



COBB COUNTY
BOARD OF COMMISSIONERS

100 Cherokee Street, Suite 300
Marietta, Georgia 30090-7000
Phone: (770) 528-3305 Fax: (770) 528-2606

Michael H. Boyce
Chairman

CERTIFIED MAIL
7015 0640 0001 4999 4515

February 6, 2019

The Honorable A. Max Bacon, Mayor
City of Smyrna
City Hall
P.O. Box 1226 / 2800 King Street
Smyrna, Georgia 30080

Re: Petition for Annexation– Land Lot 0349, 17th District, Parcels 0011, 2nd Section, undeveloped property on Greenridge Street, Cobb County, Georgia; Notice of Non-Objection

Dear Mayor Bacon:

We are in receipt of the above-referenced annexation request. Please accept this response to the annexation proposal for the undeveloped property on Greenridge Street. The subject property is currently zoned R-20 and GC, and is within an area identified as CAC according to the Cobb County Future Land Use Map. The applications indicate the sites will be utilized for construction of two to three (2 -3) homes on historically platted lots. Based on our HB 489 Intergovernmental Agreement, this is an objectionable request. However, while the proposed rezoning is not compatible with the Future Land Use category in accordance with the Intergovernmental Agreement pertaining to land use, it is compatible with the existing, surrounding uses

In summary, please accept this letter as the County's formal **notice of non-objection** to the proposed annexation. Comment from the Cobb County Water System, Department of Transportation and Fire Department are attached for your consideration. Should you have any questions or need any additional information, please contact Jay Northrup, Intergovernmental Coordinator, at (770) 528-2199.

Re: Petition for Annexation-- Land Lot 0349, 17th District, Parcels 0011, 2nd Section, undeveloped property on Greenridge Street, Cobb County, Georgia; Notice of Non-Objection

Sincerely,

A handwritten signature in black ink, appearing to read "Michael H. Boyce", written over a horizontal line.

Michael H. Boyce, Chairman

cc: Rob Hosack, County Manager – VIA E-mail
Jackie McMorris, Deputy County Manager – VIA E-mail
Deborah Dance, County Attorney- VIA E-mail
Michael Hughes, Interim Community Development Director – VIA E-mail
Debra Blair, Associate County Attorney II – VIA E-mail
Jason Gaines, Planning Division Manager – VIA E-mail
Pamela Mabry, County Clerk – Via E-Mail
Ken Suddreth, Director Community Development, City of Smyrna
Rusty Martin, Senior Planner, City of Smyrna

Re: Petition for Annexation– Land Lot 0349, 17th District, Parcels 0011, 2nd Section, undeveloped property on Greenridge Street, Cobb County, Georgia; Notice of Non-Objection

[signature page continued]

Sincerely,

Keli Gambrell

Keli Gambrell, District 1 Commissioner

cc: Rob Hosack, County Manager – VIA E-mail
Jackie McMorris, Deputy County Manager – VIA E-mail
Deborah Dance, County Attorney- VIA E-mail
Michael Hughes, Interim Community Development Director – VIA E-mail
Debra Blair, Associate County Attorney II – VIA E-mail
Jason Gaines, Planning Division Manager – VIA E-mail
Pamela Mabry, County Clerk – Via E-Mail
Ken Suddreth, Director Community Development, City of Smyrna
Rusty Martin, Senior Planner, City of Smyrna

Re: Petition for Annexation-- Land Lot 0349, 17th District, Parcels 0011, 2nd Section, undeveloped property on Greenridge Street, Cobb County, Georgia; Notice of Non-Objection

[signature page continued]

Sincerely,

A handwritten signature in cursive script that reads "JoAnn K. Birrell". The signature is written in black ink and is positioned above the printed name.

JoAnn K. Birrell, District 3 Commissioner

cc: Rob Hosack, County Manager – VIA E-mail
Jackie McMorris, Deputy County Manager – VIA E-mail
Deborah Dance, County Attorney- VIA E-mail
Michael Hughes, Interim Community Development Director – VIA E-mail
Debra Blair, Associate County Attorney II – VIA E-mail
Jason Gaines, Planning Division Manager – VIA E-mail
Pamela Mabry, County Clerk – Via E-Mail
Ken Suddreth, Director Community Development, City of Smyrna
Rusty Martin, Senior Planner, City of Smyrna

Northrup, Jay

From: Davidson, Timothy
Sent: Friday, February 01, 2019 1:02 PM
To: Northrup, Jay
Subject: RE: ANNEXATION: For Review and comment; Greenridge Street and Pat Mell Place, Smyrna

Water service for the parcel at Greenridge Street and Pat Mell Place is provided by the existing CCWS water main in Greenridge Street.

Wastewater for the parcels can be treated at the South Cobb WRF where there currently is sufficient capacity. Permit issuances are subject to continued WRF compliance with EPD discharge requirements.

Because CCWS will continue to own and maintain water and sewer facilities in public rights-of-way and public easements, there would be no infrastructure loss.

Tim Davidson
Cobb County Water System
660 South Cobb Drive
Marietta, GA 30060
770-419-6312

ANNEXATION/REZONING

APPLICANT: Smyrna
349/17

PETITION NO : _____ :

PRESENT ZONING: R-20

PETITION FOR: R-15 :

**TRANSPORTATION COMMENTS &
RECOMMENDATIONS**

The following comments and recommendations are based on office review of the subject annexation/rezoning case:

Reviewed plans do not show detailed plans and/or specific uses. Additional concerns/comments will be provided after plans have been submitted to Cobb County via the formal Plan Review Process.

Greenridge St is classified as a local road. R/W does not appear to meet the minimum requirements.

Reviewed plans do not show future plans or specific uses. Additional concerns/comments will be provided after plans have been submitted to Cobb County via the formal Plan Review Process.

Recommend applicant consider entering into a development agreement pursuant to O.C.G.A. 36-71-13 for dedication of the following system improvements to mitigate traffic concerns: a) donation of right-of-way along Greenrdge St, 25' from road centerline.

Recommend applicant be required to meet all Cobb County Development Standards and Ordinances related to project improvements.

Recommend curb, gutter and sidewalk entire property frontage.

Plans to be submitted for Cobb County Plan Review and approval.

Northrup, Jay

From: Westbrook, Jay
Sent: Thursday, January 31, 2019 5:21 PM
To: Northrup, Jay; Crider, Randal; Heaton, Sam
Subject: RE: ANNEXATION: For Review and comment; Greenridge Street and Pat Mell Place, Smyrna

Jay,

Although this does not create a technical island, it does create an island for emergency response. I believe it has the potential to further exacerbate and already somewhat confusing boundary reference to emergency response.

J. Westbrook
Cobb Fire Deputy Chief

Annexation Application From The City of Smyrna

January 2019

17 th District
Land Lot 0349
Parcel: 0011

Legend

-  Smyrna
-  Annexation

