



**Community Development
Planning & Zoning Department**
2529 J. O. Stephenson Avenue
770-590-8268

Required Fee \$250.00

Date Received 12.28.18
Staff's Initials dlw
Iworg#160

LAND USE APPLICATION SPECIAL LAND USE APPLICATION

Is this property located within the Kennesaw Historic District (yes) _____ (no) X

A MINIMUM OF ONE CONSULTATION WITH PLANNING AND ZONING ADMINISTRATOR AND STAFF PRIOR TO THE SUBMISSION OF THE REQUESTED APPLICATION IS MANDATORY.
(Applicant or agent must be present at all public hearings)

PURPOSE OF LAND USE REQUEST Start up business

LAND USE PROPERTY ADDRESS 4368 CLARES BROOK LN ACWORTH GA 30101

Land Lot 51 Tax Parcel 319 Lot Size _____ Current Zoning RESIDENTIAL

APPLICANT VIVIANE BAISI SILVEIRA

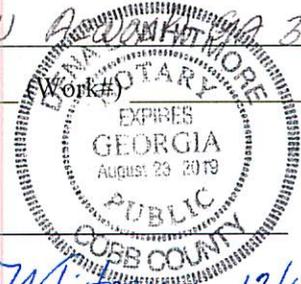
APPLICANT EMAIL DESSERTBARNDOM@gmail.com

Applicant address 4368 CLARES BROOK LN ACWORTH GA 30101

(Home#) _____ (Fax#) _____

(Cell#) 781 518 3311

Applicant Signature [Signature]



Signed, sealed and delivered in presence of: Anna L. Whitman 12/17/18
Notary Date

REPRESENTATIVE _____

(Fax #) _____ (Work#) _____ (Cell#) _____

Representative Signature _____

Signed, sealed and delivered in presence of: _____
Notary Date

TITLEHOLDER: _____ Telephone: _____

Signature: _____ Address: _____

Signed, sealed and delivered in presence of: _____
Notary Date



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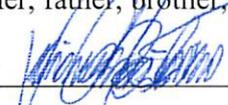
CAMPAIGN CONTRIBUTIONS

The Owner and Petitioner herein certify that they have have not made campaign contributions or gifts within two (2) years immediately preceding the filing of this application, campaign contributions aggregating two hundred fifty dollars (\$250.00) or more or made gifts to a member or members of the Mayor and Council or Planning Commission who will consider the application.

FINANCIAL INTEREST

The undersigned Petitioner herein certifies that, to the best of their knowledge, information, and belief, the Mayor, any member of the Planning Commission does does not :

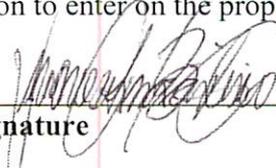
- 1) Have a property interest (direct or indirect ownership, including any percentage of ownership less than total) in the subject property;
- 2) Have a financial interest (direct ownership interest of the total assets or capital stock where such ownership interest is ten percent (10%) or more) of a corporation, partnership, limited partnership, firm, enterprise, franchise, association, or trust, which has a property interest (direct or indirect ownership, including any percentage of ownership less than total) upon the subject property; and
- 3) Have a spouse, mother, father, brother, sister, son or daughter who has any interest as described above.

The undersigned Petitioner: 

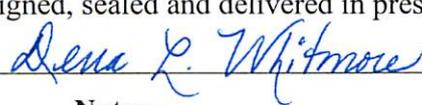
Applicant/Petitioner means any person who makes application and any attorney, other person representing or acting on behalf of a person who makes application to the Mayor and Council and Planning Commission.

Owner/Applicant Certification

- The Owner/Petitioner certifies that all information in this application, and all information furnished in support of this application, is true and complete to the best of the Petitioner's knowledge and belief. Should any portion not be true then the application may be rejected.
- Penalty for false or fraudulent statement: Whoever, in any matter, knowingly and willingly falsifies or makes any false, fictitious or fraudulent statement of representatives concerning this application shall be denied the request stated in this application.
- The Owner/Petitioner hereby grants permission to enter on the property for inspection during the time application is pending.

 12/17/2018
Applicants Signature Date

Signed, sealed and delivered in presence of:

 12/17/18
Notary Date

Dessert Barndom

01/07/2019

Dessert Barndom is a start up business of one single operator.

What will I be doing? Well, the best interpretation for it is Brazilian Truffle with a variety of flavors, Chocolate, Pistachio, Coconut, Almond, flavors are endless. I will also be baking small truffles called honey bread.



BRIGADEIROS



HONEY BREAD.

I will be work with the best quality and fine products. A line of Gourmet Desserts. I will be running it online and phone call orders, no traffic in the house whatsoever, I will pack them myself and deliver or shipping it depending the distance. But no traffic in my house or neighborhood. I just want to put my

foot at the door, and if works I will then find a place for me to continue this out of the home.

Does the business creates oil?

Not at all. I will not be using oil, it is not necessary, my pastries are not fried, I will not need **GREASE TRAP**. Nothing like that.

Is this a catering business to use the house kitchen to produce a lot of a baked items?

Not yet, as I have explained above, my business is it at the very begging of it's glory, I am the only one working in it, I just want to star and then God knows if it will work. I pray that it does. I just want to start.

There shall not be any impact at the Sanitary Sewer. No oil no grease. Simple process.

Thank you
God Bless you all.

Viviane from Dessert Barndom...

December 10, 2018
Tannen Haymore
605 Blackwater Ridge
Canton, GA 30114

To whom it may concern,

I, Tannen Haymore, owner of the property located at:

4368 Clairesbrook Lane
Acworth, GA 30101

authorize Viviane Baisi Silveira, my tenant, to use the kitchen for a home business. If you have any questions, please contact me in writing at the above address or call me at 801-673-6712.

Sincerely,

Tannen Haymore

Tannen Haymore

signature



Certificate of Acknowledgement of Notary Public
State of Georgia County of Cherokee

This document was acknowledged before me on
this 11 day of Dec, 2018 (Year)

Clarissa G. Lawrence
Signature of Notary

8/27/2020
My Commission Expires on (Date)

Notary Seal

54-6864K

RETURN TO: *mail*
REPUBLIC TITLE INSURANCE AGENCY, INC.
2781 WINDY RIDGE PARKWAY
ATLANTA, GEORGIA 30339

J.C. Stephenson
Jay C. Stephenson
Clerk of Superior Court Cobb Cty. Ga.

LIMITED AND SPECIAL WARRANTY DEED

STATE OF TEXAS
COUNTY OF DALLAS

This Indenture made this 14th day of May, in the year 2004, between **FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**, of the County of Dallas State of Texas, as party or parties of the first part, hereinafter called Grantor, and **RICHARD HAYMORE and TANNEN HAYMORE**, as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of **TEN AND 00/100'S (\$10.00) Dollars** and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 51 OF THE 20TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, BEING LOT 29, BROOKWOOD COMMONS, UNIT 1, AS PER PLAT RECORDED IN PLAT BOOK 178, PAGE 34, COBB COUNTY RECORDS WHICH RECORDED PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE.

Subject to all easements and restrictions of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in **FEE SIMPLE**.

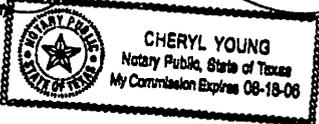
AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons, claiming by, through or under Grantor.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

Witness *Donna Ghassemi* Donna Ghassemi (Seal)

Notary Public *Sheryl Martin* Sheryl Martin (Seal)
Name/Title: **Sheryl Martin**
Assistant Secretary

(Notary Seal) 

 **FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**
Name/Title: *Patricia Marston* Patricia Marston (Seal)
Vice President

Action Community Management

Approval

December 18, 2018

Richard Haymore
4368 Clairesbrook Lane
Acworth, GA 30132

Re: Home Business

Mr. Haymore,

On behalf of the Brookwood Common Homeowners Association, I'm writing you today to notify you that your tenant can operate a home-based business from your property provided the following does not occur:

- Additional traffic to and from the property
- Additional parking congestion
- Does not create a disturbance
- No signage showing a business operating from the home

If you have any questions, please don't hesitate to give us a call.

Sincerely,



Jeff Hope
Action Community Management
Agent of the Brookwood Common HOA, Inc.

cc. Board of Directors



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Section 2100, Part 5 Standards for Decisions – Only Land Use Permits

Land Use Permits may be granted in such individual cases based on the standards for decisions as follows, please comment using additional pages if necessary.

COMMENTS:

(1) Safety, health, welfare, and moral concerns involving the surrounding neighborhoods.	NO INTERRUPTION RELATED TO THE BUSINESS
(2) Parking and traffic considerations.	NO PARKING AND TRAFFIC
(3) Number of non-related employees.	NONE
(4) Number of commercial and business deliveries.	
(5) The City's general presumption that residential neighborhoods should not allow non-compatible business uses.	
(6) Compatibility of the business use to the neighborhood.	
(7) Hours of operation.	Flexible
(8) Existing business uses in the vicinity.	
(9) Effect on property valued of surrounding property.	NONE
(10) Circumstances surrounding neighborhood complaints.	
(11) Intensity of the proposed business use; and	Preparating for start up business
(12) Location of use within the neighborhood.	Single Residential Dwelling Unit









