



SANDY SPRINGS™

GEORGIA

BOARD OF APPEALS THURSDAY,

NOVEMBER 10, 2016

Work Session - 5:00 p.m.

Meeting - 6:00 p.m.

CITY COUNCIL CHAMBERS, CITY HALL, 7840 ROSWELL ROAD, BUILDING 500

MINUTES

Call to Order (6:00 p.m.)

BOA Chairman Sandler called the meeting to order. Chairman Sandler read the introductory rules and procedures for this public hearing.

Roll Call

Present: Chairman Ted Sandler, Vice Chair Eric Johnson, Board Members Colin Lichtenstein, Mel Mobley, Ken Moller, and Melissa Nodvin

Absent: Board Member Alvin Johnson

Vice Chair Johnson was excused from the Meeting at 8PM.

General Announcements

Approval of Meeting Agenda

A motion was made by Board Member Nodvin to adopt the Agenda and seconded by Board Member Mobley. The motion carried to approve the Agenda by a unanimous voice vote.

Approval of Minutes - October 13, 2016

A motion was made by Board Member Nodvin to approve October's Minutes and seconded by Board Member Mobley. The motion carried to approve the October Minutes by a unanimous voice vote.

1. [001470](#) **Meeting Minutes, October 13, 2016**
[BOA 10.13.16 Minutes](#)

Variances

2. [001457](#) **V16-0119**
4735 Roswell Road & 225 Franklin Road
Variance from Zoning Ordinance Article XVIII Off-Street Parking and Loading, Section 18.3.1.D Apartment Limited Dwelling District: Off-street loading areas shall be provided in the rear or interior side yards. In this case the variance would allow a loading space adjacent to Franklin Road. *(Deferred from October BOA Mtg)*
[V16-0119](#)
A motion was made by Vice Chair Johnson and seconded by Board Member Mobley to withdraw based on Staff's Recommendation and the Applicant's withdrawal request. The motion carried by unanimous vote.
 3. [001458](#) **V16-0121**
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MINUTES

4644 E. Conway Road

Variance from Sec. 109-225 of the Development Regulations for the construction of a retaining wall and associated grading in the 50-foot City stream buffer and in the 25-foot additional impervious surface setback associated with a stream buffer. Variance from Sec. 109-225 of the Development Regulations for the replacement of a pervious driveway as conditioned by a previous Variance condition with an impervious driveway.

V16-0121

The case was divided into three (3) variances to be voted on individually.

Variance request #1, related to the drive-way had Vice Chair Johnson making a motion to accept Staff's Recommendation with conditions which was seconded by Board Member Moller. A voice vote carried approval.

A motion to approve Variance request #2 with Staff's proposed conditions to maintain the existing retaining wall was made by Board Member Lichtenstein and seconded by Board Member Moller. This failed by voice vote. A motion to defer request #2 to the December hearing was made by Board Member Mobley and seconded by Board Member Moller and passed by unanimous voice vote for further evaluation by the City Engineer.

And thirdly, for Variance request #3, pertaining to a proposed retaining wall and a proposed free-standing wall, Board Member Moller made a motion to defer until December meeting, seconded by Vice Chair Johnson. This passed by a voice vote of 4-2.

4. 001459

V16-0136

0 Highpoint Road

Variance from Section 103-72(e)(3) of the Development Regulations to allow access (driveway connection) for an additional residence through an existing non-conforming driveway that presently serves 5 existing residences.

Variance from Section 19.3.15B.1 of the Zoning Ordinance to allow a pool in a front yard.

V16-0136

A motion was made by Board Member Mobley, seconded by Board Member Lichtenstein to approve the conditions based on Staff Recommendations. A condition was added to place a natural screen of vegetation between Highpoint Road. The motion carried by unanimous vote, 6-0.

5. 001460

V16-0137

455 Hunter's Crossing Drive



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MINUTES

Variance from Section 6.4.3D of the Zoning Ordinance to encroach 8 feet into the minimum sideyard to construct an addition to a residence.

V16-0137

A motion was made by Board Member Moller, seconded by Board Member Mobley, to approve with conditions based on Staff Recommendations. The motion carried by a voice vote of 5-0.

6. 001461

V16-0140

535 Forest Hills Drive

Variance from Development Regulations 109-225: Request to bring existing retaining wall that encroaches into the 25 foot impervious surface setback into conformity. The four foot tall retaining wall was constructed without a permit.

V16-0140

A motion was made by Board Member Moller, seconded by Board Member Mobley to approve with conditions based on Staff Recommendations. The motion carried by a voice vote of 5-0.

On-Going Business

Board Member Moller asked for information regarding the Sandy Springs Circle and Marta which was based on a past inquiry. Ginger Sottile, Planning and Zoning Manager, replied to Board Member Moller and the members of the Board of Appeals that we would have more information at the December meeting on this issue.

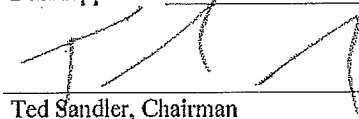
New Business

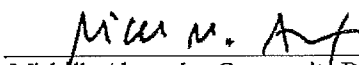
Public Comment

Adjournment

A motion was made at 8:18 p.m. to adjourn by Board Member Nodvin and seconded by Board Member Moller. This motion passed unanimously by a voice vote, 5-0.

Date Approved _____


Ted Sandler, Chairman


Michelle Alexander, Community Development Director


Ginger Sottile, Planning and Zoning Manager