



## Community Development – Zoning Division

John Pederson – Division Manager

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Case No.  
Z-88-2021

### ZONING CASE #

Z-88-2021

### SITE BACKGROUND

Applicant	Taylor Morrison of Georgia, LLC
Phone	770-945-3600
Email	wparker@taylormorrison.com, tturner@taylormorrison.com
Representative Contact	J. Kevin Moore
Phone	770-429-1499
Email	jkm@mijs.com
Titleholder	Indus Group, LLC
Property Location	Located on the north side of Veterans Memorial Highway, on the east side of Glore Drive, at the terminus of Camilla Circle
Address	440 Veterans Memorial Highway
Access to Property	Glore Drive, Camilla Circle

### QUICK FACTS

Commission District	4-Sheffield
Current Zoning	R-20, OI
Current Use of Property	Single-family residences
Proposed Zoning	RM-8
Proposed Use	Townhome Community
Future Land Use Designation	LDR, NAC
Site Acreage	6.917
District	17
Land Lot	109
Parcel #	17010900510
Taxes Paid	Yes

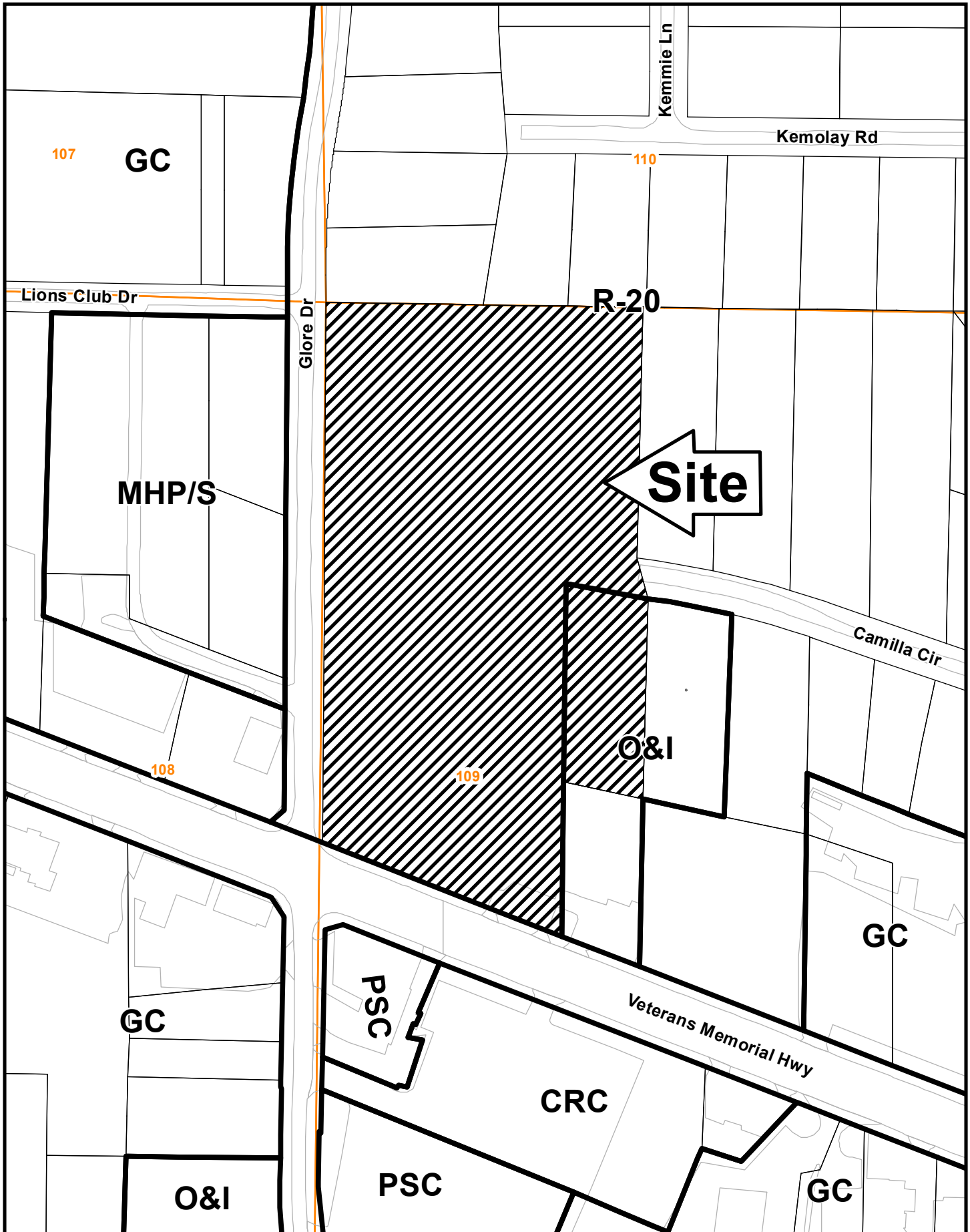
### FINAL ZONING STAFF RECOMMENDATIONS

### ATTACHMENTS

1. Z-88
2. Z-88-2021\_Site Plan 100721
3. Z-88A



4. Z-88-2021\_Summary of Intent 100721

# Z-88 2021-GIS



This map is provided for display and planning purposes only. It is not meant to be a legal description.

0 100 200 Feet

 Zoning Boundary  
 City Boundary

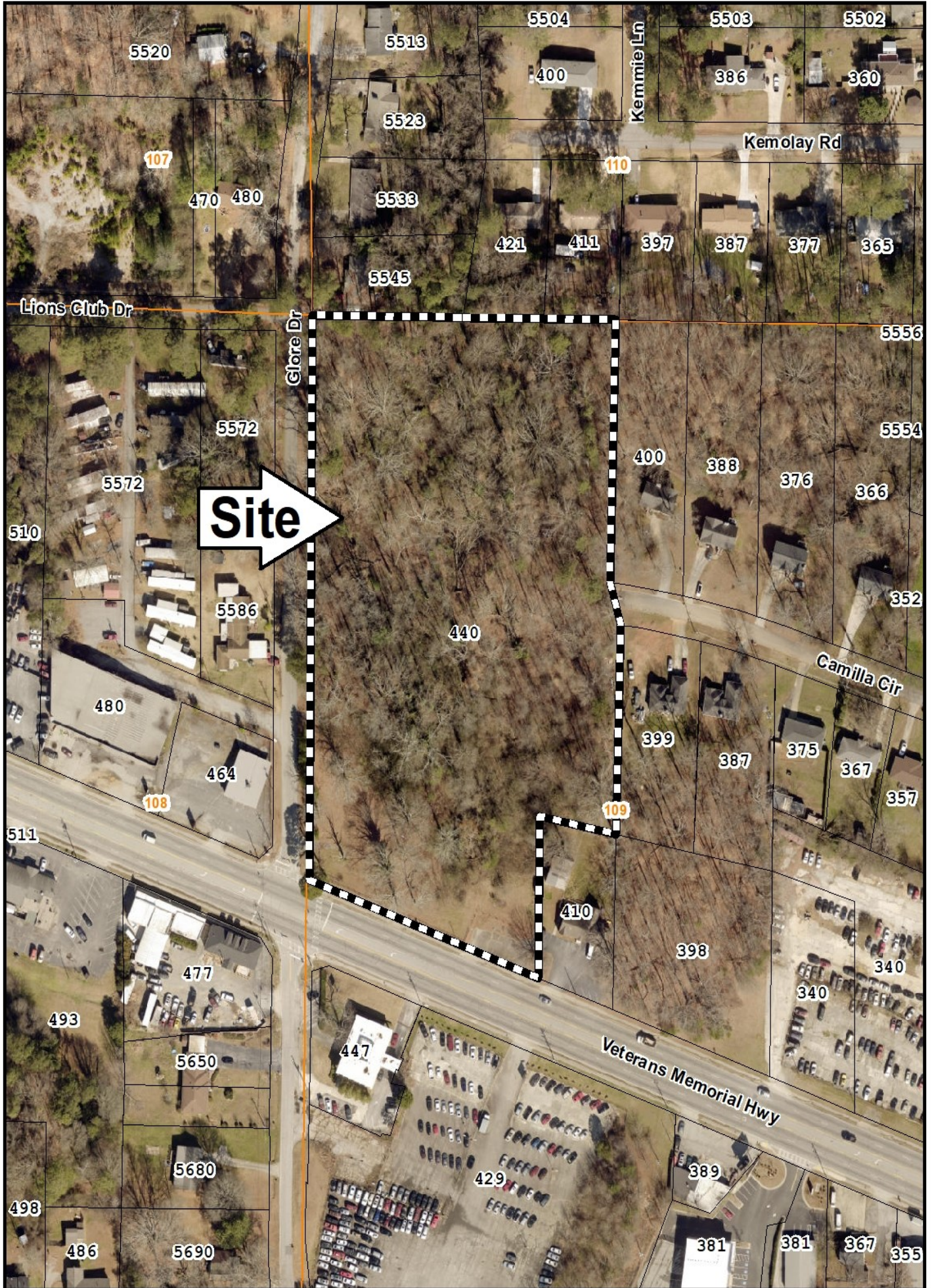




**Z1**  
SHEET





# Z-88 Aerial Map



This map is provided for display and planning purposes only. It is not meant to be a legal description.

0 100 200  
Feet

 Zoning Boundary  
 City Boundary





COBB CO. COMM. DEV. AGENCY  
ZONING DIVISION

Application No. Z-88 (2021)

Hearing Dates: PC - 12/07/2021

BOC - 12/21/2021

## Summary of Intent for Rezoning\*

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**Part 1. Residential Rezoning Information (attach additional information if needed)**

- a) Proposed unit square-footage(s): Minimum 1,800 square feet
- b) Proposed building architecture: Traditional, three-story with Terrace entry
- c) List all requested variances: None known at this time
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

.....  
**Part 2. Non-residential Rezoning Information (attach additional information if needed)**

- a) Proposed use(s): Not Applicable.
- b) Proposed building architecture: Not Applicable.
- c) Proposed hours/days of operation: Not Applicable.
- d) List all requested variances: \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

.....  
**Part 3. Other Pertinent Information (List or attach additional information if needed)**

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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**Part 4. Is any of the property included on the proposed site plan owned by the Local, State, or Federal Government?**

(Please list all Right-of-Ways, Government owned lots, County owned parcels and/or remnants, etc., and attach a plat clearly showing where these properties are located).

None known at this time.

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\*Applicant specifically reserves the right to amend any information set forth in this Summary of Intent for Rezoning, or any portion of the Application for Rezoning, or documentation attached thereto, at any time during the rezoning process.