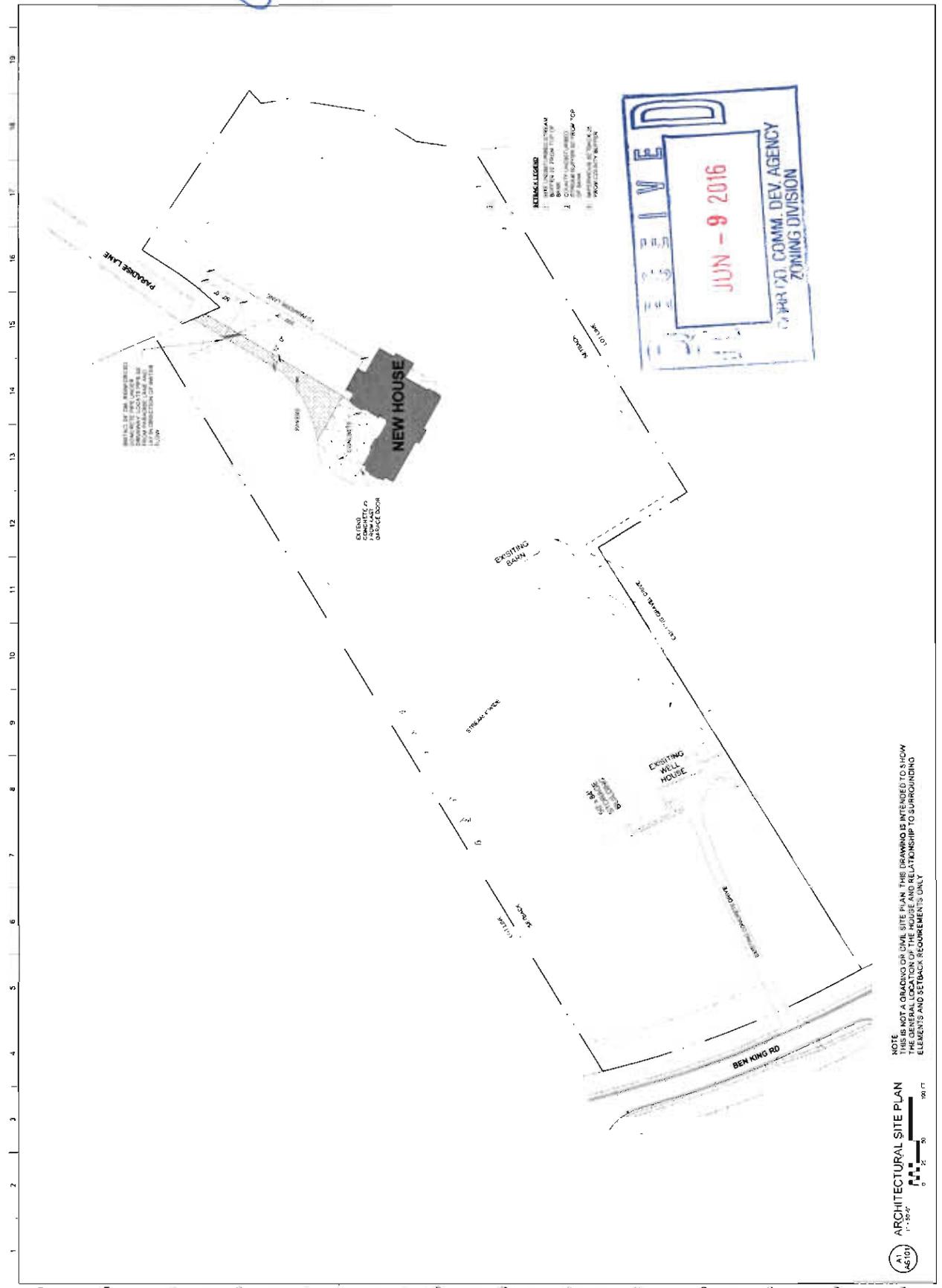




**V-105  
(2016)**

OWNER: PAUL TIBBS KENN  
PROJECT NUMBER: 2015-130  
ARCHITECTURAL SITE PLAN

**AS101**



THIS SHEET PLOTS ON 22" x 34" ANSI D  
1" = 10'-0"

NOTE: THIS IS NOT A BACKGROUND CIVIL SITE PLAN. THE DRAWING IS INTENDED TO SHOW THE GENERAL LOCATION OF THE HOUSE AND RELATIONSHIP TO SURROUNDING ELEMENTS AND SETBACK REQUIREMENTS ONLY.

ARCHITECTURAL SITE PLAN  
1" = 10'-0"  
0 20 40 60 80 100 FT

**APPLICANT:** Patrick Paul and Michelle Paul

**PETITION No.:** V-105

**PHONE:** 770-842-6754

**DATE OF HEARING:** 8-10-2016

**REPRESENTATIVE:** Michelle M. Paul

**PRESENT ZONING:** R-20

**PHONE:** 770-842-6754

**LAND LOT(S):** 131

**TITLEHOLDER:** Patrick M. Paul and Michelle M. Paul

**DISTRICT:** 20

**PROPERTY LOCATION:** On the north side of Ben King Road, west of McCollum Parkway, and at the southern terminus of Paradise Lane (3196 Paradise Lane).

**SIZE OF TRACT:** 9.25 acres

**COMMISSION DISTRICT:** 1

**TYPE OF VARIANCE:** 1) Allow a second electrical and water meter on a residential property; and 2) allow accessory structures (4,200 square foot storage building and approximately 1,375 square foot barn) to the side and in front of the principal building.

**OPPOSITION:** No. OPPOSED **PETITION No.**        **SPOKESMAN**       

**BOARD OF APPEALS DECISION**

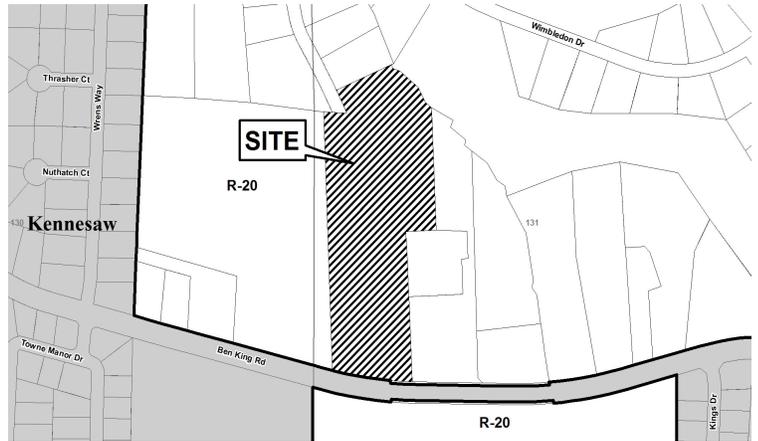
**APPROVED**        **MOTION BY**       

**REJECTED**        **SECONDED**       

**HELD**        **CARRIED**       

**STIPULATIONS:**       



**APPLICANT:** Patrick Paul and Michelle  
Paul

**PETITION No.:** V-105

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**COMMENTS**

**TRAFFIC:** Recommend driveway on Paradise Lane be paved with a treated hardened surface for a minimum of 25' from the edge of pavement or the County right-of-way, whichever is greater in length. Recommend removing and closing driveway apron along Ben King Road frontage that development renders unnecessary.

**DEVELOPMENT & INSPECTIONS:** No comment

**SITE PLAN REVIEW:** No comment

**STORMWATER MANAGEMENT:** No comments.

**HISTORIC PRESERVATION:** After examining Civil War trench maps, Cobb County historic property surveys, county maps, and various other resources, staff has no comments regarding the impact or treatment of historic and/or archaeological resources for V-98 –V-113.

**DESIGN GUIDELINES:** Staff has determined that the subject site is not within the boundaries of approved design guidelines study areas; therefore does not have to comply with design guidelines requirements. No comments.

**CEMETERY PRESERVATION:** No comment

**WATER:** Second water meter has been approved by CCWS and installed

**SEWER:** No conflict

**APPLICANT:** Patrick Paul and Michelle  
Paul

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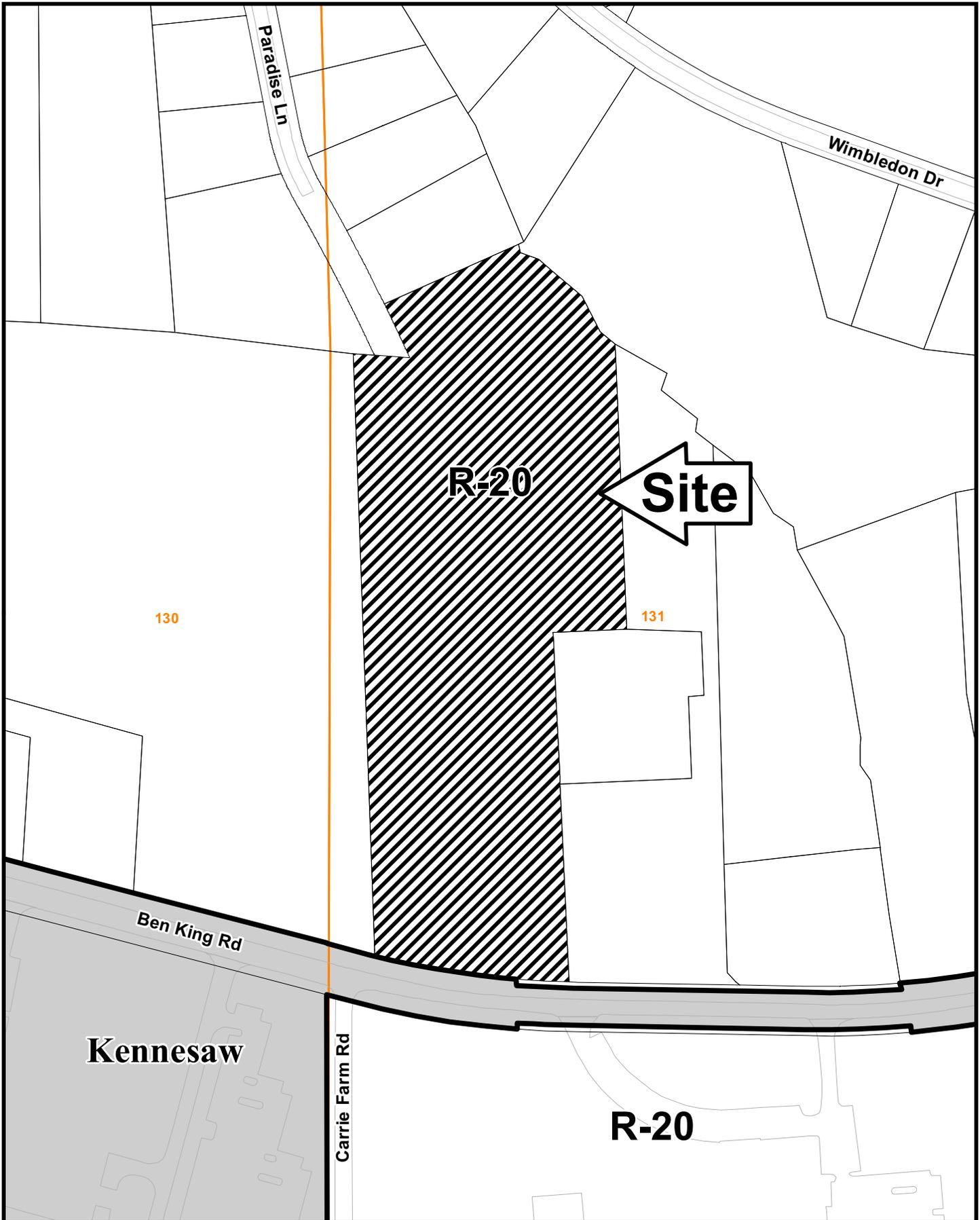
**PETITION No.:** V-105

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**FIRE DEPARTMENT:** NO COMMENTS: After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.

# V-105-2016 GIS



This map is provided for display and planning purposes only. It is not meant to be a legal description.

0 200 400 Feet

City Boundary  
Zoning Boundary



# Application for Variance Cobb County

(type or print clearly)

Application No. V-105  
Hearing Date: 8-10-16

Applicant Patrick + Michelle Paul Phone # 770-842-6754 E-mail mmpaul800@yahoo.com

Michelle Paul  
(representative's name, printed) Address 3196 Paradise Lane, Kennesaw, GA 30144  
(street, city, state and zip code)

Michelle Paul  
(representative's signature) Phone # 770-842-6754 E-mail mmpaul800@yahoo.com

Signed, sealed and delivered in presence of:  
Jenny Benson  
Notary Public

My commission expires: Jan 7, 2020

Titleholder Patrick + Michelle Paul Phone # 770-842-6754 E-mail mmpaul800@yahoo.com

Signature Michelle Paul  
(attach additional signatures, if needed) Address: 112-8 Pinecrest Rd, Canton, GA 30115 (present)  
(street, city, state and zip code) 3196 Paradise Lane, Kennesaw, GA 30144  
Signed, sealed and delivered in presence of:

My commission expires: Jan 7, 2020  
Jenny Benson  
Notary Public

Present Zoning of Property R-20

Location 3196 Paradise Lane, Bldg. 2  
(street address, if applicable: nearest intersection, etc.)

Land Lot(s) 131 District 20 Size of Tract 9.25 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 9.25 acres Shape of Property \_\_\_\_\_ Topography of Property \_\_\_\_\_ Other \_\_\_\_\_

Does the property or this request need a second electrical meter? YES X NO \_\_\_\_\_

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:

We are building a new home on the Paradise Lane side of our 9.25 acre property and adding an electric meter near the new home. The property previously had a (demo'd) home on the Ben King Rd side of the property, which already had a meter, where we are building an accessory structure. We would like to use/tap into the existing meter off Ben King Rd for this building. We do not want to cross a stream by using electric from the house. s a second meter

List type of variance requested: We would like to tap into an existing electric meter, giving us a second electric meter, for an accessory building. This building will not be used for commercial or dwelling purposes. A separate water meter now exists, for both new home and storage building.