



## Community Development – Zoning Division

John Pederson – Division Manager

### **ZONING CASE**

LUP-1-2025

### **SITE BACKGROUND**

Applicant	The Giving Gardens, Inc.
Phone	770-779-5058
Email	community@ourgivinggarden.org
Representative Contact	Hilary Jensen
Phone	770-779-5058
Email	community@ourgivinggarden.org
Titleholder	The Giving Gardens, Inc.
Property Location	Located on the north side of Cooper Lake Road, and on the east side of Waits Drive
Address	79 Cooper Lake Road, 5288 Waits Drive
Access to Property	Cooper Lake Road, Waits Drive

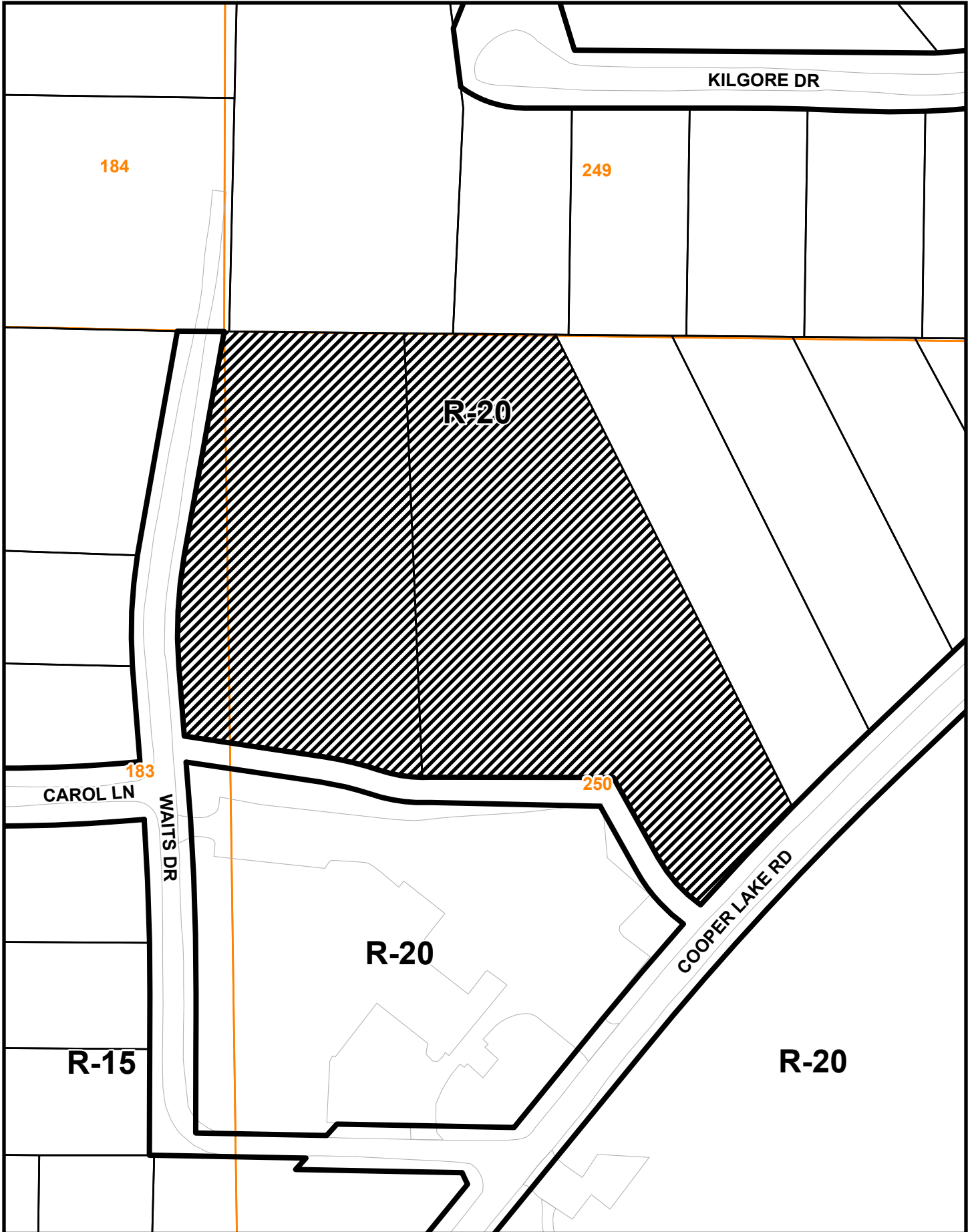
### **QUICK FACTS**

Commission District	4 - Sheffield
Current Zoning	R-20
Current Use of Property	Community garden space including animal husbandry, education, mobile food service unit, food sales, and intern housing
Proposed Use	Community garden space including animal husbandry, education, mobile food service unit, food sales, and intern housing (LUP renewal)
Future Land Use	LDR
Site Acreage	3.2
District	17
Land Lot	183, 250
Parcel #	17025000020, 17025000110
Taxes Paid	Exempt

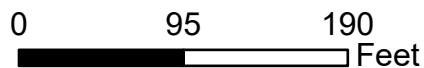
### **FINAL ZONING STAFF RECOMMENDATIONS**



[Click here to enter text.](#)

# LUP-1 2025 Map



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-  Zoning Boundary
-  City Boundary

**RECEIVED**  
 NOV 26 2024  
 COBB COUNTY ZONING

**LEGEND**

- A) Existing garden 'furrow rows' with swale irrigation
- B) Existing wild space
- C) Existing and Proposed rain gardens
- D) Proposed Shade Trellis with Solar and Rainwater Harvesting
- E) Existing Dome - Approx. 40' diameter geodesic dome with steel supports and vinyl panels. Not fixed, no foundation.
- F) Proposed Deck - proposed wooden deck
- G) Existing Food Forest
- H) Greenhouse/Hoophouse - Proposed structure. Not fixed, no foundation.
- I) Hiccup and seating
- J) Existing Entry plaza & Social Amenities
- K) Giving House - existing to remain.
- L) Proposed Restroom - single occupancy, composting toilet
- M) Proposed Dock - floating structure, approx. 100 sqft
- N) Existing Orchard
- O) Proposed Terraced Retaining Wall - approx. 4' total vertical height, individual terraces to be <30" ht.
- P) Proposed Reconfigured Fenceline
- Q) Existing Mobile Food Kitchen
- R) Existing Fence and Gates



PLAN PREPARED BY CHRIS MOORE, P.L.A.  
 404-433-2700

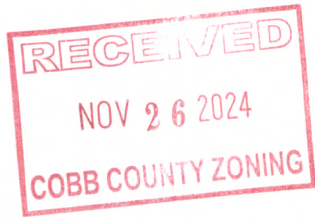
# LUP-1 2025 Aerial Map



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-  Zoning Boundary
-  City Boundary



Application #: \_\_\_\_\_

PC Hearing Date: \_\_\_\_\_

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

### TEMPORARY LAND USE PERMIT WORKSHEET (FOR BUSINESS USE OR FOR A USE NOT PERMITTED)

1. Type of business, or request? Nonprofit farm and education center
2. Number of employees? 2
3. Days of operation? 5
4. Hours of operation? varies
5. Number of clients, customers, or sales persons coming to the house per day? \_\_\_\_\_ ; Per week? \_\_\_\_\_
6. Where do clients, customers and/or employees park? parking lot of neighboring church  
Driveway: \_\_\_\_\_ ; Street: \_\_\_\_\_ ; Other (Explain): \_\_\_\_\_

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7. Signs? No: \_\_\_\_\_ ; Yes: X. (If yes, then how many, size, and location): a metal "community garden" next to street entrance and canvas sign (approx 5x3) at entrance to property
8. Number of vehicles related to this request? (Please also state type of vehicle, i.e. dump truck, bobcat, trailer, etc.): 1 Ford F350

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9. Deliveries? No \_\_\_\_\_ ; Yes X (If yes, then how many per day or week, and is the delivery via semi-truck, USPS, Fedex, UPS, etc.)  
Approx 1 delivery per week via Amazon

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10. Does the applicant live in the house? Yes \_\_\_\_\_ ; No X
11. Any outdoor storage? No \_\_\_\_\_ ; Yes X (If yes, please state what is kept outside): Small shed is used for tool storage, miscellaneous supplies, and education and event program supplies. Animal feed, and supplies is kept in small shed in animal enclosure
12. Length of time requested (24 months maximum): 24 months
13. Is this application a result of a Code Enforcement action? No X ; Yes \_\_\_\_\_ (If yes, attach a copy of the Notice of Violation and/or tickets to this form).
14. Any additional information? (Please attach additional information if needed):

Applicant signature: [Signature] Date: 11/20/24

Applicant name (printed): The Giving Gardens, Inc.