

OB-60

# Application for "Other Business"

## Cobb County, Georgia

(Cobb County Zoning Division - 770-528-2035)

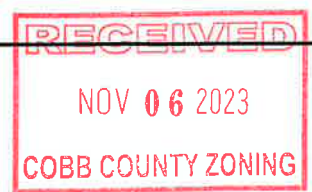
BOC Hearing Date Requested: 12-19-2023

Applicant: ENOCH ARPPIAH Phone #: 404-343-9044  
(applicant's name printed)

Address: 5780 POWELL DR MABLETON E-Mail: enochbak@gmail.com

ENOCH ARPPIAH Address: 5780 POWELL DR. MABLETON  
(representative's name, printed)

[Signature] Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_  
(representative's signature)



Signed, sealed and delivered in presence of:

\_\_\_\_\_  
Notary Public My commission expires: \_\_\_\_\_

Titleholder(s): ENOCH ARPPIAH Phone #: 404-343-9044  
(property owner's name printed)

Address: 5780 POWELL DR. MABLETON E-Mail: enochbak@gmail.com

[Signature]  
(Property owner's signature)

Signed, sealed and delivered in presence of:

\_\_\_\_\_  
Notary Public My commission expires: \_\_\_\_\_

Commission District: \_\_\_\_\_ Zoning Case: Z55/2014

Size of property in acres: \_\_\_\_\_ Original Date of Hearing: \_\_\_\_\_

Location: 5780 Powell Drive Mableton GA 30126  
(street address, if applicable; nearest intersection, etc.)

Land Lot(s): \_\_\_\_\_ District(s): \_\_\_\_\_

State specifically the need or reason(s) for Other Business: Additional Building for Business

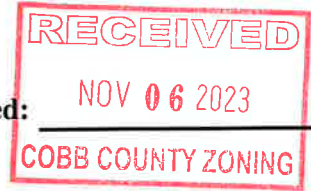
(List or attach additional information if needed)

# Application for "Other Business"

## Cobb County, Georgia

(Cobb County Zoning Division - 770-528-2035)

BOC Hearing Date Requested: \_\_\_\_\_



**Applicant:** \_\_\_\_\_ **Phone #:** \_\_\_\_\_  
(applicant's name printed)

**Address:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_

**EOUCH B. APRILAH** **Address:** \_\_\_\_\_  
(representative's name, printed)

\_\_\_\_\_  
(representative's signature) **Phone #:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_



Signed, sealed and delivered in presence of:

*Margery J. Vazquez*  
Notary Public **My commission expires:** 2/5/2027

**Titleholder(s) :** **EOUCH B. APRILAH** **Phone #:** \_\_\_\_\_  
(property owner's name printed)

**Address:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_

\_\_\_\_\_  
(Property owner's signature)



Signed, sealed and delivered in presence of:

*Margery J. Vazquez*  
Notary Public **My commission expires:** 2/5/2027

**Commission District:** \_\_\_\_\_ **Zoning Case:** \_\_\_\_\_

**Size of property in acres:** \_\_\_\_\_ **Original Date of Hearing:** \_\_\_\_\_

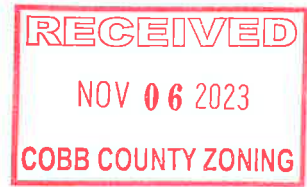
**Location:** \_\_\_\_\_  
(street address, if applicable; nearest intersection, etc.)

**Land Lot(s):** \_\_\_\_\_ **District(s):** \_\_\_\_\_

**State specifically the need or reason(s) for Other Business:** \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(List or attach additional information if needed)



5780 Powell Drive  
Mableton GA 30126  
November 4<sup>th</sup> 2023.

I write to seek permit for the construction of an additional building for the storage of brand new auto parts and accessories.

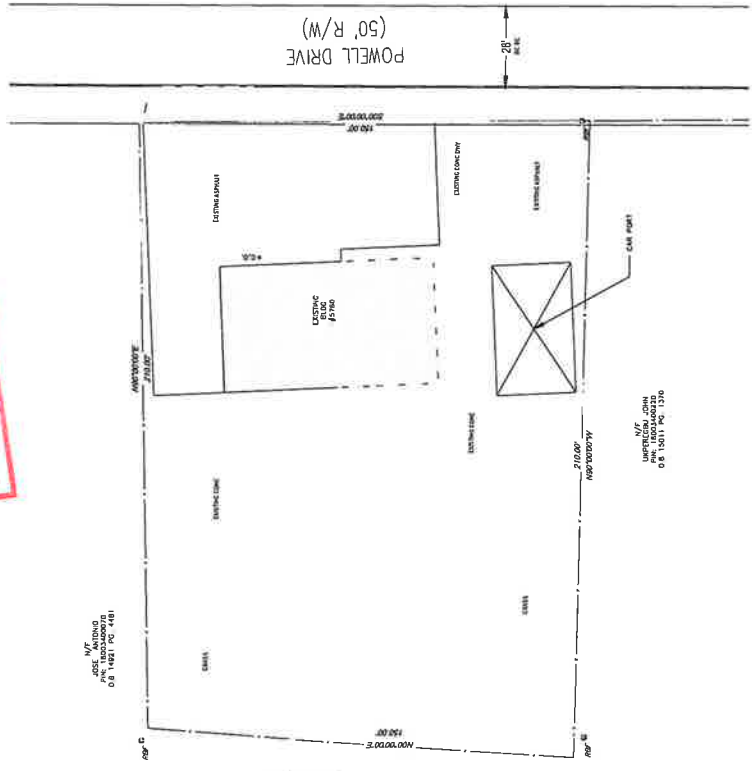
The existing building has limited space to shelve and organize our parts.

Thank you for your considerations.

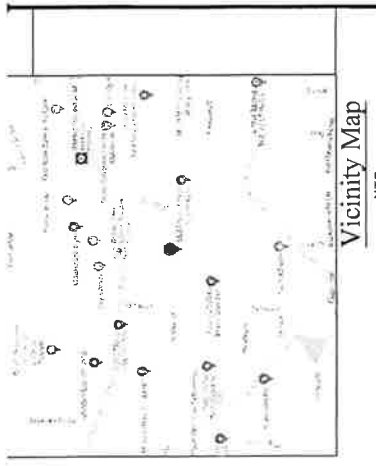
A handwritten signature in black ink, appearing to read "Enoch Appiah".

Enoch Appiah

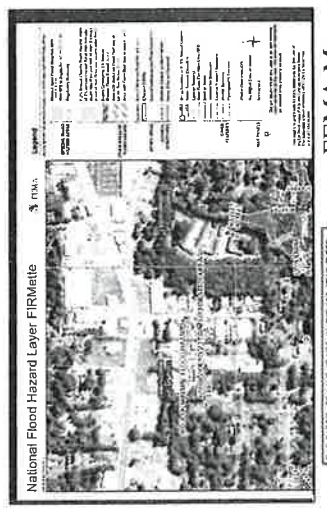
**RECEIVED**  
**NOV 06 2023**  
**COBB COUNTY ZONING**



NOTE:  
 THERE ARE NO CEMETARIES, OR OTHER SIGNIFICANT OR HISTORICAL AREAS ON THE SITE.  
 THERE IS NO DUMPSTIER PROVISION FOR THIS SITE



Vicinity Map  
 N.T.S.



FEMA Map

OWNER/DEVELOPER  
 (PRIMARY PERMITTEE)

PRINCE CHARLES AFARI  
 5780 POWELL DRIVE  
 MABLETON, GA 30126

PH: 614.302.9592  
 Email: chafari@yahoo.com

24-HR CONTACT  
 PRINCE CHARLES AFARI  
 PH: 614.302.9592  
 Email: chafari@yahoo.com

Civil Engineer  
 Land Engineering & Surveying, Inc.  
 2040 Meyers Drive  
 Lawrenceville, GA 30045

Contact: Cornelius Ami  
 PH: 404-594-0192  
 Email: land\_engineering@yahoo.com

TOTAL AREA  
 0.73 AC  
 31,330 SF

SUPPLIER'S CERTIFICATE  
 I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE DATA ON WHICH THIS MAP IS BASED IS TRUE AND CORRECT AND HAS BEEN OBTAINED FROM A PERSONAL SURVEY OF THE PROPERTY BY ME, OR PERSONS UNDER MY CLOSE PERSONAL SUPERVISION AND THAT THE LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN.

THIS MAP IS FOR THE EXCLUSIVE USE OF THE OWNER AND HIS SUCCESSORS AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ENGINEER.

THIS MAP IS PREPARED FROM A FIELD SURVEY, SHOWS THE SECOND BOUNDARY INFORMATION AND ELEVATION DATA AS OBTAINED FROM THE SURVEY AND IS NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT THE WRITTEN PERMISSION OF THE ENGINEER.

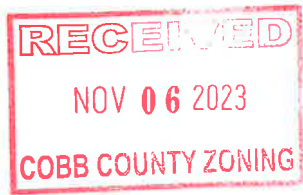
EXISTING PLAN  
 SHEET TITLE  
 SHEET NUMBER

DATE	NOV 06 2023
SCALE	AS SHOWN
PROJECT	RESUBMIT
REVISIONS	

CIVIL PLANS FOR  
 ENCOB KWAME APPLAH  
 MAXI AUTO BROKERS  
 5780 POWELL DRIVE, MABLETON, GA 30126  
 LAND LOT 34, 18TH DISTRICT, COBB COUNTY GEORGIA

LAND ENGINEERING &  
 SURVEYING, INC.  
 2040 Meyers Drive,  
 Lawrenceville, GA 30045  
 PHONE: (404) 396-0192  
 land\_engineering@yahoo.com





Printed: 11/6/2023

**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:  
Enoch Appiah

**APPIAH ENOCH**

**Payment Date: 10/23/2023**

Tax Year	Parcel ID	Due Date	Appeal Amount			Taxes Due
2023	18003400110	10/15/2023	Pay:	N/A	or	\$0.00

Interest	Penalty	Fees	Total Due	Amount Paid	Balance
\$23.51	\$127.96	\$0.00	\$0.00	\$2,710.60	\$0.00



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



MINUTES OF ZONING HEARING  
COBB COUNTY BOARD OF COMMISSIONERS  
AUGUST 19, 2014  
PAGE 12

REGULAR AGENDA (CONT.)

**Z-47**            **TRATON HOMES, LLC** (owner) requesting Rezoning from R-30 to R-15 for the purpose of a Single-Family Residential Subdivision in Land Lots 27 and 52 of the 18<sup>th</sup> District. Located on the north side of Shallowford Road, east of Westfield Way. *Previously continued by the Planning Commission from their July 1, 2014 meeting.*

The public hearing was opened and Mr. Kevin Moore addressed the Board. Following presentation and discussion, the following motion was made:

**MOTION:** Motion by Cupid, second by Ott, to **approve** rezoning to the **R-15** zoning district, subject to:

- Letter of agreeable conditions from Mr. Kevin Moore dated August 15, 2014 and specific to the site plan (attached and made a part of these minutes)
- Fire Department comments and recommendations, *not otherwise in conflict*
- Water and Sewer Division comments and recommendations, *not otherwise in conflict*
- Cobb County comments and recommendations, *not otherwise in conflict*
- Consent of developer to enter into a Development Agreement pursuant to Code of Ordinances, §36-71-13 for dedication of system easements to mitigate traffic concerns

**VOTE: ADOPTED unanimously**

*By general consensus, Z-55 and SLUP-16 were heard concurrently, but voted on separately.*

**Z-55**            **ENOCH APPIAH** (owner) requesting Rezoning from GC to HI for the purpose of Vehicular Repair, Storing and Salvaging Vehicles and Towing of Vehicles in Land Lot 34 of the 18<sup>th</sup> District. Located on the west side of Powell Drive, south of Sydney Ann Boulevard (5780 Powell Drive).

The public hearing was opened and Mr. Garvis L. Sams, Jr. and Ms. Robin Meyer addressed the Board. Following presentation and discussion, the following motion was made:

**MOTION:** Motion by Cupid, second by Ott, to **delete** rezoning to the **NRC** zoning district, subject to:

**REGULAR AGENDA (CONT.)**

**Z-55 ENOCH APPIAH (CONT.)**

- Specific to site plan received by the Zoning Division June 5, 2014, with the District Commissioner approving minor modifications (attached and made a part of these minutes)
- Staff comments and recommendations, *not otherwise in conflict*
- The following permitted uses *only*: a) light automotive repair; b) non-automotive repair; c) office service and supply establishments; d) emissions or inspections stations
- Applicant shall have 90 days from this decision to comply with all County ordinances
- Code Enforcement and Building Inspections to inspect the property within 95 days of this decision
- Parking plan to be submitted to the Zoning Division within 30 days of decision; all parking to meet County code and development standards; parking plan shall be subject to the approval of the Zoning Division Manager; all parking improvements in the approved plan to be completed within 90 days of this decision
- No parking or fences on the right-of-way
- Applicant to provide a landscape plan within 30 days of this decision, which shall be subject to the approval of the County Arborist and District Commissioner; and all landscaping provided for in the approved plan to be completed within 90 days of this decision
- No outside display or storage

VOTE: **ADOPTED** unanimously

**SLUP-16 ENOCH APPIAH** (owner) requesting a Special Land Use Permit for the purpose of Vehicle Storing, Salvaging, and Towing in Land Lot 34 of the 18<sup>th</sup> District. Located on the west side of Powell Drive, south of Veterans Memorial Highway (5780 Powell Drive).

MOTION: Motion by Cupid, second by Goreham, to **deny** Special Land Use permit.

VOTE: **ADOPTED** unanimously



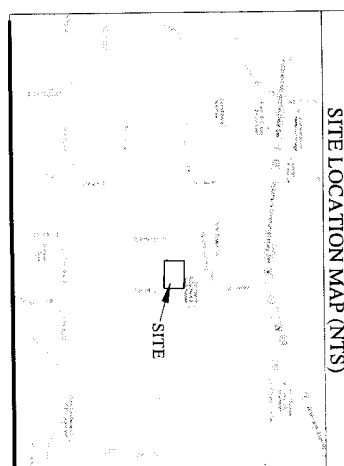
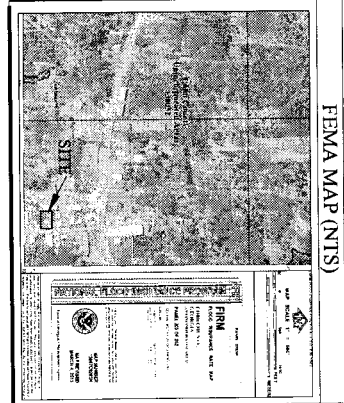
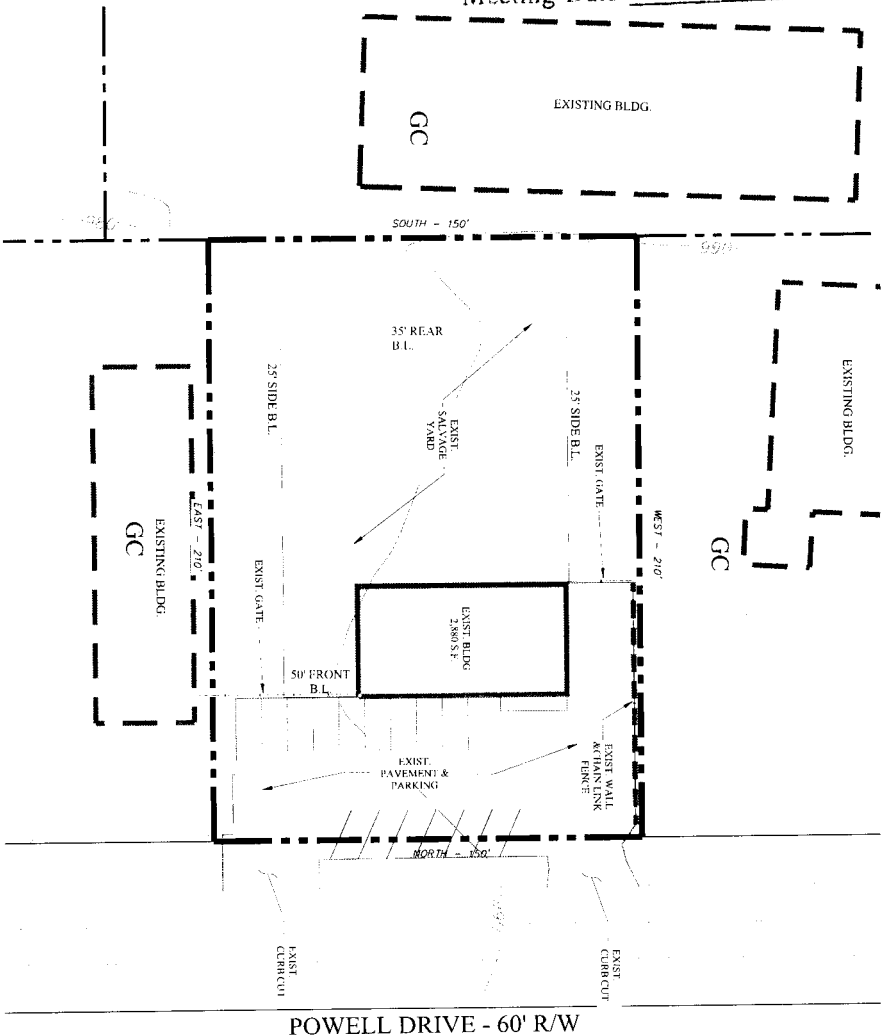
2014 JUN -5 PM 3:35

COBB COUNTY ZONING DIVISION

Min. Bk. 74 Petition No. 2-55  
 Doc. Type side plan

Meeting Date 8/19/14

<b>SITE DATA:</b>	
TOTAL SITE AREA	0.72 ACRES (31,363 S.F.)
TOTAL BUILDING AREA	2,880 S.F.
ZONING	GC
EXISTING ZONING	HI - SUIP
PROPOSED ZONING	COBB COUNTY
ZONING JURISDICTION	
<b>DEVELOPMENT REGULATIONS</b>	
FRONT SETBACK	50'
SIDE SETBACK	25'
REAR SETBACK	35'
REQUIRED PARKING	1200 SF
PARKING SPACES PROVIDED	15



**REVISIONS:**

NO.	DATE	BY	DESCRIPTION

**REZONING/SLUP PLAN**

SCALE: 1" = 30'

DATE: DECEMBER 6, 2013

PROJECT: 13241 06

**5780 POWELL DRIVE**  
 REZONING - COBB COUNTY PARCEL #18003400110  
**SAMS, LARKIN & HUFF C/O**  
**ENOCH "KWAME" APPIAH**

35 PARKER SPRING STREET, SUITE 100, MARIETTA, GA 30064  
 PHONE: 770-422-7014

**"WE PROVIDE SOLUTIONS"**  
**PLANNERS AND ENGINEERS COLLABORATIVE**  
 SITE PLANNING • LANDSCAPE ARCHITECTURE • CIVIL ENGINEERING • LAND SURVEYING  
 350 RESEARCH COURT • NORCROSS, GEORGIA 30092 • (770)451-2741 • FAX: 770)451-3915 • WWW.PECATL.COM

