



Memo

To: Mayor and City Council

From: Bradford D. Townsend, AICP
Planning and Zoning Director

Date: February 3, 2012

Subject: RZ11-15
11140 and 11160 West Road
Land Lot 46
Zoning change to E-2 (Single Family Residential)

Enclosed please find the material for the above referenced rezoning. The two properties were annexed into the City of Roswell in November 2011. The properties were annexed from Cobb County to Fulton County and then into the City of Roswell. The properties are going through the rezoning process in order to obtain a City of Roswell zoning classification. Even though the properties abut properties zoned E-1, the City of Roswell is zoning the two properties to E-2 due to the size of the lots. The E-1 zoning requires each lot to contain a minimum of 2 acres. As shown on the plat, lot #2 is 1.05 acres and lot #3 is 1.07 acres. The E-2 zoning classification requires a minimum lot size of 30,000 square feet.

The Planning Commission recommended approval of this rezoning request during their January 17, 2012 hearing.

The Community Development Department recommends approval of the rezoning to E-2 (Single Family Residential).