

DAWSON COUNTY VARIANCE APPLICATION

****This portion to be completed by Zoning Administrator****

VR 21-01 Tax Map & Parcel # (TMP): 101-011
Current Zoning: RSA Commission District #: 2
Submittal Date: 2-1-21 Time: 9:10 am/pm Received by: Unge (staff initials)
Fees Assessed: 350- Paid: Check
Planning Commission Meeting Date: 3-16-21

APPLICANT INFORMATION (or Authorized Representative)

Printed Name: Estate of Donald W. Seay – Dee Anna Toal (Executor)

Address: 207 Seay Dr, Dawsonville GA 30534

Phone: Listed 770 268 8888 Email: Business _____
Unlisted **Personal**

Status: [] Owner [] **Authorized Agent** [] Lessee [] Option to purchase

Notice: If applicant is other than owner, enclosed Property Owner Authorization form must be completed.

I have /have not _____ participated in a Pre-application meeting with Planning Staff.

If not, I agree _____ /disagree _____ to schedule a meeting the week following the submittal deadline.

Meeting Date: 01/14/21 Applicant Signature: [Signature] exc

PROPERTY INFORMATION

Street Address of Property: 144 Seay Dr, Dawsonville GA 30534

Lane Lot(s): 260 District: 13 Section: N
Subdivision/Lot: N/A Building Permit #: N/A (if applicable)

Directions to the Property: From Dawsonville take Hwy 9 north, right on Hwy 136 east, Left on Seay Dr (about 2.4 miles)

REQUESTED ACTION

A Variance is requested from the requirements of Article # XI Section # 1109 of the Land Use Resolution/Sign Ordinance/Subdivision Regulations/Other (circle one).

If other, please describe: _____

Type of Variance requested:

- Front Yard Side Yard Rear Yard variance of _____ feet to allow the structure to:
 be constructed; remain a distance of _____ feet from the: _____
 property line, road right of way, or other (explain below):

_____ instead of the required distance of _____ required by the regulations.

Lot Size Request for a reduction in the minimum lot size from _____ to _____

Sign Variance for: _____

Home Occupation Variance to operate: _____ business

Other (explain request): Division of the parcel into >5 parcels

If there are other variance requests for this site in past, please list case # and nature of variance: _____

Variations to standards and requirements of the Regulations, with respect to open area, setbacks, yard area, lot coverage, height, and other quantitative requirements may be granted if, on the basis of the application, investigation, and other evidence submitted by the applicant, all four (4) expressly written findings below are made:

1. Describe why a strict and literal enforcement of the standards would result in a practical difficulty or unnecessary hardship:

The division of the parcel as requested is needed to meet the needs of the Heirs of the Estate.

630 AM

2. Describe the exceptional and extraordinary conditions applicable to this property which do not apply to other properties in the same district: _____

The parcel is an Estate division of property to be owned by the heirs (or family members) of the Estate of Donald W. Seay, and will not be sold off to outside persons.

3. Describe why granting a variance would not be detrimental to the public health, safety, morals or welfare and not be materially injurious to properties in the near vicinity: _____

There is no intention for multiple/subdivision type housing to be built on any of the parcels and no intention to sell off any acreage to outside persons for purpose of subdivision type housing.

4. Describe why granting this variance would support the general objectives within this Resolution:

There is no intent to sell off any of these parcels to persons not noted as Heirs in the Estate of Donald W. Seay, or their family members

Submit clear explanation of all four questions above. You may add sheets if necessary.

(Variances should not be granted if the need arises as a result of action by the applicant or previous owner.)

SEAL

PROPERTY OWNER AUTHORIZATION

I / we Estate of Donald W Seay – Dee Anna Toal (Executor) hereby swear that I / we own the property located at (fill in address and / or tax map & parcel #):

144 Seay Dr, Dawsonville GA 30534

Land Lot 260 13-N 101-011

as shown in the tax maps and / or deed records of Dawson County, Georgia, and which parcel will be affected by this request.

I hereby authorize the person named below to act as the applicant or agent in pursuit of the variance requested on this property. I understand that any variance granted, and / or conditions placed on the property will be binding upon the property regardless of ownership. The under signer below is authorized to make this application. The under signer is aware that no application or reapplication affecting the same land shall be acted upon within 6 months from the date of the last action by the Board of Commissioners.

Printed name of applicant or agent: Estate of Donald W. Seay – Dee Anna Toal (Executor)

Signature of applicant or agent: _____ Date: _____

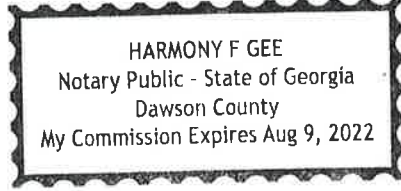
Printed Name of Owner(s): Estate of Donald W. Seay – Dee Anna Toal (Executor)

Signature of Owner(s): [Signature] exc Date 02/01/21

Sworn and subscribed before me this 1 day of Feb., 2021.

[Signature]
Notary Public

My Commission Expires: August 9, 2022



(Seal)

(The complete names of all owners must be listed, if the owner is a partnership, the names of all partners must be listed, if a joint venture, the names of all members must be listed. If a separate sheet is needed to list all names, please identify as applicant or owner and have the additional sheet notarized also.)

2021 FEB 1 10:58 AM

VR# _____

TMP# _____

List of Adjacent Property Owners

It is the responsibility of the Applicant to provide a list of adjacent property owners. This list must include the name and address of anyone who has property touching your property or who has property directly across the street from your property.

****Please note this information should be obtained using the Tax Map and Parcel Number listing any parcel(s) adjoining or adjacent to parcel where variance or rezone is being requested.**

Name

Address

TMP <u>101-046-003</u>	1. <u>Wisson, Eric R.</u>	<u>2251 Hwy 136 E</u>
TMP <u>101-046-002</u>	2. <u>Adams, Sandra</u>	<u>2195 Hwy 136 E</u>
TMP <u>101-046-001</u>	3. <u>Betsill, Jason & Angela</u>	<u>2193 Hwy 136 E</u>
TMP <u>101-046</u>	4. <u>Tomiczek, Kareene & Carrabotta, Ronald</u>	<u>2131 Hwy 136 E</u>
TMP <u>101-016</u>	5. <u>Clark, Joyce</u>	<u>2103 Hwy 136 E</u>
TMP <u>101-010-001</u>	6. <u>Bagwell, Jeannine</u>	<u>1871 Hwy 136 W</u>
TMP <u>101-009-002</u>	7. <u>Irwin Family Limited Partnership</u>	<u>Clear Creek Rd</u>
TMP <u>101-011-001</u>	8. <u>Toal, Eric & Dee Anna</u>	<u>207 Seay Dr</u>
TMP _____	9. _____	_____
TMP _____	10. _____	_____
TMP _____	11. _____	_____
TMP _____	12. _____	_____
TMP _____	13. _____	_____
TMP _____	14. _____	_____
TMP _____	15. _____	_____

SEE 1 SHEET

Use additional sheets if necessary.

APPLICANT CERTIFICATION

I hereby request the action contained within this application relative to the property shown on the attached plats and site plan and further request that this item be placed on both the Planning Commission and Board of Commissioners agenda(s) for a public hearing.

I understand that the Planning & Development staff may either accept or reject my request upon review. My request will be rejected if all the necessary data is not presented.

I understand that I have the obligation to present all data necessary and required by statute to enable the Planning Commission and Board of Commissioners to make an informed determination on my request. I will seek the advice of an attorney if I am not familiar with the zoning and land use requirements.

I understand that my request will be acted upon at the Planning Commission and Board of Commissioner hearings and that I am required to be present or to be represented by someone able to present all facts. I understand that failure to appear at a public hearing may result in the postponement or denial of my special use or rezoning application. I further understand that it is my responsibility to be aware of relevant public hearing dates and times regardless of notification from Dawson County.

I hereby certify that I have read the above and that the above information as well as the attached information is true and correct.

Signature of Applicant or Agent: _____ Date: 02/01/21

Signature of Witness: Jamesy Lee _____ Date: 2/1/21

WITHDRAWAL

Notice: This section only to be completed if application is being withdrawn.

I hereby withdraw application #: _____

Signature: _____ Date: _____

Withdrawal of Application:

Withdrawals of any application may be accommodated within the Planning & Development office if requested before the Planning Commission agenda is set. Therefore, withdrawals may not be made after ten (10) days prior to the scheduled Planning Commission meeting hearing, unless accompanied by written request stating specific reasons for withdrawal. This withdrawal request is to be published in the legal organ prior to the meeting. Following that written request and publication the Commission will vote to remove the item from the agenda at the scheduled hearing. Please note that should the withdrawal be denied, the item will receive deliberation and public hearing with a decision by the Commission. Further the applicant is encouraged to be present at the hearing to substantiate reasons for withdrawal. Please note that no refund of application fee may be made unless directed by the Board of Commissioners.

Dawson County, Georgia Board of Commissioners

Affidavit for Issuance of a Public Benefit

As Required by the Georgia Illegal Immigration Reform and Enforcement Act of 2011

By executing this affidavit under oath, as an applicant for a Dawson County Business License, Out of County Business Registration, Alcohol License, or other public benefit as referenced in the Georgia Illegal Immigration Reform and Enforcement Act of 2011 [O.C.G.A. § 50-36-1(e)(2)], I am stating the following with respect to my application for such Dawson County public benefit.

I am a United States citizen.

I am a legal permanent resident of the United States. (FOR NON-CITIZENS)

I am a qualified alien or non-immigrant under the Federal Immigration and Nationality Act with an alien number issued by the Department of Homeland Security or other federal immigration agency. (FOR NONCITIZENS)

My alien number issued by the Department of Homeland Security or other federal immigration agency is:

The undersigned applicant also hereby verifies that he or she is 18 years of age or older and has provided at least one **secure and verifiable document**, as required by O.C.G.A. § 50-36-1(e)(1), with this affidavit. (See reverse side of this affidavit for a list of secure and verifiable documents.)

The secure and verifiable document provided with this affidavit can best be classified as:

In making the above representation under oath, I understand that any person who knowingly and willfully makes a false, fictitious, or fraudulent statement or representation in an affidavit shall be guilty of a violation of O.C.G.A. § 16-10-20 and face criminal penalties as allowed by such criminal statute.

Executed in Dawsonville (city), GA (state)

[Signature] exc
Signature of Applicant

02/01/21
Date

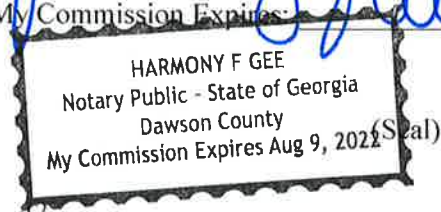
Dee Anna Tol exc
Printed Name

Name of Business

SUBSCRIBED AND SWORN BEFORE ME ON

THIS 1 DAY OF Feb, 2021

[Signature] Notary Public
My Commission Expires: August 9, 2022



21 FEB 1 9:11 AM

Paid 01/21/21 – 144 Seay Dr, Dawsonville GA 30534

Parcel: 101 011

Description: LL 260 LD 13-N

Bill Number: 12515



text_0 - Notepad

File Edit Format View Help

Dawson County - GA

Payment Submitted

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Total: \$399.18

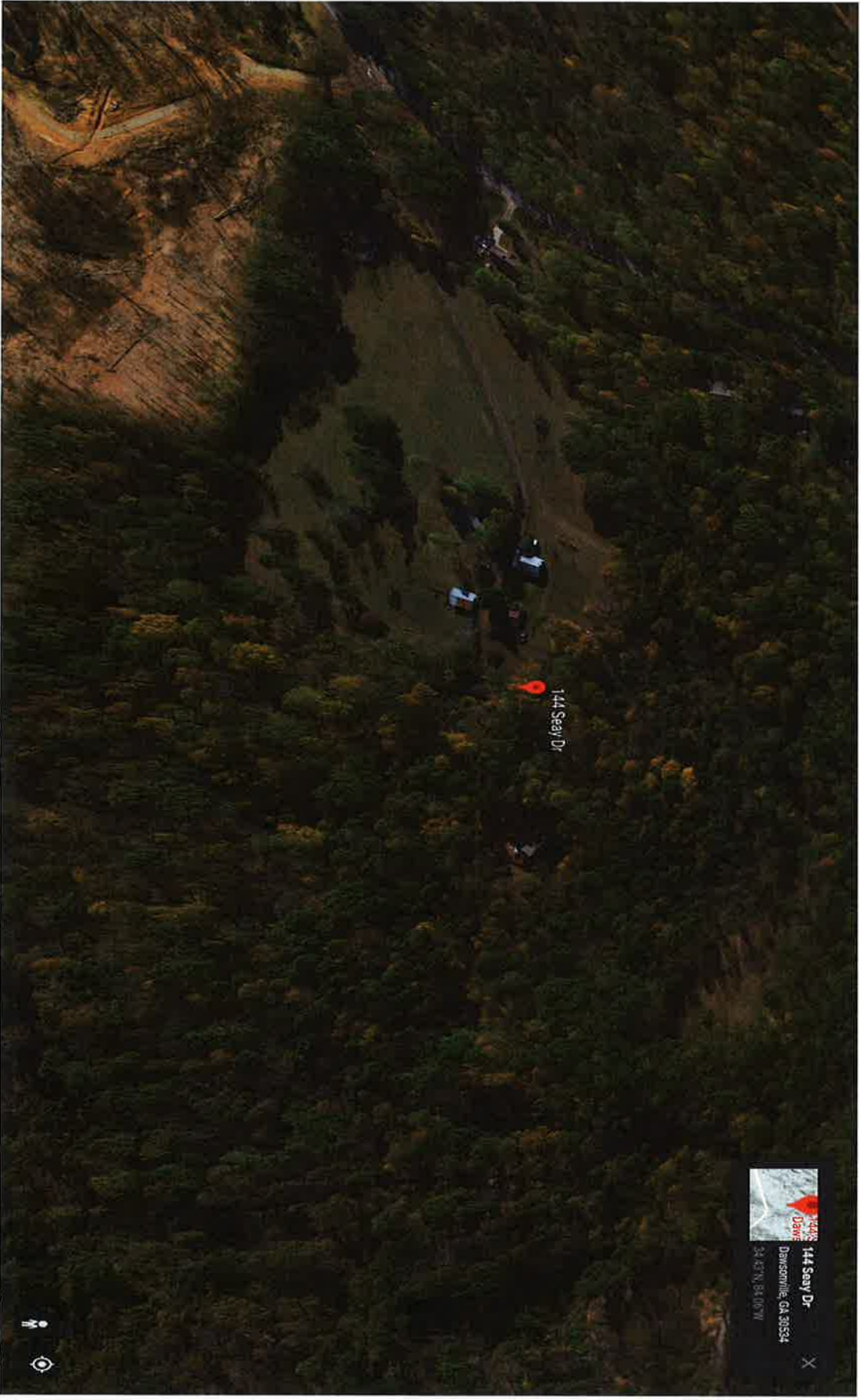
Transaction ID:

2GP71502MB731800C

Confirmation #:

729EB1

21 FEB 1 9:11 AM



144 Seay Dr

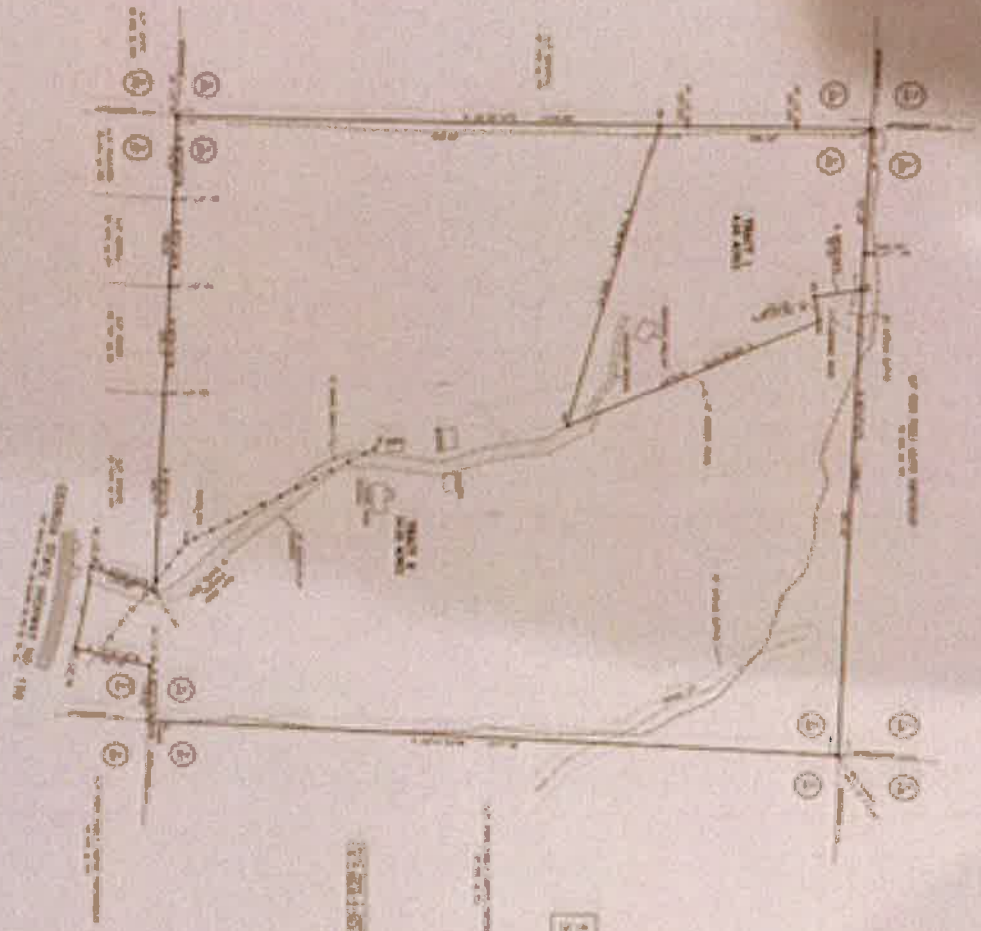
 **144 Seay Dr**
Dawsonville, GA 30534
34.42°N, 84.06°W



1. The map shows the location of the site relative to the surrounding area. The site is located in the center of the map, bounded by the following coordinates:



2. The map shows the location of the site relative to the surrounding area. The site is located in the center of the map, bounded by the following coordinates:



3. The map shows the location of the site relative to the surrounding area. The site is located in the center of the map, bounded by the following coordinates:

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