



COBB COUNTY BOARD OF COMMISSIONERS

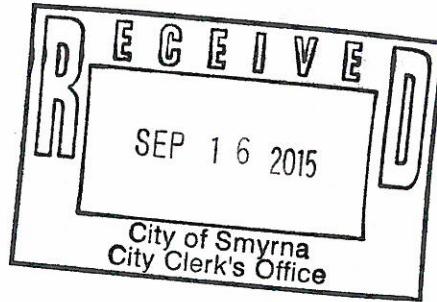
100 Cherokee St., Suite 300
Marietta, GA 30090-7000
(770)-528-3305 • fax: (770)-528-2606
Email: TLee@cobbcounty.org

Tim Lee
Chairman

CERTIFIED MAIL
7014 1820 0000 0594 0078

September 11, 2015

The Honorable A. Max Bacon
Mayor, City of Smyrna
City Hall – Office of the Mayor
2800 King Street / P. O. Box 1226
Smyrna, Georgia 30081



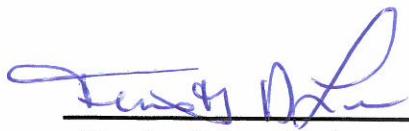
Re: Petition for Annexation– Land Lot 562, 17th District, Parcels 17056200470, 2nd Section, Cobb County, Georgia; Notice of Non-objection.

Dear Mayor Bacon:

We are in receipt of the above-referenced annexation and rezoning request. Please accept this response to the annexation proposal for 1423 Hawthorne Avenue. The property in question is currently zoned R-20 and is within an area identified as Low Density Residential according to the Cobb County Future Land Use Map. The application is not proposing to change the zoning designation. The property abuts the city boundary on the south, but is further surrounded by an existing island of unincorporated county. Based on our HB 489 Intergovernmental Agreement this is a non-objectionable request.

In summary, please accept this letter as the County's formal **notice of non-objection** to the proposed annexation. Please see the attached comments from the Department of Transportation and Cobb County Water System. Should you have any questions or need any additional information, please do not hesitate to let us know or contact Jay Northrup, Intergovernmental Coordinator of the Community Development Agency at (770) 528-2199.

Sincerely,


Timothy D. Lee

Timothy D. Lee, Chairman


Bob Weatherford

Bob Weatherford, District 1 Commissioner


Bob Ott

Bob Ott, District 2 Commissioner


JoAnn K. Birrell

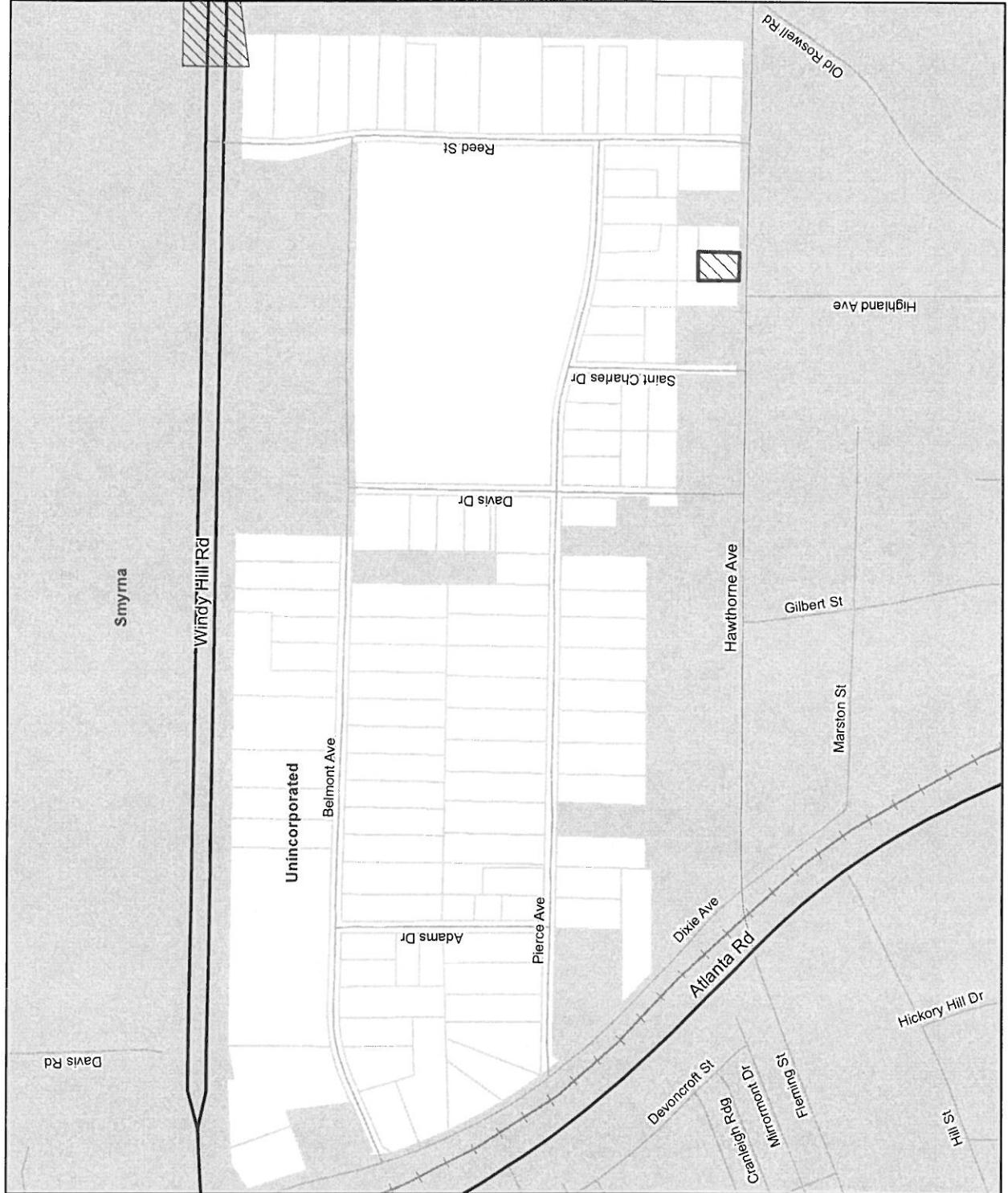
JoAnn K. Birrell, District 3 Commissioner

Lisa Cupid, District 4 Commissioner

cc: David Hankerson, County Manager – VIA E-mail
Judy Skeel, Executive Assistant to the County Manager – VIA E-mail
Deborah Dance, County Attorney
Julie Livingston, Senior Associate County Attorney- VIA E-mail
Rob Hosack, Director, Community Development – VIA E-mail
Dana Johnson, Planning Division Manager – VIA E-mail
Candace Ellison, County Clerk – VIA E-mail
Ken Suddreth, Community Development Director, City of Smyrna
Rusty Martin, Planning, City of Smyrna

Annexations: Smyrna

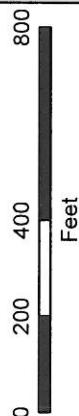
September 2015



17th Dist, Land Lot 0562
Parcels 016, 0470;
Second Section;
Cobb County, GA

Legend

- Smyrna
- To be Annexed





Cobb County Community Development Agency
Planning Division
Annexation Analysis

Report Prepared by: Jay Northrup, Intergovernmental Coordinator
Deadline for Response to City: September 11, 2015

City of Annexation: Smyrna

Applicant: Melanie Colley

Property Location: 1423 Hawthorne Avenue, Smyrna

Land Lot/District: 562/17th

Acreage: .18

Road Access: Hawthorne Avenue

Current County Zoning: R-20

Proposed City Zoning: R-20

Proposed Use: Single-family Residential

Proposed Density: 2.2 units per acre

Future Land Use Designation: Low Density Residential (LDR)

Consistent with HB 489 LUA: Yes

Comments: Annexation of this lot further reduces an island. The proposed zone is compatible as identified in the approved HB 489 agreement for the Low Density Residential future land use category.

Recommendation: non-objectionable.

ANNEXATION/REZONING
PETITION NO :_____:

APPLICANT: Smyrna

562/17

PRESENT ZONING: R-20

PETITION FOR: R-20 :

**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.

Hawthorne Ave is classified as a minor collector 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 Hawthorne Ave, 30' from road centerline.

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

No additional curb cut.

Recommend curb, gutter and sidewalk entire property frontage.

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

Northrup, Jay

From: Davidson, Timothy
Sent: Thursday, September 10, 2015 12:47 PM
To: Northrup, Jay
Subject: RE: Annexation 1423 Hawthorne Avenue, Smyrna

Water service for this property is currently provided and will continue to be provided by the City of Smyrna.

Wastewater flow from the site will continue to be treated at the R.L. Sutton WRF where there currently is sufficient capacity. Permit issuances are subject to continued WRF compliance with EPD discharge requirements.

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

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