



Cobb County...Expect the Best!

COBB COUNTY BOARD OF COMMISSIONERS

ZONING HEARING SUMMARY AGENDA

June 20, 2023

District	Case	Withdrawn cases
2	Z-55-2022	KENNETH B. CLARY (Continued by Staff from the September 6, 2022 through March 7, 2023 Planning Commission hearings until the April 4, 2023 Planning Commission hearing; Held by the Planning Commission from the April 4, 2023 Planning Commission hearing until the May 2, 2023 Planning Commission hearing). WITHDRAWN WITHOUT PREJUDICE
4	Z-14-2023	BRAND PROPERTIES, LLC (Continued by staff until the June 6, 2023 Planning Commissioner hearing). WITHDRAWN WITHOUT PREJUDICE
4	LUP-12-2023	CARLA A. GARCIA (WITHDRAWN WITHOUT PREJUDICE)

District	Case	Held and Continued cases (will not be heard)
2	Z-60-2022	BRANCH ACQUISITION COMPANY, LLC (Continued by Staff from the September 6, 2022 through June 6, 2023 Planning Commission hearings until the July 5, 2023 Planning Commission hearing).
2	Z-67-2022	S&B INVESTMENTS, INC. (Continued by Staff from the October 4, 2022 through the May 2, 2023 Planning Commission hearings until the July 5, 2023 Planning Commission hearing).
4	Z-9-2023	AGUAS VIVAS CENTRO FAMILIAR DE ADORACION INC. (Held by the Planning Commission from the April 4, 2023 through June 6s, 2023 Planning Commission hearing until the July 5, 2023 Planning Commission hearing).
4	Z-12-2023	FERNANDO CHAVARRIA (Continued by Staff from the May 2, 2023 and June 6, 2023 Planning Commission hearings until the July 5, 2023 Planning Commission hearing).
1	Z-13-2023	MATTHEW C. FLOURNOY (Continued by the Planning Commission from the May 2, 2023 and June 6, 2023 Planning Commission hearings until the July 5, 2023 Planning Commission hearing).
3	Z-15-2023	SDP ACQUISITIONS, LLC (Continued by staff until the June 6, 2023 Planning Commissioner hearing). (Continued by Staff from the May 2, 2023 and June 6, 2023 Planning Commission hearings until the July 5, 2023 Planning Commission hearing).
4	Z-18-2023	ICON RENOVATIONS, LLC (Continued by Staff from the June 6, 2023 Planning Commission hearing until the July 5, 2023 Planning Commission hearing).
2	LUP-11-2023	RICK KUHLMAN (Held by the Planning Commission from the June 6, 2023 Planning Commission until the July 5, 2023 Planning Commission hearing).
4	SLUP-6-2023	CLARKDALE VENTURES, LLC (Continued by Staff from the June 6, 2023 Planning Commission hearing until the July 5, 2023 Planning Commission hearing).

District	Case	Consent Agenda
3	Z-16-2023	TOYS & GIFT DELIVERY, INC.
4	LUP-9-2023	PATRICIA DEVERGER
1	LUP-10-2023	YOUNG S. UTASH
1	OB-25-2023	CMC CUSTOM HOMES, LLC (Continued by the Board of Commissioners from the May 16, 2023 Board of Commissioners hearing until the June 20, 2023 Hearing).

District	Case	Held and continued cases - to be heard
4	Z-65-2022	DRAPAC INVESTMENTS, LLC (Continued by the Planning Commission until the November 1, 2022 Planning Commission hearing; Held by the Planning Commission until the February 7, 2023 Planning Commission hearing; Continued by Staff from the February 7, 2023 through May 2, 2023 Planning Commission hearings until the June 6, 2023 Planning Commission hearing).
3	Z-8-2023	TOMMY'S EXPRESS BY NORTHGATE (Continued by Staff from the April 4, 2023 and May 2, 2023 Planning Commission hearings until the June 6, 2023 Planning Commission hearing).
4	Z-11-2023	JOSE LUIS CARDENAS (Continued by Staff from the May 2, 2023 Planning Commission hearing until the June 6, 2023 Planning Commission hearing).
1	SLUP-4-2023	RAY MURPHY (Held by the Planning Commission from the May 2, 2023 Planning Commission hearing until the June 6, 2023 Planning Commission hearing).

District	Case	Regular cases
3	Z-17-2023	CALIBER CAPITAL KENNESAW, LLC
3	SLUP-5-2023	CALIBER CAPITAL KENNESAW, LLC

Other Business cases		
District	Case	Applicant
1	OB-13-2023	EDWARD M. GLANCY, JR. (Held by the Board of Commissioners from the April 18, 2023 Board of Commissioners hearing until the May 16, 2023 Board of Commissioners hearing; Continued by the Board of Commissioners from the May 16, 2023 Board of Commissioners hearing until the June 20, 2023 Board of Commissioners hearing).
4	OB-23-2023	IGLESIA MISIONERA (Continued by the Board of Commissioners from the May 16, 2023 Board of Commissioners hearing until the June 20, 2023 Hearing).
4	OB-27-2023	DR HORTON, INC.
4	OB-28-2023	MATTHEW BOWMAN, JR.
2	OB-29-2023	TURREN CONSTRUCTION, LLC



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ZONING HEARING CONSENT AGENDA

June 20, 2023

Zoning Cases

Z-16 TOYS & GIFT DELIVERY, INC. (Toys & Gift Delivery Inc., owner) requesting rezoning from **OI** to **NRC** for a bakery in Land Lot 595 of the 16th District. Located on the west side of Sandy Plains Road, north of Piedmont Road (2601 Sandy Plains Road). The Planning Commission recommends approval of Z-16 to the **NRC** zoning district, subject to:

1. Site Plan received by the Zoning Division on March 31, 2023 (on file in the Zoning Division), with the District Commissioner approving minor modifications
2. Variances as stated in the Zoning Division comments and recommendations
3. Fire Department comments and recommendations
4. County Arborist comments and recommendations
5. Water and Sewer Division comments and recommendations
6. Stormwater Management Division comments and recommendations
7. Department of Transportation comments and recommendations
8. Inclusion on the Consent Agenda for the Board of Commissioners' Zoning Hearing on June 20, 2023

LUP-9 PATRICIA DEVERGER (Patricia A. Hines, owner) requests a Temporary Land Use Permit (**Renewal**) to allow a childcare learning center in Land Lot 631 of the 19th District. Located on the west side of Crest Ridge Circle, south of Crest Ridge Drive (3022 Crest Ridge Circle). The Planning Commission recommends approval of LUP-9 for 24 months subject to:

1. Maximum of 10 children
2. Two employees
3. Department of Transportation comments and recommendations
4. Inclusion on the Consent Agenda for the Board of Commissioners' Zoning Hearing on June 20, 2023

LUP-10 YOUNG S. UTASH (Michael J. Utash and Young S. Utash, owners) requests a Temporary Land Use Permit **(Renewal)** to allow clothing alterations, bridal gown sales in Land Lot 126 of the 20th District. Located on the east side of Kimberly Road, north of Old 41 Highway (3230 Kimberly Road). The Planning Commission recommends approval of LUP-10 for 24 months subject to:

1. **Maximum number of truck deliveries to be two per day**
2. **Maximum number of customers to be no more than three per day and by appointment *only***
3. **Inclusion on the Consent Agenda for the Board of Commissioners' Zoning Hearing on June 20, 2023**

ITEM OB-25-2023

To consider amending the site plan and stipulations for CMC Custom Homes, LLC regarding rezoning application Z-37 of 2007, for property located on the west side of Acworth Due West Road, south of McClure Road in Land Lot 122 of the 20th District (3141 Acworth Due West Road) (*Continued by the Board of Commissioners until the June 20, 2023 Hearing*). Staff recommends approval subject to:

1. **Letter of agreeable stipulations from Parks Huff dated June 15, 2023.**
2. **Site plan received by the Zoning Division June 15, 2023, with the District Commissioner approving minor modifications.**
3. **Water and sewer comments contained in the Other Business packet.**
4. **Stormwater Management comments contained in the Other Business packet.**
5. **Cobb DOT comments contained in the Other Business packet.**
6. **Fire Department comments contained in the Other Business packet.**