



Pastor Anthony Guidry
Intentional Church
4110 Austell Powder Springs Road, Suites 130,150, 155
Powder Springs, GA 30127
August 26, 2024

Notice of Intent, Variance Request

Dear Mr. Shaun Myers,

I hope this letter finds you well. I am writing to formally notify you of our intent in regard to the Modification/Revision of Suite 155. Our plan is to cancel our lease for assembly/congregational use at 2495 East West Connector, Suite 100, Austell, GA 30106.

Our organization, Intentional Church, does not intend to establish a second or new church, nor do we plan to operate under any other name. We will continue to assemble, operate and congregate as Intentional Church.

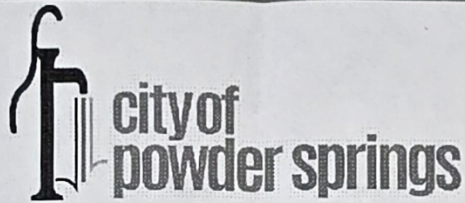
We plan to begin using Suite 155, located at 4110 Austell Powder Springs Road, Powder Springs, GA, for our assembly and congregational activities until the build-out of Suite 130 is complete. Once the build-out at Suite 130 is finished, Suite 155 will be used for overflow purposes. This will include the already approved office space, small groups, podcasting, video recording, as well as lobby space, sanctuary, flex space and classroom space for all suites.

Additionally, we are requesting permission to apply window decals to the front windows and doors of Suites 130, 150, and 155. This would help improve church attendance and allow the community to be aware of our operational times. Please see the attached email.

We appreciate your understanding and cooperation in this matter. Please let us know if there are any specific procedures or additional information required to process this application for modification to the variance already approved.

Thank you for your attention to this matter.

Sincerely,
Pastor Anthony Guidry
Lead Pastor
Intentional Church
Business@theintentional.church



Affidavit of Public Notification

Public Notification Requirements

Per Article 13 and 14 of the City of Powder Springs Unified Development Code, I certify that I have met the advertising requirements of Article 13 and Article 14 for a Special Use, Variance or Rezoning application for subject property located at 4110 Austell Powder Springs Road Suits 130, 150, 155

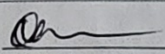
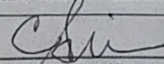
Notices were mailed to all persons owning property located in whole or in part within 200 feet of any portion of the property that is the subject of the rezoning, special use or variance application. The written notice was mailed to the property owners as such names and addresses appear on the County's current ad valorem tax records on _____. Said notices were mailed at least 15 days but no more than 45 days prior to the Mayor and Council first public hearing date.

Signs were placed on the subject property advertising said hearing on _____. One sign was placed at each road frontage at least 15 days prior to the Mayor and Council first hearing date.

Please attach the following to affidavit: notices, list of addresses, picture of sign posted on property and any receipt or documentation that was provided at the post office.

Please sign affidavit after letters have been mailed out to neighboring lot owners within 200 feet of the subject site and sign/s have been posted on subject site.

Notary Attestation

Executed In <u>Powder Springs GA</u> (State).		
	<u>Anthony Guidry</u>	<u>8/26/24</u>
Signature of Applicant	Printed Name	Date
Subscribed and sworn before me this <u>26th</u> day of <u>August</u> , 20 <u>24</u>		
	<u>C Simms</u>	<u>4/11/28</u>
Signature of Notary Public	Name of Notary Public	My Commission Expires
C SIMMS NOTARY PUBLIC COBB County State of Georgia My Comm. Expires 4/11/28		



city of
powder springs

Variance Request

Applicant's Written Analysis

Applicant Information

Name <i>Intentional Church</i>	Phone [REDACTED]
Mailing Address	Email [REDACTED]

Written Analysis In details please address these Variance Criteria:

a. Are there extraordinary and exceptional conditions or practical difficulties pertaining to the particular piece of property in question because of its size, shape or topography that are not applicable to other lands or structures in the same district.
NO

b. A literal interpretation of the provisions of this development code would effectively deprive the applicant of rights commonly enjoyed by other properties of the district in which the property is located.
NO. This is a variance modification for suites 130, 150, 155

c. Granting the variance requested will not confer upon the property of the applicant any special privileges that are denied to other properties of the district in which the applicant's property is located
NO

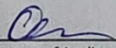
d. The requested variance will be in harmony with the purpose and intent of this development code and will not be injurious to the neighborhood or to the general welfare.
NO It will not affect the neighborhood. There is a traffic plan already approved

e. The special circumstances are not the result of the actions of the applicant.
NO

f. The variance requested is the minimum variance that will make possible the proposed use of the land, building, or structure in the use district proposed.
Yes

g. The variance shall not permit a use of land, building or structures, which is not permitted by right in the zoning district overlay district involved.
NO

Applicant Signature

	<i>Anthony Guiry</i>	<u>8/26/24</u>
Signature of Applicant	Printed Name	Date



city of
powder springs
Variance Request
Notice of Intent

Applicant Information

Name <u>Intentional Church</u>	Phone [REDACTED]
Mailing Address <u>4110 Anstell Powder Springs Road, Powder Springs, GA 30129 Suites 130, 150, 155</u>	Email [REDACTED]

Notice of Intent

PART I. Please indicate the purpose of this application :

modification of conditions and revision of use to the above property

PART II. Please list all requested variances:

modification of conditions to include: lobby space, sanctuary space, classroom space and the approval office space, small groups, podcast, video recording.

Part III. Existing use of subject property:

nonuse, vacant

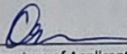
Part IV. Proposed use of subject property:

church assembly / community gatherings, small groups, podcasting, meetings office space video recording, lobby, sanctuary, classroom

Part V. Other Pertinent Information (List or attach additional information if needed):

Permission to apply window decals to front windows and doors to Suites 130, 150, 155
or intent is to cancel lease ~~at~~ at 2495 East-West Connector, Ansten, GA 30106
Suite # 102 we intend to begin assembly at Suite 155 @ 4110 Anstell Powder Springs Road, until build out is complete in Suite 130. Once 130 is complete we will use Suite 155 as overflow.

Applicant Signature

	<u>Anthony Guidry</u>	<u>8/26/24</u>
Signature of Applicant	Printed Name	Date



city of
powder springs
Variance Request
Application Checklist

Applicant Information

Name <u>Intentional Church</u>	Phone [REDACTED]
Mailing Address	Email [REDACTED]

Application Checklist

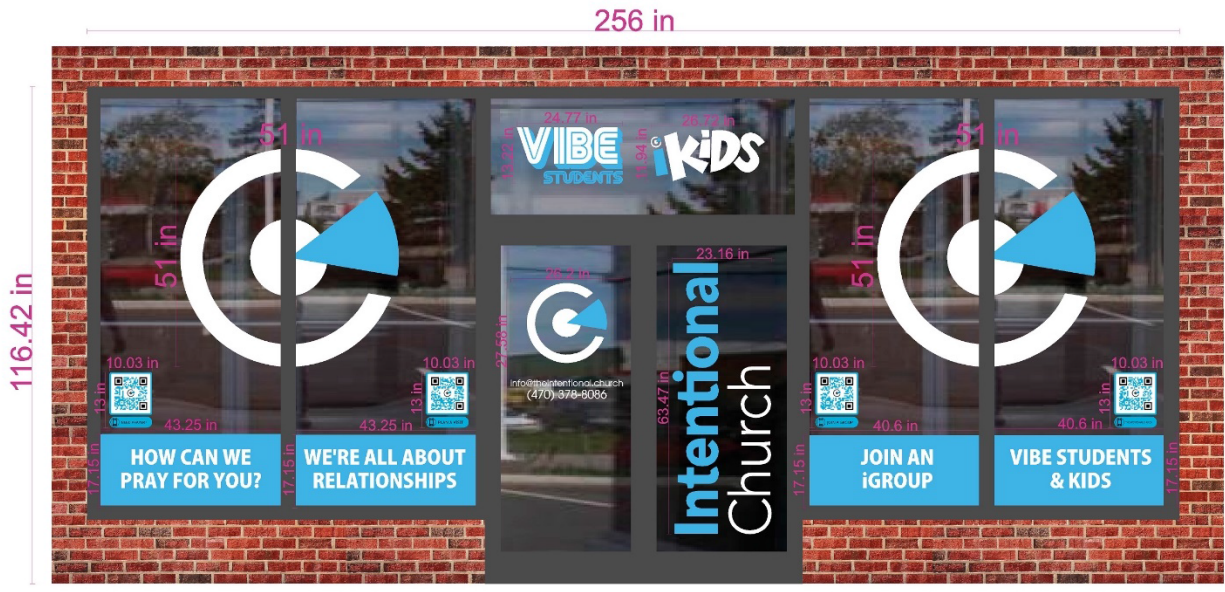
The following information will be required:

1. Application
 2. Notice of Intent
 3. Applicant's Written Analysis
 4. Campaign Contribution Disclosure
 5. Owner's Authorization, if applicable.
 6. Legal Description and Survey Plat of the property
 7. Application Fee (summary of fees attached)
 8. Copy of the Deed that reflects the current owners name
 9. Vicinity Map outlining the parcel/s in relation to the surrounding area
 10. Site plan, plat or survey prepared by an architect, engineer. The following information **must** be included:
 Specific use or uses proposed for the site. Acreage, bearing and distances, other dimensions, and location of the tract(s). Locations, sizes and setbacks of proposed structures, including the number of stories and total floor area, height, for residential number of units, Square footage of heated floor area. Detention/retention areas, and utility easements. Location of dumpsters. Public or private street(s) - right of way and roadway widths, approximate grades Location and size of parking area with proposed ingress and egress. Specific types and dimensions of protective measures, such as buffers. Landscaping. Wetlands, stream buffers, and 100 year floodplain.
 11. Sketch Plan/ Architectural Rendering, if applicable
 12. Traffic Study required for development with 500,000 sf of nonresidential floor area or 350 dwelling units or more.
- List additional attachments:

Note Carefully

If your application qualifies as a "Development of Regional Impact" (see Article 13) then you must follow additional procedures BEFORE your application can be considered. The Community Development Department will assist you with the DRI process, which is mandated by State and GRTA requirements.

Indicate the current zoning district of the property, and the zoning district you are requesting. File a separate application for each Rezoning request naming a different zoning district. A Special Use request, Variance request can be filed concurrently with a Rezoning request on the same property by separate application.



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Job Information

Revision By:
 Order Taken By:
 Order Date:
 Delivery Date:
 Terms:
 Comments:
 Description:

Customer Information

Customer Name:
 Company:
 Street:
 City:
 State: Zip:
 Country:
 Phone:
 Fax:
 E-mail address: