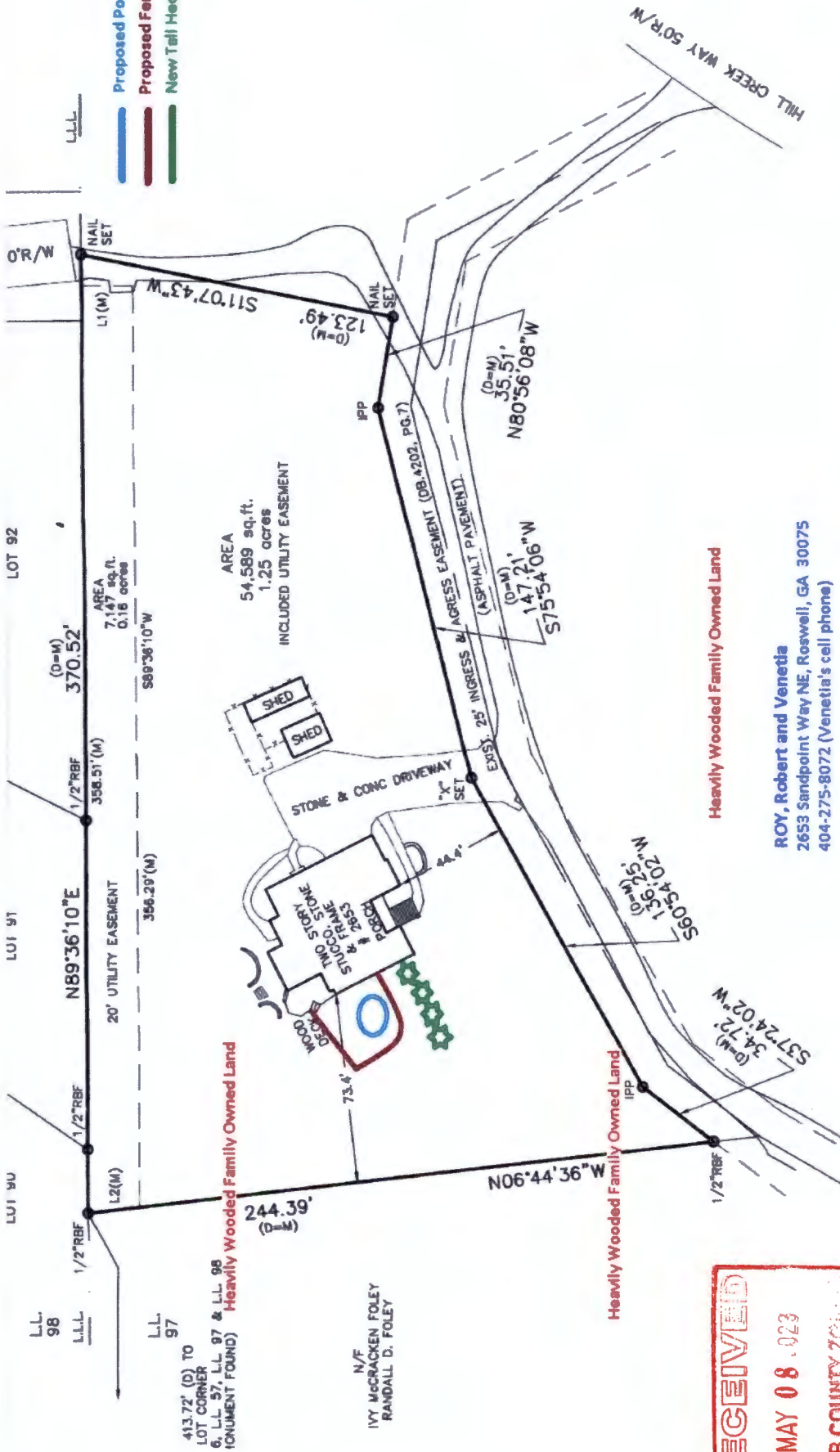


V-71
(2023)

- Proposed Pool
- Proposed Fencing
- New Tall Hedges



413.72' (D) TO LOT CORNER 6, L.L. 57, L.L. 97 & L.L. 98 (MONUMENT FOUND)
 N/F MCCRACKEN FOLEY RANDALL D. FOLEY

Heavily Wooded Family Owned Land

Heavily Wooded Family Owned Land

ROY, Robert and Venetia
 2653 Sandpoint Way NE, Roswell, GA 30075
 404-275-8072 (Venetia's cell phone)

RECEIVED
 MAY 08 2023
 COBB COUNTY ZONING

APPLICANT: Robert Roy and Venetia Roy

PETITION No.: V-71

PHONE: 404-275-8072

DATE OF HEARING: 07-12-2023

REPRESENTATIVE: Robert J. Roy and Venetia Roy

PRESENT ZONING: R-20

PHONE: 404-606-0548

LAND LOT(S): 97

TITLEHOLDER: Robert J. Roy and Venetia Roy

DISTRICT: 1

PROPERTY LOCATION: At the southern terminus of Sandpoint Way, south of Sandpoint Drive (2653 Sandpoint Way).

SIZE OF TRACT: 1.25 acres

COMMISSION DISTRICT: 2

TYPE OF VARIANCE: Allow accessory structures to the side of the principal building (two existing sheds and one proposed on-ground pool).

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

BOARD OF APPEALS DECISION

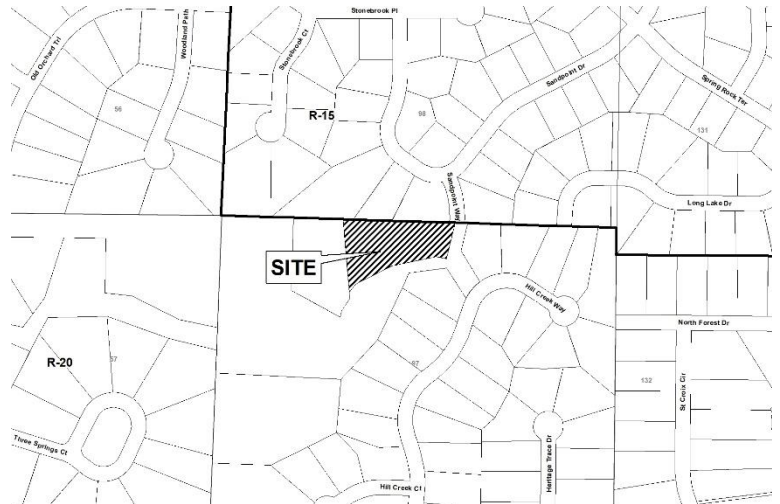
APPROVED **MOTION BY**

REJECTED **SECONDED**

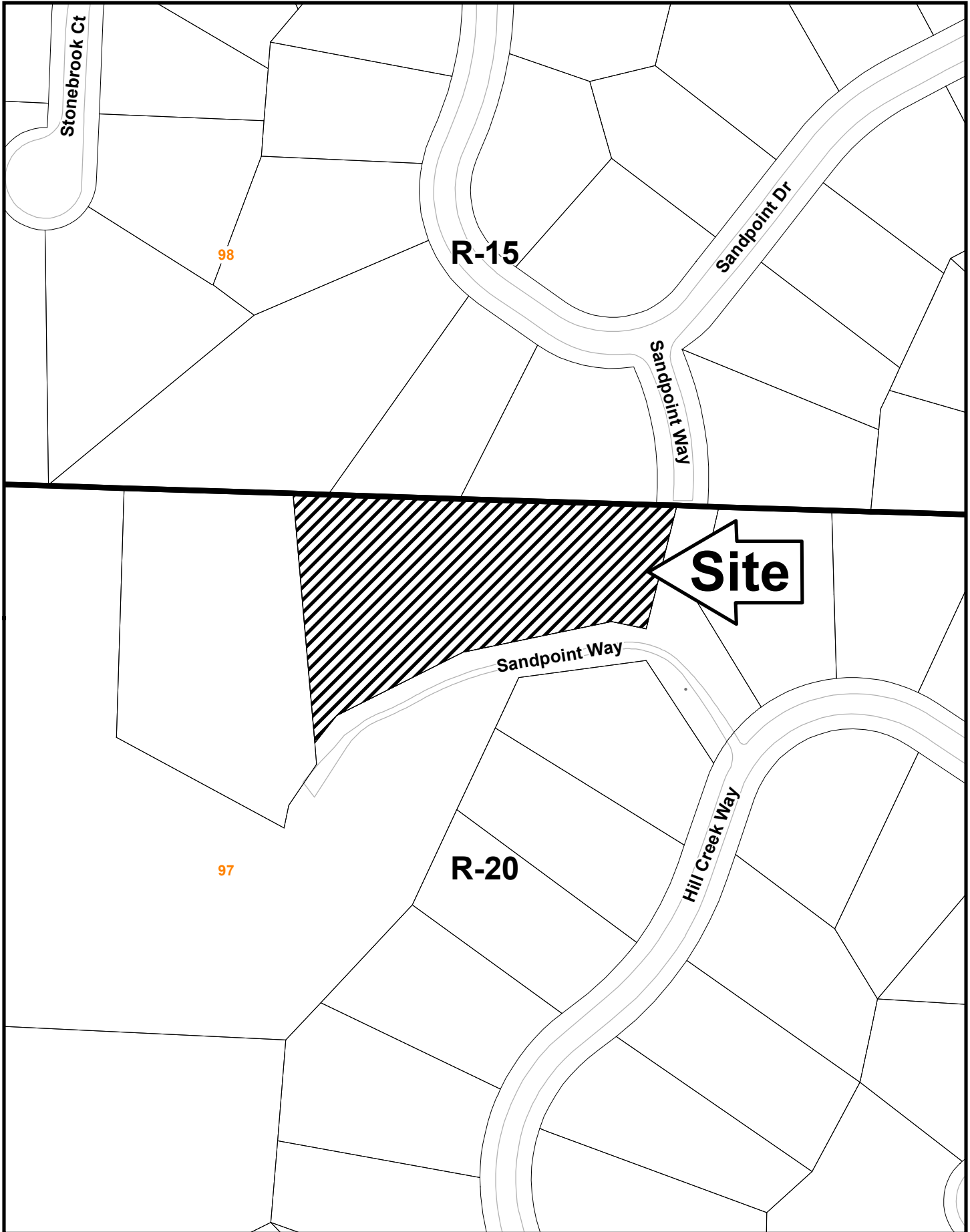
HELD **CARRIED**

STIPULATIONS:

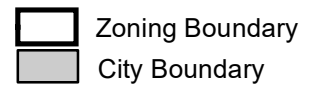
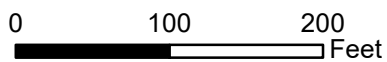
Click here to add photo

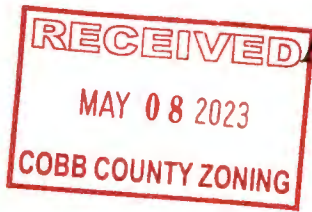


V-71 2023 GIS



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





Application for Variance Cobb County

(type or print clearly)

Application No. V-71
Hearing Date: 7-12-23

Applicant Robert and Venetia Roy Phone # 404-275-8072 E-mail worksmartmedical@aol.com

Robert J. Roy Venetia Roy Address 2653 Sandpoint Way NE, Roswell, GA 30075
(representative's name, printed) (street, city, state and zip code)

[Signature] Venetia M. Roy Phone # 404-606-0548 E-mail worksmartmedical@aol.com
(representative's signature)

My commission expires: July 29, 2025



Signed, sealed and delivered in presence of:

[Signature]
Notary Public - State of Georgia
Paulding County

My Commission Expires Jul 29, 2025

Notary Public

Titleholder Robert and Venetia Roy Phone # 404-275-8072 E-mail worksmartmedical@aol.com

* Signature [Signature] Venetia M. Roy Address: 2653 Sandpoint Way NE, Roswell, GA 30075
(attach additional signatures, if needed) (street, city, state and zip code)

My commission expires: July 29, 2025



Signed, sealed and delivered in presence of:

[Signature]
Notary Public - State of Georgia
Paulding County

My Commission Expires Jul 29, 2025

Notary Public

Present Zoning of Property R-20

Location 2653 Sandpoint Way NE, Roswell, GA 30075
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 97 District 01 Size of Tract 1.25 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 54,589 sq ft Shape of Property Rectangle Topography of Property Heavily wooded, sloped and flat areas Other No rear yard space

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

How many stories is the proposed building? N/A How many square feet? On ground Pool plus patio
Approx total 750 sq ft.

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.

Would require major removal of old established hardwoods and tall pines and would not fit setback requirements since lot is long and thin. Also, to use our lot's full potential for family and grandchildren outdoor enjoyment, we want to install this small, on-ground pool. This variance will allow us to utilize the rear, side yard, which is the widest part of our 1.25 acre lot (instead of the non-existent rear yard).

List type of variance requested: To allow installation of small on-ground pool at rear of side yard, waiving the rear yard requirement. All other property and pool/structure setback requirements are met.

CONSENT OF CONTIGUOUS PROPERTY OWNERS OR LAND OWNERS

TO ACCOMPANY APPLICATION

V-71
(2023)
Exhibit

PURPOSE OF VARIANCE REQUEST

By signature, it is hereby acknowledged that I give my consent/or have no objection that the Roy family intends to make an application to the appropriate Cobb County Authorities for a variance request for the purpose of adding a small pool and privacy fence in the side yard. on the premises described in the application.

Signature	Printed name	Address
1. <i>Christine McGinnis</i>	CHRISTINE MCGINNIS	1573 SANDPOINT DR Roswell Georgia 30075
2. <i>Jennifer L. Martin</i>	JENNIFER L. MARTIN	1575 Sandpoint Dr. Roswell GA 30075
3. <i>Paul M. Wilhelm</i>	PAUL M. WILHELM	1577 SANDPOINT DR. Roswell GA 30075
4. <i>Randall Foley</i>	RANDALL FOLEY	2655 SANDPOINT WAY NE ROSWELL, GA 30075
5. <i>Ivy McClain-Foley</i>	Ivy McClain-Foley	2655 SANDPOINT WAY NE ROSWELL, GA 30075
6. <i>Ivy McClain-Foley</i>	Ivy McClain-Foley as trustee VBM Trust	2661 SANDPOINT WAY NE ROSWELL, GA 30075
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V-71
(2023)
Exhibit



4-16-23

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