



APPLICATION FOR VARIANCE TO THE CITY OF SMYRNA Type or Print Clearly

(To be completed by City) Ward: 2 Application Number: V21-087 Variance Meeting Date: 8/25/21

APPLICANT: Forrest Biel Representative's Name (print): Forrest Biel Address: 3097 Prestwick PL SE Business Phone: 404-510-9508 Cell Phone: 404-510-9508 Home Phone: 404-510-9508 E-Mail Address: fjbziel@gmail.com Signature of Representative: [Handwritten Signature]

TITLEHOLDER: Forrest Biel Address: 3097 Prestwick PL SE Business Phone: 404-510-9508 Cell Phone: 404-510-9508 Home Phone: 404-510-9508 Signature: [Handwritten Signature]

VARIANCE: Present Zoning: R-15 Type of Variance: Additional auxiliary structure.

Explain Intended Use: We have one auxiliary structure on our property (a shed) and would like to build a second auxiliary structure (a pool).

Location: Back yard

Land Lot(s): 667 District: 17th Size of Tract: .34 Acres Acres

(To be completed by City) Received: 8/15/21 Legal Ad Posted: Signs Posted: Approved/Denied:

CONTIGUOUS ZONING

North: R-15

East: R-15

South: R-15

West: R-15

**ZONING ORDINANCE
SECTION 1403 VARIANCE REVIEW STANDARDS**

In rendering its decisions, the License and Variance Board 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

Our home is a renovated house that was originally built in 1960 with no garage or outdoor storage.

Soon after we moved in we had a 16'x20' shed built toward the back of the property so that we would have some additional storage for lawn care equipment, camping gear, etc. This maxed out the one auxiliary structure limit for our zoning. We would now like to add an in-ground pool to our property for our enjoyment, and so we can host neighbors, family, and friends at our home in a beautiful outdoor setting.

We feel that our backyard is both a good size for a pool and graded well as it is very flat. We have also seen that some of our neighbors have both pools and sheds on their property so our hope is that this is not a particularly peculiar ask of the variance board.

Thank you for your time and consideration!

- The Biel Family

**NOTIFICATION OF CONTIGUOUS OCCUPANTS
OR LANDOWNERS**

By signature, it is hereby acknowledged that I have been notified that Forrest Biel at 3097 Preswick PL

Intends to make an application for a variance for the purpose of Adding a pool to their property

The variance board meeting will be on 8/25/2021 at 10:00AM

on the premises described in the application.

NAME	ADDRESS
<u>Nancy Standridge</u>	<u>3105 Prestwick Pl. Smyrna Ga 30080</u>
<u><i>[Signature]</i></u>	<u>3087 Prestwick Place Smyrna GA 30080</u>
<u>Jordan Stivador</u>	<u>3096 Highland Dr. SE Smyrna GA 30080</u>

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 License and Variance Board 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.

7021 0350 0001 2756 9811

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Smyrna, GA 30080

Certified Mail Fee	\$3.60	0077
\$		22
Extra Services & Fees (check box, add fee as appropriate)		
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$1.20	
\$		
Total Postage and Fees	\$4.80	
\$		

Sent To
3099 Prestwick PL
Street and Apt. No., or PO Box No.
Smyrna, GA 30080
City, State, ZIP+4®

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

7021 0350 0001 2756 9859

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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$1.20	
\$		
Total Postage and Fees	\$4.80	
\$		

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1904 Heathridge CT SE
Street and Apt. No., or PO Box No.
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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$1.20	
\$		
Total Postage and Fees	\$4.80	
\$		

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3106 Prestwick PL SE
Street and Apt. No., or PO Box No.
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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$1.20	
\$		
Total Postage and Fees	\$4.80	
\$		

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1916 Heathridge Court
Street and Apt. No., or PO Box No.
Smyrna, GA 30080
City, State, ZIP+4®

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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$1.20	
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Total Postage and Fees	\$4.80	
\$		

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3086 Highkends Dr. SE
Street and Apt. No., or PO Box No.
Smyrna, GA 30080
City, State, ZIP+4®

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



PPXS | Eric Randolph
Forrest and Courtney Biel

Building Materials

The pool structure will be built with steel rebar reinforced concrete.

The pool surface will be coated with aggregate stone, plaster (Stonescapes brand).

The patio around the pool will be made from concrete, gray pavers.

Around the coping of the pool gray flagstone will be used and any vertical surfaces outside of the pool will be covered using gray stack stone.



Printed: 7/31/2021

Cobb County Online Tax Receipt

Thank you for your payment!

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

Payer:
 ARVEST CENTRAL MORTGAGE COMPANY

BIEL FORREST

Payment Date: 10/8/2020

Tax Year	Parcel ID	Due Date	Appeal Amount	Taxes Due
2020	17066700670	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	\$3,149.59	\$0.00



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Payments/Adjustments

as of 7/31/2021

Bill Year	2020
Bill	1482

Activity	Posted	Entered	Reference #	Paid By/Reference	Amount
Payment	10/16/2020	10/16/2020	2034160	GA IOLTA - MICHELLE RUFF	\$975.52

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