



BOARD OF APPEALS

Ruth Coan, Post 7 –Chair
Ted Sandler, Post 4 - Vice Chair
Alvin Johnson, Post 1
Eric Johnson, Post 3
Melissa Nodvin, Post 5
Ron Carpinella, Post 2
Ken Moller, Post 6

Thursday, October 10, 2013	Regular Meeting Minutes	7:00 PM
Board Members Present	Ruth Coan (Chair), Ted Sandler (Vice Chair), Ron Carpinella (In at 7:07 PM), Alvin Johnson, Eric Johnson, and Ken Moller	
Board Members Absent	Melissa Nodvin	
Staff Present	Angela Parker, Colleen Allen, Gloria Goins, Cristina Nelson, and Dave Wells	
Call to Order	Ruth Coan (Chair) called the meeting to order at 7:00 p.m.	

ADOPTION OF AGENDA

Motion and Vote: Sandler moved to approve, A. Johnson seconded. Approved (5-0, Coan, Sandler, A. Johnson, E. Johnson, and Moller; Nodvin absent; Carpinella not yet in attendance).

APPROVAL OF PREVIOUS MEETING'S MINUTES

Motion and Vote: Moller moved to approve the Minutes for September 12, 2013. Sandler seconded. Approved (5-0, Coan, Sandler, A. Johnson, E. Johnson, and Moller; Nodvin absent; Carpinella not yet in attendance).

NEW CASES

201302546
730 Registry Lane
Applicant: Brian Below

SUMMARY/STAFF PRESENTATION: One primary variance from Section 109-225.a.1 & 2 of the Stream Buffer Protection Ordinance to allow for the construction of a deck within the seventy-five (75) foot impervious surface setback.

APPLICANT PRESENTATION:

Brian Below, 730 Registry Lane,

(Invitation for public comment in support of and in opposition to the petition)

SUPPORT FOR THE PETITION:

None

AGAINST THE PETITION:

None

(Close of public hearing. Board of Appeals questions and discussion)

Motion and Vote: E. Johnson moved to approve, Carpinella seconded. Approved (6-0, Coan, Sandler, Carpinella, A. Johnson, E. Johnson, and Moller; Nodvin absent) subject to the following conditions:

- 1) To allow for the construction of a deck within the seventy-five (75) foot impervious surface setback, as shown on the site plan dated received August 5, 2013 by the Department of Community Development.
- 2) No additional concrete shall be installed beneath the deck expansion, with the exception of the concrete footings required for structural support.

201302558

6300 Powers Ferry Road, Suite 500

Applicant: Regency Retail Partnership

SUMMARY/STAFF PRESENTATION: One primary variance from Section 33.26.F.2 of the Zoning Ordinance to allow a third wall sign on a non-street facing wall.

APPLICANT PRESENTATION:

Eric Larsen, 4765 Quail Hurt Ct, Powder Springs, GA. 30127

(Invitation for public comment in support of and in opposition to the petition)

SUPPORT FOR THE PETITION:

None

AGAINST THE PETITION:

None

(Close of public hearing. Board of Appeals questions and discussion)

Motion and Vote: E. Johnson moved to approve, Carpinella seconded. Motion to Approve (2-3, Carpinella and E. Johnson for; Coan, A. Johnson, and Moller against; Nodvin absent; Sandler recused) subject to the following conditions:

- 1) To allow a wall sign on a non-street facing wall pursuant to the detail submitted by the applicant, dated received August 6, 2013 by the Department of Community Development.
- 2) The wall sign shall be located on the east elevation of the building pursuant to the site plan submitted by the applicant, dated received August 6, 2013 by the Department of Community Development.
- 3) The wall sign shall not exceed 5% of the applicable wall or 109.17 sqft.
- 4) There shall be no increase in size to the existing signage on the western elevation.

Motion and Vote: A. Johnson moved to approve, None seconded. Motion to Approve (motion was not seconded Motion does not carry) subject to the following conditions:

- 1) To allow a wall sign on a non-street facing wall pursuant to the detail submitted by the applicant, dated received August 6, 2013 by the Department of Community Development.
- 2) The wall sign shall be located on the east elevation of the building pursuant to the site plan submitted by the applicant, dated received August 6, 2013 by the Department of Community Development.
- 3) The wall sign shall not exceed 5% of the applicable wall or 109.17 sqft.:

Motion and Vote: Moller moved to deny, A. Johnson seconded. Motion to Deny; The motion was withdrawn.:

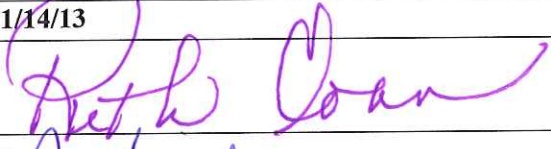
Motion and Vote: Carpinella moved to defer, Moller seconded. Deferred (5-0, Coan, Carpinella, A. Johnson, E. Johnson, and Moller; Nodvin absent; Sandler recused) to November 14, 2013 hearing to give the business owner the opportunity to review existing signage and alternatives.

DISCUSSION ITEMS

None

ADJOURNMENT

Meeting adjourned at 7:48 P.M.

Approval Signatures	
Date Approved	11/14/13
Ruth Coan (Chairman)	
Patrice Dickerson, Manager of Planning & Zoning	
Gloria Goins, Transcriber	