

CASE OVERVIEW

File #: PZ 20-010

APPLICATION: Rezoning/Annexation

APPLICANT: Kerley Family Home, LLC

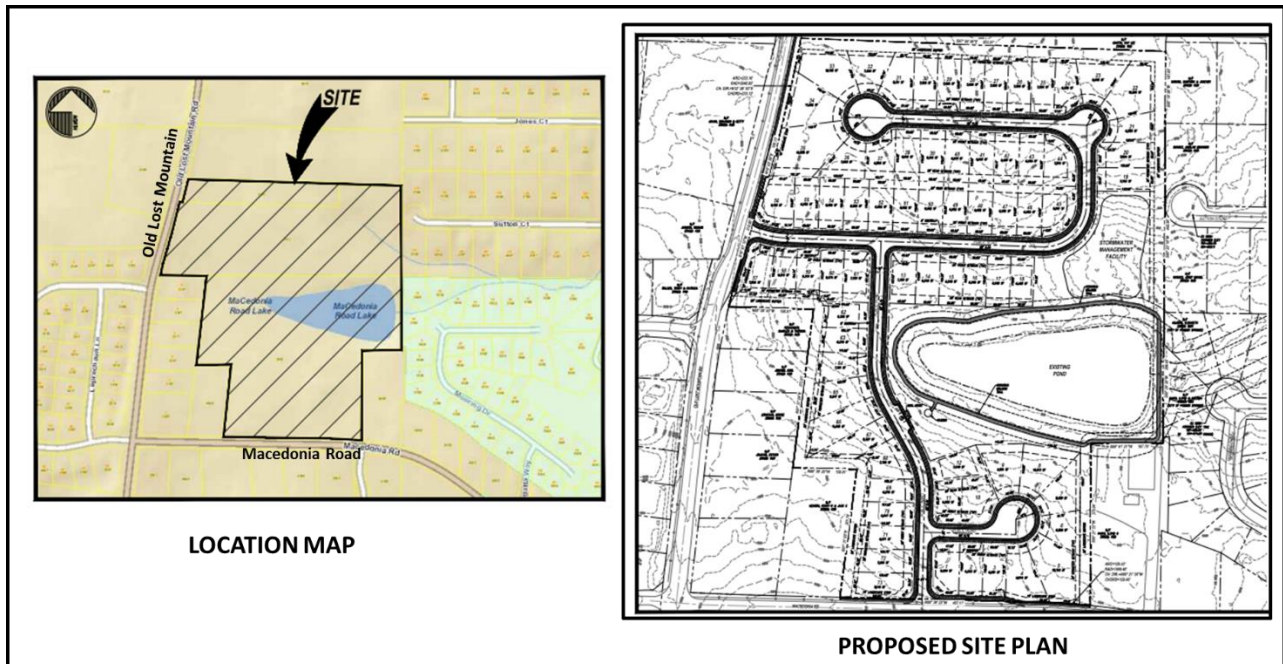
PETITION:

To consider an annexation and rezoning from Residential (R20, Cobb County) to Planned Unit Development –Residential (PUD-R, City of Powder Springs) to allow a single-family residential development within Land Lots 680 and 727, 19th District, 2nd Section, and Cobb County, Georgia

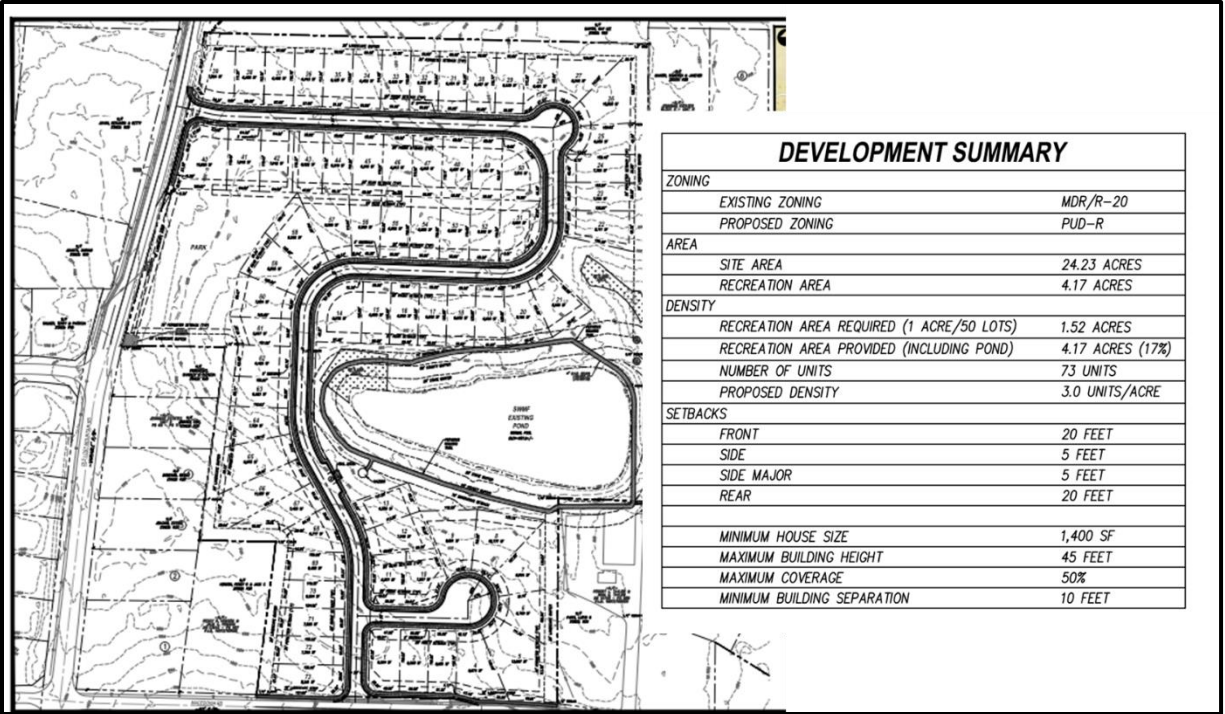
PURPOSE OF THE REQUEST: To allow for 73 single-family units

LOCATION: 3111/3121/3131 Old Lost Mountain Road, 4434 Macedonia Road

PARCEL #: 19068000070, 19068000060, 19068000050, 19072700100



Site Plan 3/2020



DEVELOPMENT SUMMARY

ZONING	
EXISTING ZONING	MDR/R-20
PROPOSED ZONING	PUD-R
AREA	
SITE AREA	24.23 ACRES
RECREATION AREA	4.17 ACRES
DENSITY	
RECREATION AREA REQUIRED (1 ACRE/50 LOTS)	1.52 ACRES
RECREATION AREA PROVIDED (INCLUDING POND)	4.17 ACRES (17%)
NUMBER OF UNITS	73 UNITS
PROPOSED DENSITY	3.0 UNITS/ACRE
SETBACKS	
FRONT	20 FEET
SIDE	5 FEET
SIDE MAJOR	5 FEET
REAR	20 FEET
MINIMUM HOUSE SIZE	
MINIMUM HOUSE SIZE	1,400 SF
MAXIMUM BUILDING HEIGHT	
MAXIMUM BUILDING HEIGHT	45 FEET
MAXIMUM COVERAGE	
MAXIMUM COVERAGE	50%
MINIMUM BUILDING SEPARATION	
MINIMUM BUILDING SEPARATION	10 FEET

5/28/2020 Updated Site Plan