



Zoning Board of Appeals Agenda
Tuesday, September 14, 2021 - 6:30pm
75 Langley Drive, Lawrenceville, GA 30046

- A. Call To Order, Pledge to Flag
 - B. Opening Remarks by Chairwoman and Rules of Order
 - C. Approval of Agenda
 - D. Approval of Minutes: August 10, 2021
 - E. New Business
1. Case Number: **ZVR2021-00075**
Applicant: Myriam Martinez
Contact: Viviana Potes
Phone Number: 404.435.5991
Zoning: R-100
Location: 1350 Lilac Arbor Road
Map Number: R5267 178
Proposed Development: Accessory Structure
Variance Requested: Allow encroachment of 6 feet 4 inches into 20-foot accessory structure setback
Commission District: 3 (Watkins)
2. Case Number: **ZVR2021-00076**
Applicant: Myriam Martinez
Contact: Viviana Potes
Phone Number: 404.435.5991
Zoning: R-100
Location: 1350 Lilac Arbor Road
Map Number: R5267 178
Proposed Development: Accessory Structure
Variance Requested: Allow an increase in the maximum size of an accessory structure from 650 square feet to 900 square feet
Commission District: 3 (Watkins)

3. Case Number: **ZVR2021-00081**
Applicant: Myriam Martinez
Contact: Viviana Potes
Phone Number: 404.435.5991
Zoning: R-100
Location: 1350 Lilac Arbor Road
Map Number: R5267 178
Proposed Development: Accessory Structure
Variance Requested: Allow an increase in maximum height from 12 feet in height to 22 feet in height

Commission District: 3 (Watkins)
4. Case Number: **ZVR2021-00082**
Applicant/Contact: Diana Carolina Olaya
Phone Number: 404.644.8074
Zoning: R-100
Location: 2295 Castle Royale Drive
Map Number: R7057 127
Proposed Development: Recreational Vehicle Parking
Variances Requested: Allow the parking of recreational or non-motor vehicles in front yard

Commission District: (4) Fosque
5. Case Number: **ZVR2021-00083**
Applicant/Contact: Mary M. Simmons
Phone Number: 770.979.5471
Zoning: R-100
Location: 1501 Pinebark Court
Map Number: R5071 093
Proposed Development: Recreational Vehicle Parking Area
Variances Requested: Allow parking of recreational or non-motor vehicle in side yard

Commission District: (3) Watkins

6. Case Number: **ZVR2021-00084**
Applicant/Contact: Marcella Cox
Phone Number: 404.889.9221
Zoning: R-100
Location: 4970 Hodgkins Place
Map Number: R6100 326
Proposed Development: Fence
Variances Requested: Allow fence height increase from 4 feet to 5 feet 4 inches in a front setback
Commission District: (2) Ku
7. Case Number: **ZVR2021-00085**
Applicant/Contact: Serge Charles
Phone Number: 678.508.4417
Zoning: R-100
Location: 1941 Sever Road
Map Number: R7083 008
Proposed Development: Single-Family Residence
Variances Requested: Allow encroachment of 15 feet into a 50 foot front yard setback
Commission District: (1) Carden
8. Case Number: **ZVR2021-00086**
Applicant/Contact: Raphael Pinzon
Phone Number: 770.885.3113
Zoning: R-100
Location: 210 Lacey Oak Lane
Map Number: R5157 343
Proposed Development: Single-Family Residence
Variances Requested: Allow encroachment of 10 feet into a 35-foot front setback
Commission District: (3) Watkins

9. Case Number: **ZVR2021-00087**
Applicant/Contact: Raphael Pinzon
Phone Number: 770.885.3113
Zoning: R-100
Location: 210 Lacey Oak Lane
Map Number: R5157 343
Proposed Development: Single-Family Residence
Variances Requested: Allow encroachment of 10 feet into a 50-foot rear setback
Commission District: (3) Watkins
10. Case Number: **ZVR2021-00088**
Applicant: Rangewater Real Estate, LLC
Contact: Shane Lanham
Phone Number: 770.232.0000
Zoning: M-UR, RM-24 and R-TH
Location: 509 Buford Drive
2200 Block of Azalea Drive
Map Number: R7105 115
R7105 188
Proposed Development: Mixed-Use Development
Variances Requested: Allow increase in building height from 35 feet to 75 feet within 50 feet of a R-TH zoning and in the 50-foot angled transition
Commission District: (4) Fosque
11. Case Number: **ZVR2021-00089**
Applicant: Old Peachtree Presbyterian Church, Inc.
Contact: Keith Akin
Phone Number: 770.846.0227
Zoning: R-100
Location: 1756 Old Peachtree Road
Map Number: R7165 003
Proposed Development: Ground Sign
Variances Requested: Allow sign height increase from 5 feet to 7 feet
Commission District: (1) Carden

12. Case Number:	ZVR2021-00090
Applicant:	Fannie McGowin
Contact:	Bertram McGowin
Phone Number:	770.771.1849
Zoning:	R-75
Location:	1269 Nestle Trail
Map Number:	R5204 144
Proposed Development:	Single-Family Residence
Variances Requested:	Allow a five-foot encroachment into the 40-foot rear yard setback
Commission District:	(4) Fosque

G. Adjournment