



City of Smyrna

City of Smyrna
A.Max Bacon City Hall /
Council Chambers
2800 King Street
Smyrna, GA 30080
770-434-6600
www.smyrnacity.com

Issue Sheet

File Number: 2021-281

Agenda Date: 7/14/2021

Version: 1

Status: ATS Review

In Control: License and Variance Board

File Type: Variance Request

Agenda Number: C.

WARD / COUNCILMEMBER: Ward 6 / Tim Gould

\$ IMPACT: N/A

Agenda Title:

Public Hearing - V21-056 - Allow non-conforming sign within the City Right-of-Way - Creatwood Forest Subdivision Entrance - Sally Knox

ISSUE AND BACKGROUND: The applicant is requesting a variance to allow for a non-conforming subdivision sign at the entrance to the Creatwood Forest subdivision off Atlanta Road. Section 82-12 of the Code of Ordinances prohibits any signs (including pole signs) within the City Right-of-Way.

RECOMMENDATION / REQUESTED ACTION: The applicant is requesting to deviate from the development standards established by Section 82-12. According to Section 1403 of the Zoning Ordinance, variances must be reviewed under the following standards: (1) Whether there are unique and special or extraordinary circumstances applying to the property; (2) Whether any alleged hardship is self-created by any person having an interest in the property; (3) Whether strict application of the relevant provisions of the code would deprive the applicant of reasonable use of the property; and (4) Whether the variance proposed is the minimum variance needed. Community Development has reviewed the request against the variance review standards and found it to be in compliance with four (4) of the four (4) standards. After a review of the standards above, Community Development believes that the sign will not adversely affect surrounding residents; therefore, staff recommends **approval** of the requested variance with the following condition:

1.Approval of the requested variance shall be conditioned upon the development of the property i substantial compliance with the elevations submitted with the variance application.