



APPLICATION FOR VARIANCE TO THE CITY OF SMYRNA

Type or Print Clearly

(To be completed by City)

Ward: 3

Application Number: V21-090-051

Mayor and Council Date: 6/7/21

APPLICANT: Zoe Bayley

Representative's Name (print): Zoe Bayley

Address: 2631 BROWN CIRCLE SE Smyrna GA 30080

Business Phone: - Cell Phone: 404 274 9631 Home Phone: -

E-Mail Address: zabayley@gmail.com

Signature of Representative: [Signature]

TITLEHOLDER: Andrew Bayley

Address: 2631 BROWN CIRCLE SE Smyrna GA 30080

Business Phone: - Cell Phone: 770-656-7985 Home Phone: -

Signature: [Signature]

VARIANCE:

Present Zoning: R15 Type of Variance: side setback reduction, 5' driveway setback reduction

Explain Intended Use: 1

Location: 2631

Land Lot(s): 489 District: 17 Size of Tract: .26 Acres

(To be completed by City)

Received: 5/14/21

Legal Ad Posted:

Signs Posted:

Approved/Denied:

CONTIGUOUS ZONING

North: RIS
East: RIS
South: RIS
West: RIS

**NOTIFICATION OF CONTIGUOUS OCCUPANTS
OR LANDOWNERS**

By signature, it is hereby acknowledged that I have been notified that there will be a driveway
& shed built near my rear fence line

Intends to make an application for a variance for the purpose of new driveway (to bring
up to code) & 12 x 14 shed built on driveway.

on the premises described in the application.

NAME	ADDRESS
Brady Brady Cunningham }	1180 Hill St SE, Smyrna 30080
Zach Zach	
Kevin Kevin Okerblad }	
Zach	1190 Hill St. SE, Smyrna 30080
Kevin Moore	2641 Brown Circle SE Smyrna GA 30080
Elizabeth McDevitt	1170 Hill St SE Smyrna, GA 30080
Julia Pelfrey	2638 Brown Cir. SE Smyrna GA 30080

Please have adjacent property owners sign this form to acknowledge they are aware of your variance request. You may also provide certified mail receipts of notification letters sent to adjacent properties. Notification letters shall include a description of the requested variance, the Mayor and Council Meeting date and time, and a copy of the completed variance application. Adjacent and adjoining properties include any property abutting the subject property as well as any properties directly across a street.

Hello Neighbor!

My name is Zoë Bayley, I live at 2631 Braun Circle SE Smyrna GA 30080. We are requesting a variance from the city of Smyrna for changes/improvements we are making to our home. The changes are:

① Replacing the driveway completely with new concrete

② Building a 12'x14' storage building in the driveway that will match the house.

These changes will not affect you but I am required to write this letter and notify you that I am requesting a variance from the City. The meeting for the variance is ~~on~~ 6/7/2021 at 7pm. If you have any questions, feel free to call me @ 404-274-9631, or attend the meeting on the 7th.

Thank you,

Zoë Bayley

7020 2450 0002 2172 1416
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Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage and Fees \$

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Street and Apt. No., or PO Box No.
City, State, ZIP+4®

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Tracking# 7020245000221721447

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002 008237 (022) TO \$ 6.85

ZONING ORDINANCE
SECTION 1403 VARIANCE REVIEW STANDARDS

In rendering its decisions, the Mayor and City Council shall consider the following factors:

1. Whether there are extraordinary and exceptional conditions applying to the property in question, or to the intended use of the property, that do not apply generally to other properties in the same district.
2. Whether any alleged hardship which is self-created by any person having an interest in the property or is not the result of mere disregard for or ignorance of the provisions from which relief is sought.
3. Whether strict application of the relevant provisions of the zoning code would deprive the applicant of reasonable use of the property for which the variance is sought.
4. Whether the variance proposed is the minimum variance which makes possible the reasonable use of the property.

Please include your narrative here, or you may submit a typed narrative as a supplement to this application.

COMPREHENSIVE NARRATIVE

Currently, our parking area for our home is a gravel area. We are looking to remove the gravel and put in a brand new driveway. This driveway will be built very close to our neighbors back fence line. We are also seeking to build a matching (to our home) shed in the driveway to allow us to have "garage type storage" for our home. We currently do not have a garage but would like to have the storage for bikes / toys for our young child. The shed would be 12 x 14 ft and completely detached. It will also look very nice (see picture). We have also planned to install extra drainage in the driveway to accommodate the slope of the land.

calculation of impervious



CARLA JACKSON TAX COMMISSIONER
HEATHER WALKER CHIEF DEPUTY
 Phone: 770-528-8600
 Fax: 770-528-8679

Printed: 5/17/2021

Cobb County Online Tax Receipt

Thank you for your payment!

Payer:
 WELLS FARGO REAL ESTATE TAX SERVICE

BAYLEY ANDREW C & ZOE A

Payment Date: 10/1/2020

Tax Year	Parcel ID	Due Date	Appeal Amount			Taxes Due
2020	17048900760	10/15/2020	Pay:	N/A	or	\$0.00
Interest	Penalty	Fees	Total Due	Amount Paid	Balance	
\$0.00	\$0.00	\$0.00	\$0.00	\$2,153.74	\$0.00	



Scan this code with your
 mobile phone to view this
 bill!!!