

**Cherokee County Zoning Board of Appeals**  
**Public Hearing**  
**Agenda**  
**Thursday, May 3<sup>rd</sup>, 2007**  
**6:30 p.m.**

**Old Cases**

**Case #06-12-062V Kathy Contino** requesting a variance to Article 7. Table 7.1A; Minimum district development standards. The applicant is requesting a variance to allow a 1' side building setback instead of the required 10' building setback. This property is located in Land Lot 54 of the 14<sup>th</sup> District and further described as Cherokee County Tax Map 14N06B, Parcel 026.

**\*Applicant has withdrawn this case\***

**Case #07-03-010V Ray L. Hemphill** requesting a variance to Article 10, Section 10.6-7; Stream Bank Buffer Regulations. The applicant is requesting a variance for removal of the 50 foot undisturbed natural buffer along 730 linear feet of intermittent stream. The property is located on Lower Burris Road in Land Lot(s) 178, 179 of the 14<sup>th</sup> District as Cherokee County Tax Map 14N13, Parcel(s) 66, 67, 68.

**\*This case had been removed from the agenda – Motion was made by ZBA to postpone until May\***

**Case #07-04-018V Lillian F. Milne** requesting a variance to Article 23, Table 23-2 (Old Regulation Conservation Subdivision). The applicant is requesting a variance to reduce the required 30' front and 10' side setback to allow access to a handicap portico from the home. This property is located in Land Lot 648 of the 3<sup>rd</sup> District and further described as Cherokee County Tax Map 03N04B, Parcel 040.

**Case #07-04-015V Steve Ray** requesting a variance to Article 7.7-38. The applicant is requesting a variance to allow parking in the front yard setback area. This property is located at 6075 Turner Hill Road in Land Lot 836 of the 15<sup>th</sup> District and further described as Cherokee County Tax Map 15N22, Parcel 229.

**New Cases**

**Case #07-05-020V Kim Hart** requesting a variance to Article 5, Section 5.6(c). The applicant is requesting a variance to allow a 1,800 sq. ft. detached accessory structure. This property is located at 215 Valleyside Drive in Land Lot 1123 of the 3<sup>rd</sup> District and further described as Cherokee County Tax Map 03N24A, Parcel 012.

**Case #07-05-022V Mark Demis (Bethany Land Company)** requesting a variance to Article 7, Section 7.7-39. The applicant is requesting a variance to allow a total of 7 parking spaces for an amenity area. This property is located at 106 Willow Overlook Lane, Seasons Preserve @ Hickory Flat Subdivision, in Land Lot(s) 247, 248, 257, 258 of the 15<sup>th</sup> District and further described as Cherokee County Tax Map 15N26, Parcel 021.

**Case #07-05-023V Frank Gonzalez** requesting a variance to Article 5, Section 6. The applicant is requesting a variance to allow an in-ground pool in the front yard. The property is located at 1426 Reed Lane in Allatoona Downs Subdivision in Land Lot 545 of the 21<sup>st</sup> District and further described as Cherokee County Tax Map 21N09, Parcel 483.

**Other Items**

Approval of April 12<sup>th</sup>, 2007 Minutes.