



Brandi May, Chair
Kevin Whipple, Vice Chair
Mike Ferguson, Treasurer
Rachel Butler, Secretary
Mary Baldwin
Patrick Gallagher
Robert Sterling

HPC MEETING AGENDA
October 23, 2020
Kennesaw Council Chambers
8:00 A.M.

Pursuant to Governor Kemp's Executive Order Number 03.14.20.01 declaring a Public Health State of Emergency and in accordance with O.C.G.A. §50-14-1 et seq., as may be amended or extended, this public meeting is being conducted in person and also via the use of real-time telephonic technology allowing the public simultaneous access to the public meeting.

The meeting may be accessed using the following link/call-in information

City of Kennesaw is inviting you to a scheduled Zoom meeting.

Join Zoom Meeting

<https://us02web.zoom.us/j/84718363488?pwd=K0s5RU4vd3BwUnRvdUJlVYUxBOWlQQT09>

Meeting ID: 847 1836 3488

Passcode: 254856

One tap mobile

+13017158592,,84718363488#,,,,,0#,,254856# US (Germantown)

+13126266799,,84718363488#,,,,,0#,,254856# US (Chicago)

Dial by your location

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

+1 929 205 6099 US (New York)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

Meeting ID: 847 1836 3488

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Find your local number: <https://us02web.zoom.us/j/84718363488?pwd=K0s5RU4vd3BwUnRvdUJlVYUxBOWlQQT09>

I. Call to Order

II. Approval of Minutes – September 15, 2020

III. Financial Report

IV. Old Business – none

V. New Business –

- The Lewis House project - True North LLC will provide a project amendment packet that illustrates all of the changes done at site that was not approved by the HPC. This will be a multiple submittal process given the amount of buildings.
- Old Cherokee street project (renamed Galt Commons exchange) – 2985, 3007 Cherokee Street, parcel 125 LL138-applicant Sanctuary Development LLC- Architectural review of the approved development as per conditions from the Central Business District approval dated 7-21-20.

VI. Certificate of Appropriateness - Administrative Approval by Staff and Chairperson -

- 2990 N. Main St.- applicant Brittany Haugen- removal of decaying tree

VII. Discussion

- Properties of Concern

VIII. Public Comments

IX. Planning & Zoning Administrator Comments

Adjourn

**The next scheduled meeting of the Historic Preservation Commission will be
Friday, November 20, 2020**

NOTICE: Any person who desires to appeal any decision from this meeting will need a record of the proceedings, and for the purpose may need to insure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is based. The Agenda is designed to make more efficient use of the HPC's time. It is not designed to curtail discussion or input. If you need special accommodations to attend or participate in our meetings, please contact City Hall at least 24 hours in advance of the specific meeting you are planning to attend.



Brandi May, Chair
Kevin Whipple, Vice Chair
Mike Ferguson, Treasurer
Rachel Butler, Secretary
Mary Baldwin
Patrick Gallagher
Robert Sterling

HPC MEETING MINUTES
September 15, 2020
Kennesaw Council Chambers
8:00 A.M.

Pursuant to Governor Kemp's Executive Order Number 03.14.20.01 declaring a Public Health State of Emergency and in accordance with O.C.G.A. §50-14-1 et seq., as may be amended or extended, this public meeting is only being conducted via the use of real-time telephonic technology allowing the public simultaneous access to the public meeting.

The meeting may be accessed using the following link/call-in information

City of Kennesaw is inviting you to a scheduled Zoom meeting.

Join Zoom Meeting

<https://us02web.zoom.us/j/87886760064?pwd=ajdkcTl4U2xjb3RJK0xKd21mbHI4Zz09>

Meeting ID: 878 8676 0064

Passcode: 829728

One tap mobile

+13017158592,,87886760064#,,,,,0#,,829728# US (Germantown)

+13126266799,,87886760064#,,,,,0#,,829728# US (Chicago)

Dial by your location

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

+1 929 205 6099 US (New York)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

Meeting ID: 878 8676 0064

Passcode: 829728

Find your local number: <https://us02web.zoom.us/j/87886760064?pwd=ajdkcTl4U2xjb3RJK0xKd21mbHI4Zz09>

Members in attendance: Kevin Whipple, Mike Ferguson, Rachel Butler, Patrick Gallagher

Members Absent: Brandi May, Robert Sterling, Mary Baldwin

Guests/Staff attending: Darryl Simmons, David Odom, Wayne Sisco

Darryl Simmons starts meeting with 8:05am, regarding all requirements for Governor' Executive Order.

Role call will be required to state your name.

Call to Order

- Kevin Whipple called the meeting to order @ 8:06

II. Approval of Minutes – August 18, 2020

- Make motion to approve: Mike Ferguson, second by Patrick Gallagher
 - Motion passes: 4-0

III. Financial Report

- Simmons stated no expenditures. There is a separate line item for training. We are looking for webinar or online training opportunities
 - i. Patrick Gallagher made motion to approve financial report seconded by Mike Ferguson^{2nd}
 - ii. Motion passes: 4-0

IV. Old Business- None

- Mike Ferguson made a statement regarding approved pool project located at 3007 N. Main St. The visibility of the pool area from N. Main was a concern.

VI. New Business-

- 2971 Moon Station Road- applicant David Odom- public hearing to remove existing single family brick ranch home and replace with new craftsman style home.
 - Darryl Simmons explained the code requirements for processing a demolition application in the historic district.. Staff sent out a letter to abutting property owners, erected a sign and legal ads. This COA application includes site plan and pictures of existing home, tree removal plan and tree save area including a narrative for the removal of the trees.
 - The applicant Mr. Odom explained he grew up in this home. Mr. Odom explained that he met with city staff in January 2020, in June 2020 architect designed craftsman style house. The tree assessment and tree plan was prepared and applications for tree removal and other permits was submitted.
 - Mike Ferguson asked about materials to be used in new construction
 - Mr. Odom replied brick maybe cedar siding and Mike Ferguson asked about brick.
 - Mr. Odom replied that this was not cost effective.
 - Darryl Simmons referenced the photos that w supplied. Showing all the sides of the existing home showing the brick. Mike Ferguson noted the good condition of the brick and can the brick be repurposed in the new construction. Mr. Odom replied that the brick could be used for the foundation. Mr. Whipple asked staff if the applicant is required to use any of the existing materials of a noncontributing structure for a new structure. Mr. Simmons replied that a noncontributing structure is not required to repurpose the materials but this is recommended by city staff if possible. Mr. Whipple referenced section 8.2.02 that states that the demolition of a

noncontributing* structure within the district is allowed under the following conditions. Mr. Whipple asked about the finances being in place to complete this project and what is the timeline for construction. Mr. Odom replied that this project is funded with cash and a construction loan. If project starts in early October 2020, the total time for project completion is six months. Mr. Kevin Whipple asked if this application is subject to the full documentation for demolition as cited in section 8.2.04. Mr. Simmons replied that noncontributing structures are not subject to the additional requirements and this is considered a straight demolition and applicant has the option of using part of the materials for the new structure.

- Questions by Pat Gallagher regarding tree removal along Moon Station Rd., landscaping plan questions. Mr. Odom replied that large trees that they want to save specifically #3 & #4 is referenced on tree save plan. Mr. Simmons that this portion of the meeting will follow public hearing protocol specifically, motion for demolition then open floor for public comments. No public comment. Floor was closed.
 - Mike Ferguson made motion for approval for demolition of property at 2971 Moon Station with any materials used and saved can be repurposed into new construction.
 - Kevin Whipple. added to motion approval of demolition of residence located at 2971 Moon Station with following stipulations. Pursuant to Section 8.2.02 upon commencement of demolition new construction shall follow within one month of residence demolition and shall proceed in a timely and consistent fashion weather permitting.
 - Patrick Gallagher seconded the amended motion. Motions passes 4-0
 - Mr. Simmons asked if there were any more questions. Mr. Whipple asked about access carport . Mr. Odom replied access by 8'-0" double gate.
 - Kevin Whipple cited section from adopted HPC standards 4.1.11 that regulates no barbed wire, razor wire, chain link or similar fencing is permitted within the district. Chain link fence is prohibited
 - Mr. Odom stated replacement of existing chain link fence eventually.
 - Kevin Whipple stated section 4.3.01 that regulate traditional styles of pitched roofs are required. The minimum roof pitch for a gabled roof is 6:12 with a maximum roof pitch of 12:12
 - Mr. Odom was not sure of the proposed pitch.
 - Kevin Whipple referenced section 4.7.07: Windows must be double hung sash or casement windows, that are constructed of wood with exceptions provided through the design review process. Mr. Odom stated that the windows will be 3 over 1 not wood but vinyl. Transom windows. Single hung. Section. 4.9.02 Detached garages and other accessory structures will be similar in appearance utilizing the same materials, windows and door treatments as that of the main house. The applicant responded that will be in compliance Mr. Simmons stated that if approved the COA will expire in one year. Kevin Whipple requested a motion.
 - Mike Ferguson made a motion for approval of construction of property at 2971 Moon Station to follow design features that we have discussed and outbuilding to match the existing house and roof pitch to be in accordance to section 4.1.11 no chain link fencing shall be permitted. Per section 4.3.01 roof pitch must be between 6:12 and 12:12. Per section 4.9.02 detached workshop / carport shall be similar in appearance to main house. Per section 4.10 Mechanical systems & service areas.
 - Rachel Butler seconded. Motion passes: 4-0
 - Signed COA Certificate will be sent to applicant
- 2881 N. Main Street-applicant Kennesaw Loft BNB LLC- COA application for project scope changes.
 - Darryl Simmons presented application for project scope changes. Mr. Simmons stated during presentation that the City of Kennesaw will not approve the proposed structure on Lewis St. side and that the City of Kennesaw will not approve applicant's request to

designate specific parking spaces exclusively for the business along City Right of Way. Downtown is all public parking. Applicant is aware of this issue.

- Mr. Sisco responded that this use usually requires parking for front, side and rear for the hotel. No drive under canopy. Multiple services. He stated he would withdraw those two requests for consideration. Mr. Sisco explained the scope of work that includes infill where metal stair was in front façade with solid metal roofing and tin-sheeted roof and back of the building. Kitchen and exhaust issues on the back of the building. Clearer view with walkway. Covered kitchen and recycling and outdoor units to the alley and screened with fencing. Moveable furniture and against their property line
- Mike Ferguson asked if roofs will be connected to building
- Mr. Sisco responded that free standing post will support the roof, but we would like to abut to the building
- Mike Ferguson asked about post material.
- Mr. Sisco responded posts will be 6x6 or 8x8x pressure treated wood
- Patrick Gallagher asked about the method for anchoring posts.
- Mr. Sisco stated that the footing will be designed so that there able to be moved
- Patrick Gallagher asked about red furniture.
- Mr. Sisco stated that elements from historic elevator cage will be repurposed as frame for outdoor pizza kitchen
- Kevin Whipple asked about patching or repair for front balcony roof.
- Mr. Sisco replied that the intent is to maintain original porch and infill roof system
- Patrick Gallagher asked if they will remove fire escape landing
- Mr. Sisco replied that the fire escape landing will remain and be bolted to the building
- Darryl Simmons stated that all alley construction is subject to staff plan review and approval. The applicant provided an engineering letter from Geotech that answers question of the integrity of the support wall located in alleyway area for adjoining property. The letter stated that the brick wall did not fail. All work subject to building officials inspection and approval..
- Mr. Sisco stated that they would reuse existing wood louvers for airflow.
- Patrick Gallagher motioned to approve COA application for 2881 N. Main Street- applicant Kennesaw Loft BNB LLC. Specifically renovations to front porch as provided as well as rear alley structure subject to final approval through City of Kennesaw. Applicant to resubmit final designs to HPC.
 - Kevin Whipple added the following stipulations and code references to the motion:
 - 6.2.05: Exterior materials that were historically unpainted will remain unpainted unless it is necessary for waterproofing, or protection of the historic material.
 - 6.2.06: When replacement of exterior materials is necessary, replace only deteriorated materials and match the original material in size, shape, profile, texture, and type.
 - 6.4.03: Repair of historic metal roofs will be with metal panels to match the original.
 - 6.5.04: The use of unpainted pressure treated lumber or composite materials for balconies is not permitted for the character of the historic district. Balconies must be painted or treated with an appropriate surface treatment.
 - 6.10.01: New additions will be placed away from the front facade of the primary building, ideally in the rear or on an inconspicuous side of the

historic building. They will be compatible with the original building in terms of materials, relationships of solids to voids, and color. The size and scale of the addition will be limited in relationship to the historic building.

- Mike Ferguson seconded with all stipulations. Motions passes 4-0

VII Certificate of Appropriateness - Administrative Approval by Staff and Chairperson-

- Darryl Simmons updated Commission on the administrative approvals processed in September:
- - 2971 Cherokee Street- Bruce Bishop – Maids Day business- removal of rotten tree. City arborist
 - 2839 Cherokee Street- signage for State Farm business. In compliance with sign ordinance.

VIII Discussion

- Properties of Concern
 - Mike Ferguson mentioned corner lot at Park St & N. Main: grass overgrown

IX Public Comments

- Kevin Whipple open floor and closed

X Planning & Zoning Administrator Comments

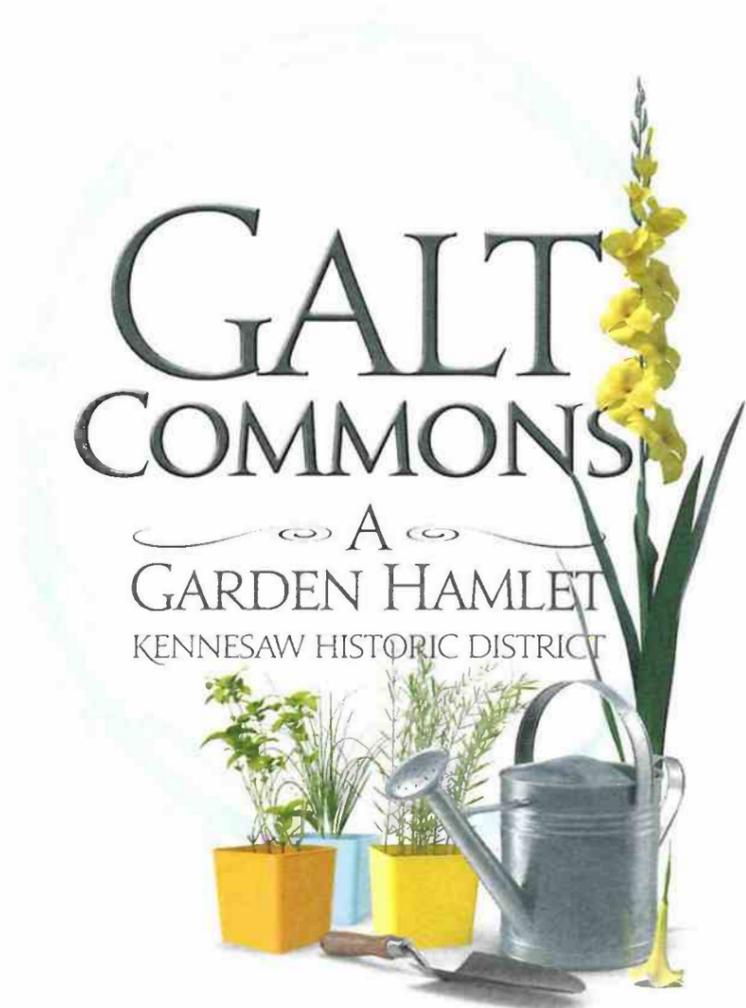
- Darryl stated that Robert Sterling resigned from HPC and we wish him well. New budget for 2021 will allow City to continue work on historic districts with New South.

Adjourn

- Kevin Whipple motioned to adjourn at 9:01am

**The next scheduled meeting of the Historic Preservation Commission will be
Tuesday October 20, 2020**

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FORMERLY OLD CHEROKEE

HISTORIC COMMISSION ARCHITECTURAL REVIEW

GALT COMMONS SITE PLAN



MILLER ARCHITECTURE

MULTI-FAMILY INSTITUTIONAL CUSTOM HOME COMMERCIAL ARCHITECTURAL INTERIORS

Typical Exterior Specifications

❖ Lap Siding & Trim

- o Cementitious Siding
 - Exposure by Elevation
 - Profile by Elevation
 - Owner approved Manufacturer
 - James Hardie
 - GAF WeatherSide
 - Nichiha
 - Allura Plycem
- o Engineered wood lap siding
 - Exposure by Elevation
 - Profile by Elevation
 - Owner approved Manufacturer
 - Louisiana Pacific



❖ Roofing

- o Asphalt Shingles
 - Architectural profile
 - 30-year min. life
 - Owner approved Manufacturer
 - GAF
 - Owens Corning
 - Certainteed



❖ Foundation

- o Brick Crawlspace
 - Owner approved Manufacturer
 - Borai Brick
 - Meridian Brick



❖ Windows

- o Vinyl
 - Color by Elevation
 - Grid Profile by Elevation
 - Owner approved Manufacturer
 - M & W
 - RG Ironworks
 - 3/4" insulated low-e glass



❖ Doors

- o Fiberglass Architectural
 - Architectural profile by plan
 - Owner approved Manufacturer
 - ThermoTru
 - Certainteed



❖ Garage Doors

- o Metal Architectural
 - Architectural profile by plan
 - Owner approved Manufacturer
 - Overhead Door, or equal



❖ Shutters

- o By siding material manufacturer



2985 - 3007 Cherokee St. NW
 Kennesaw, GA 30144
 for
 Sanctuary Development, LLC

ISSUED FOR OWNER REVIEW
 ISSUE DATE: 10/1/2020
 REVISIONS:

SPECIFICATIONS
 EXTERIOR

FILE NAME: 0910-C100-Exterior.dwg
 DRAWN BY: JEM
 CHECKED BY: JEM

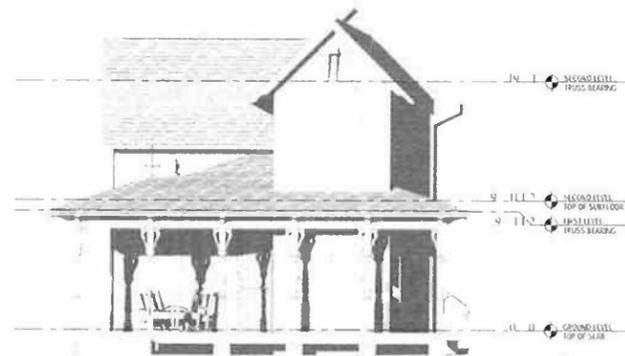
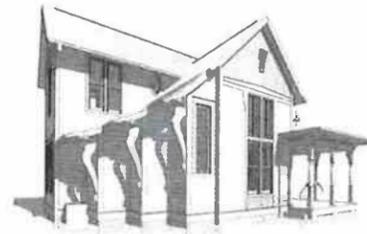
01
 3/16" = 1'-0" **C100**

COMPLETE DRAWING INDEX
 01 FRONT PORCH ELEVATION
 02 FRONT ELEVATION
 03 REAR ELEVATION
 04 LEFT SIDE ELEVATION
 05 RIGHT SIDE ELEVATION
 06 FLOOR PLAN
 07 SECTION
 08 EXTERIOR FINISH SCHEDULE
 09 PAINT SCHEDULE
 10 MATERIAL SCHEDULE
 11 MECHANICAL SCHEDULE
 12 ELECTRICAL SCHEDULE
 13 PLUMBING SCHEDULE
 14 HATCHING SCHEDULE
 15 LEGEND
 16 TITLE SHEET

ARCHITECTURAL
 MILLER ARCHITECTURE
 2985 KENNESAW STREET, NW
 KENNESAW, GEORGIA 30144
 TEL: 770.424.1111
 WWW.MILLERARCHITECTURE.COM

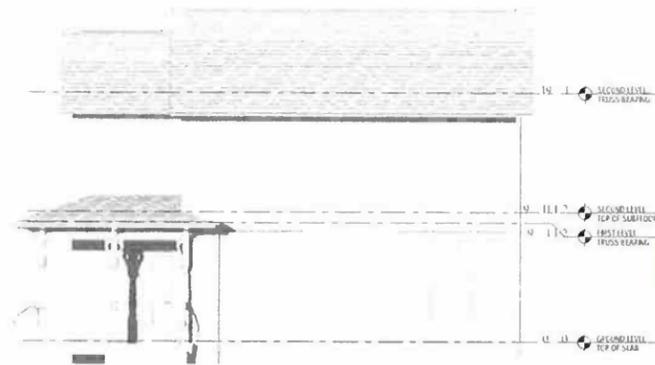


SECTION LINE CONSTRUCTION
 14 1 0 1



RIGHT SIDE ELEVATION

11
14 1 0 1

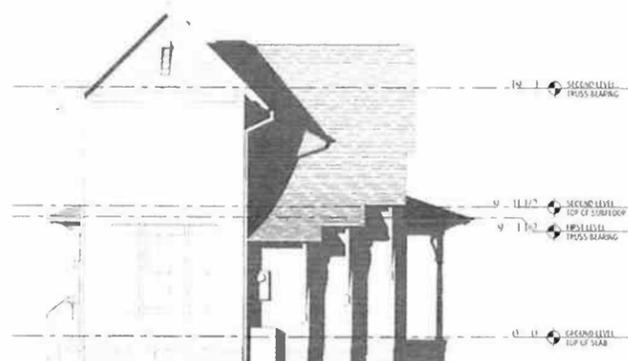


REAR ELEVATION

03
14 1 0 1



2985 K07 Cherokee Street NW
 Kennesaw, Georgia 30144
 404
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144



LEFT SIDE ELEVATION

09
14 1 0 1



FRONT PORCH ELEVATION

01
14 1 0 1

(DH) DOLL HOUSE
 ELEVATIONS

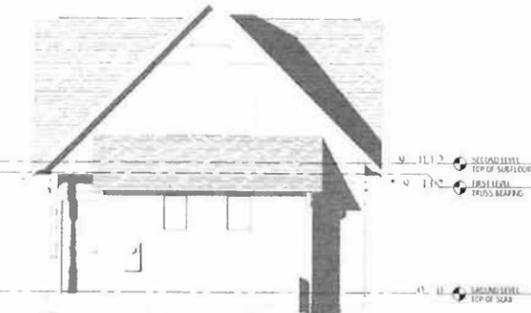
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COMPLETION DATE: 10/1/2014
OWNER: [illegible]
ARCHITECTURAL: [illegible]



RIGHT SIDE ELEVATION

10
1/4 1 0 1

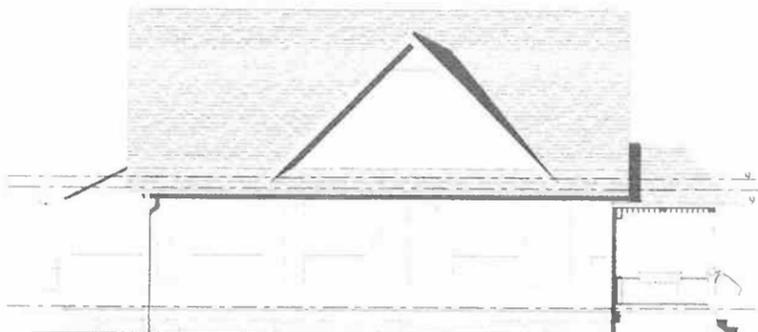


REAR PORCH ELEVATION

02
1/4 1 0 1

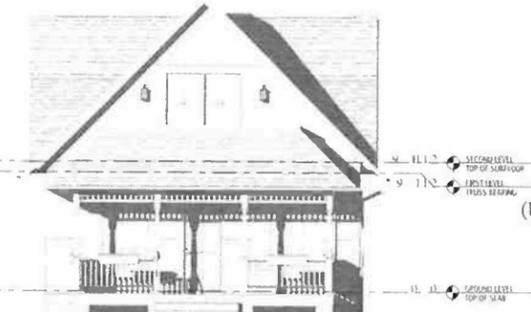


2985 Cherokee Street NW
 Kennesaw, Georgia 30144
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144



LEFT SIDE ELEVATION

09
1/4 1 0 1



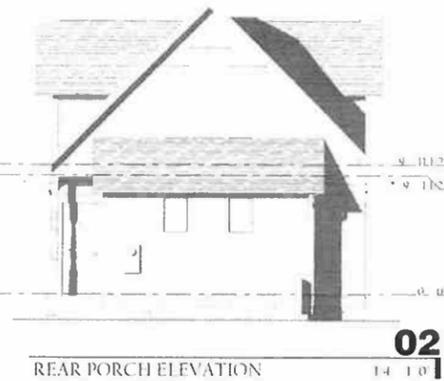
FRONT PORCH ELEVATION

01
1/4 1 0 1

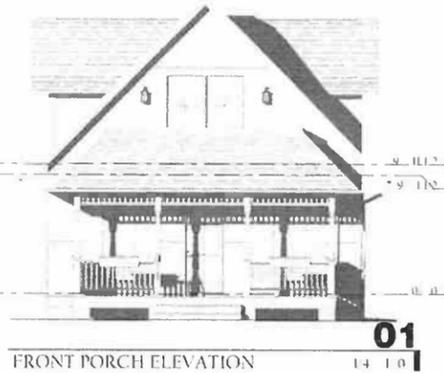
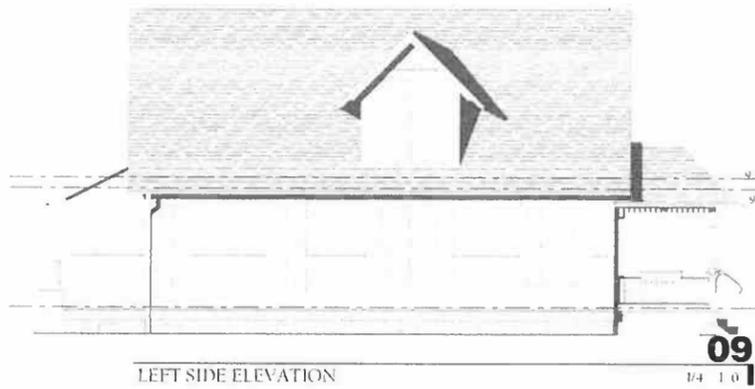
(HS) HANDY SHANTY
 ALT DORMER
 ELEVATIONS

A201

DATE: 08/14/2014
PROJECT: GALT COMMONS
CLIENT: GALT COMMONS
ARCHITECT: MILLER ARCHITECTURE



2985 3007 Cherokee Street NW
 Kennesaw, Georgia 30144



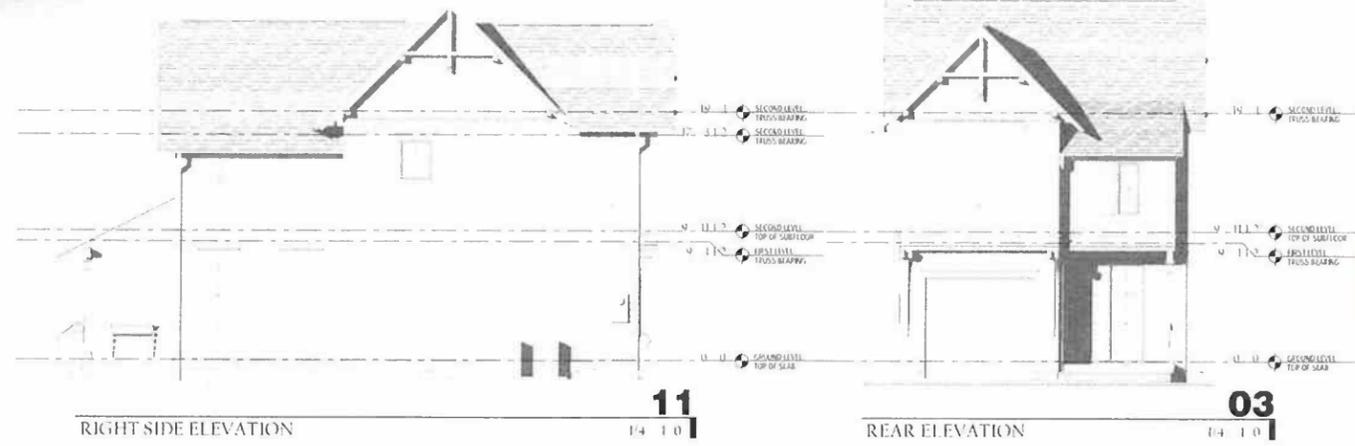
(HS) HANDY SHANTY ELEVATIONS

PLANNED BY GALT COMMONS

A201

CONTACT & MAILING INFO
 MILLER ARCHITECTURE
 2955 3007 Cherokee Street NW
 Kennesaw, Georgia 30144
 (770) 426-1111
 www.millerarchitecture.com

ARCHITECTURAL
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 2955 3007 Cherokee Street NW
 Kennesaw, Georgia 30144
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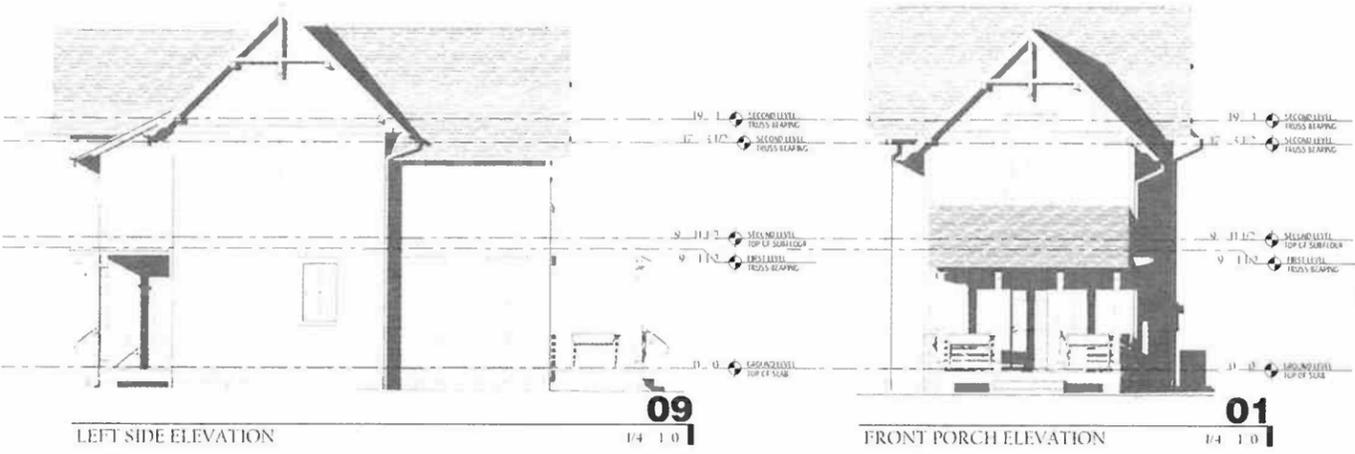


RIGHT SIDE ELEVATION

11
1/4" = 1' 0"

REAR ELEVATION

03
1/4" = 1' 0"

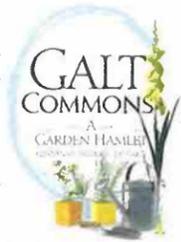


LEFT SIDE ELEVATION

09
1/4" = 1' 0"

FRONT PORCH ELEVATION

01
1/4" = 1' 0"



2955 3007 Cherokee Street NW
 Kennesaw, Georgia 30144

Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144

PREPARED BY: GALT COMMONS
 ARCHITECTURE
 2955 3007 CHEROKEE STREET NW
 KENNESAW, GEORGIA 30144

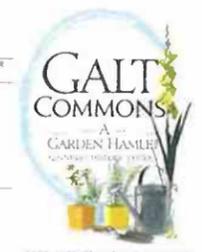
(KH) KEYSTONE
 HOMESTEAD
 ELEVATIONS

DATE: 08/11/2011
 DRAWN BY: JMM
 CHECKED BY: JMM

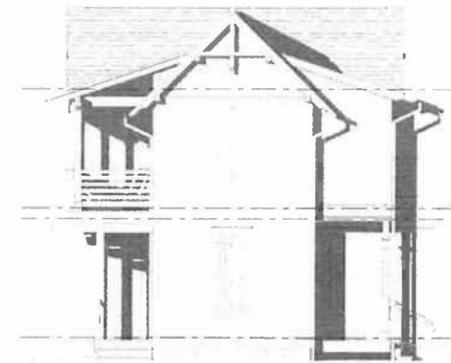
A201

CONTACTS/STAMPING INFO
 11/11/2014 10:00 AM
 11/11/2014 10:00 AM

ARCHITECTURAL
 11/11/2014 10:00 AM
 11/11/2014 10:00 AM

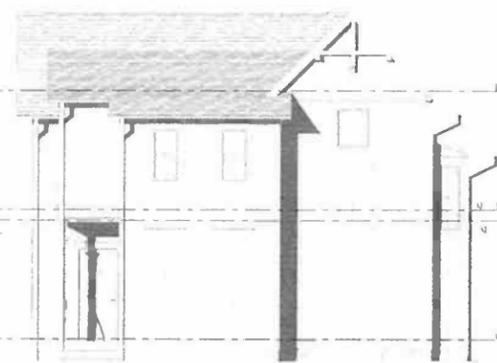


2085 3007 Cherokee Street NW
 Kennesaw, Georgia 30144
 404
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144



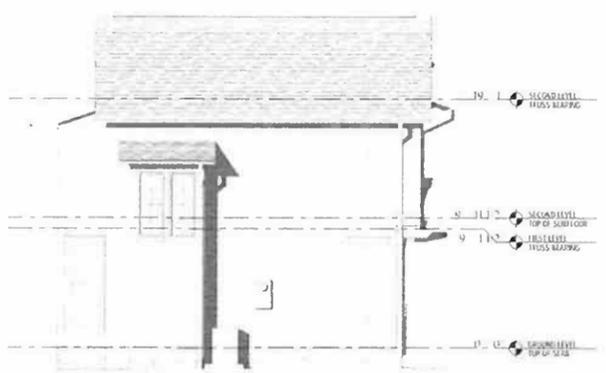
RIGHT SIDE ELEVATION

11
 1/4 1/0



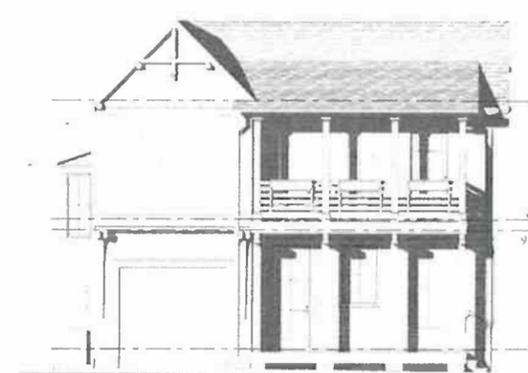
REAR ELEVATION

03
 1/4 1/0



LEFT SIDE ELEVATION

09
 1/4 1/0



FRONT PORCH ELEVATION

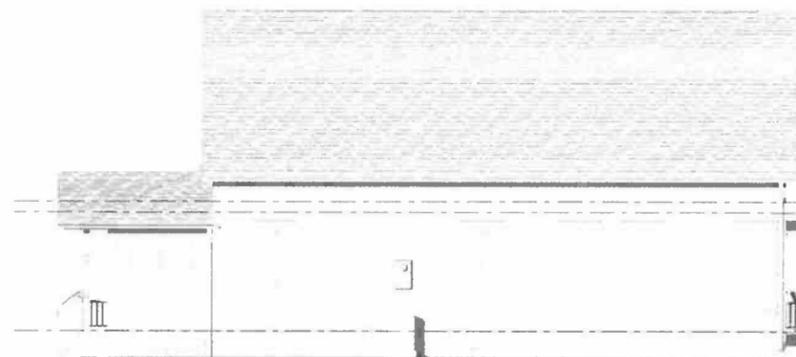
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 1/4 1/0

(PG) PATIO GARDEN
 ELEVATIONS

A201

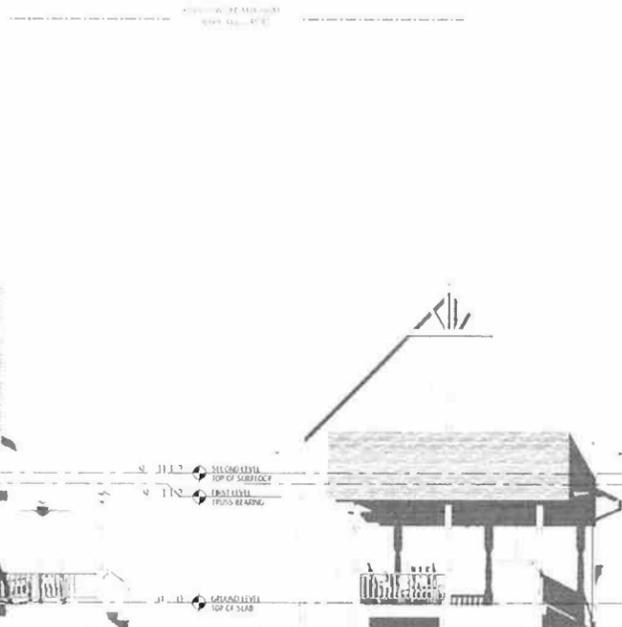
OWNER: GALT COMMONS
 1400 Old Cherokee Street, NW
 Kennesaw, Georgia 30144

ARCHITECTURAL:
 MILLER ARCHITECTURE
 1400 Old Cherokee Street, NW
 Kennesaw, Georgia 30144



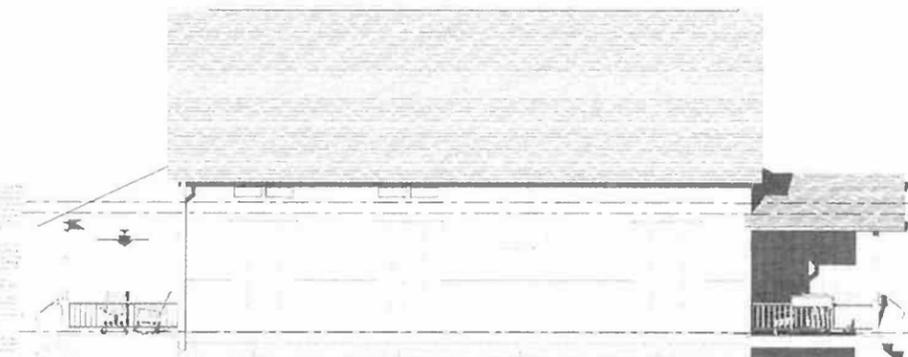
RIGHT SIDE ELEVATION

10
1/4" = 1' 0"



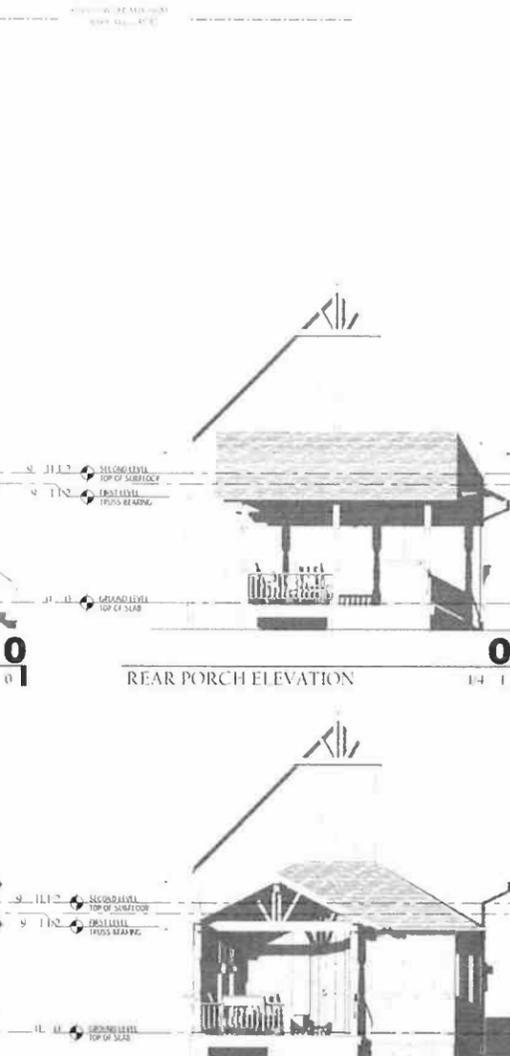
REAR PORCH ELEVATION

02
1/4" = 1' 0"



LEFT SIDE ELEVATION

09
1/4" = 1' 0"



FRONT PORCH ELEVATION

01
1/4" = 1' 0"



GALT COMMONS
 3007 Cherokee Street NW
 Kennesaw, Georgia 30144

Old Cherokee JV, LLC
 1400 Cherokee Street, NW
 Kennesaw, Georgia 30144

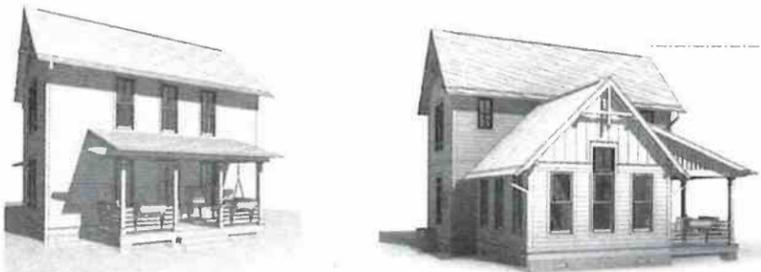
1400 OLD CHEROKEE HWY, KENNESAW
 30144

(SS) SUNROOM
 SHOTGUN
 ELEVATIONS

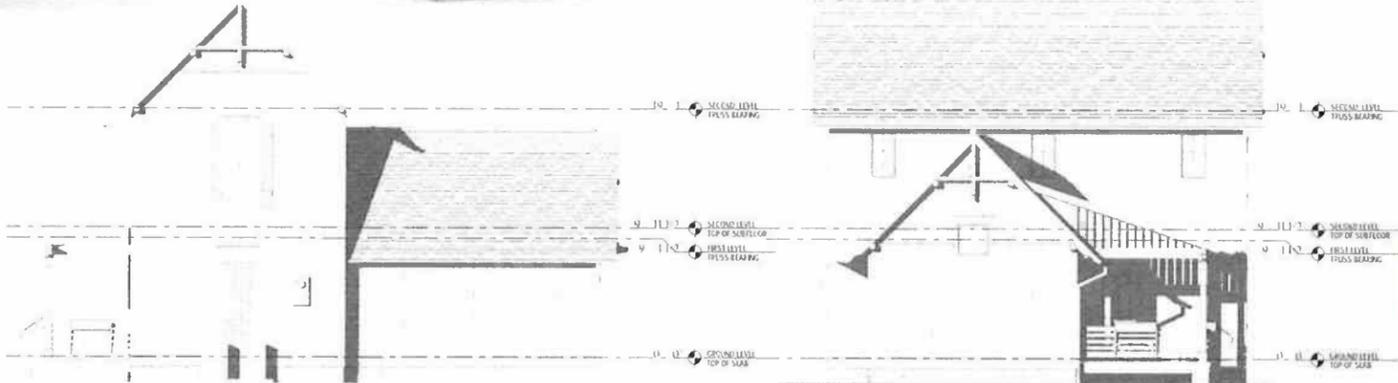
A201

GENERAL NOTES:
 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 2. FINISH GRADE IS TO BE DETERMINED BY THE CONTRACTOR.
 3. SEE SCHEDULE FOR MATERIALS AND FINISHES.
 4. ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL RESIDENTIAL CODE BOOK (IRC).
 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION.

ARCHITECTURAL:
 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL RESIDENTIAL CODE BOOK (IRC).
 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION.



TRUSSES AND RAFTERS
 TO BE INSTALLED AS SHOWN

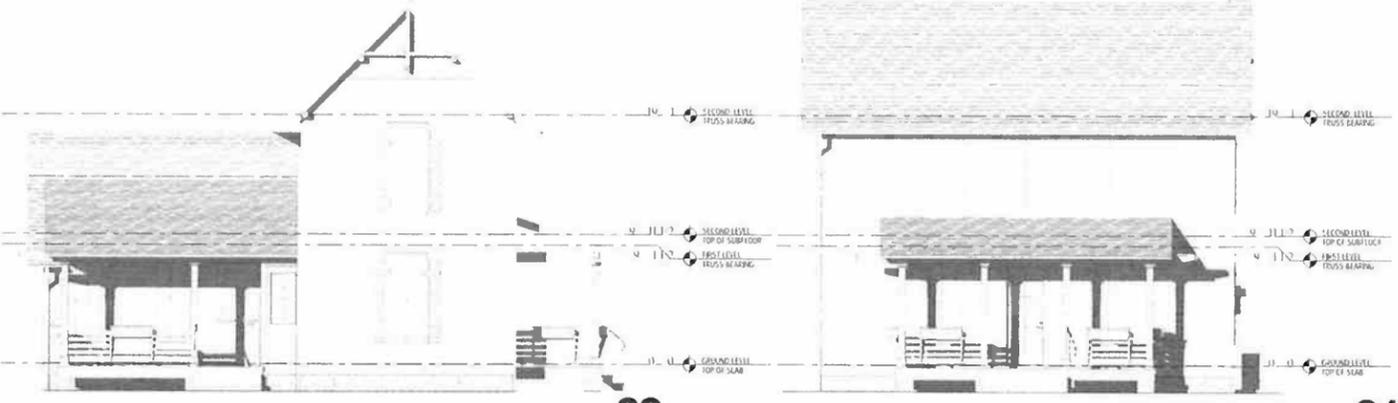


11
 RIGHT SIDE ELEVATION
 14 1 01

03
 REAR ELEVATION
 14 1 01



2985 3007 Cherokee Street NW
 Kennesaw, Georgia 30144
 404
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144



09
 LEFT SIDE PORCH ELEVATION
 14 1 01

01
 FRONT PORCH ELEVATION
 14 1 01

DESIGNED BY: H.P. BUSH
 DRAWN BY: H.P. BUSH
 ELEVATIONS

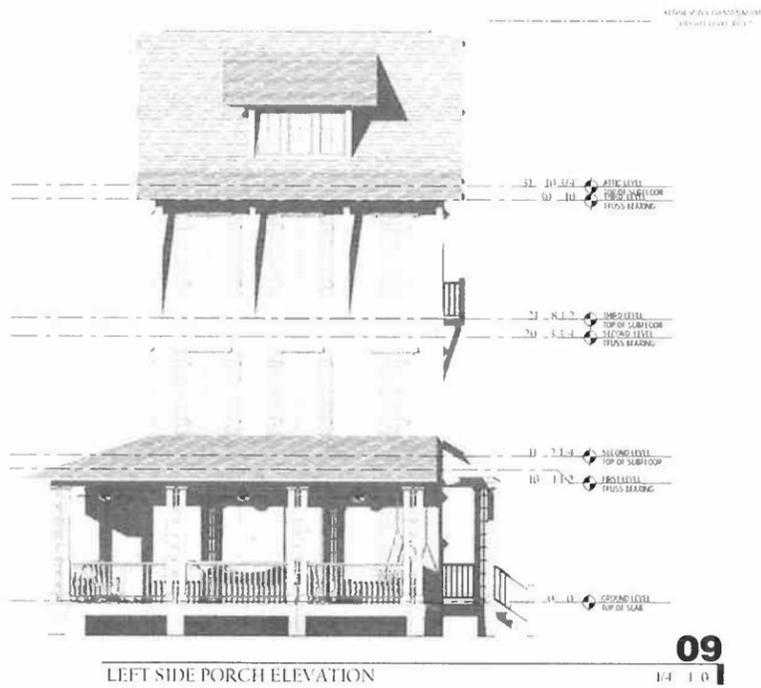
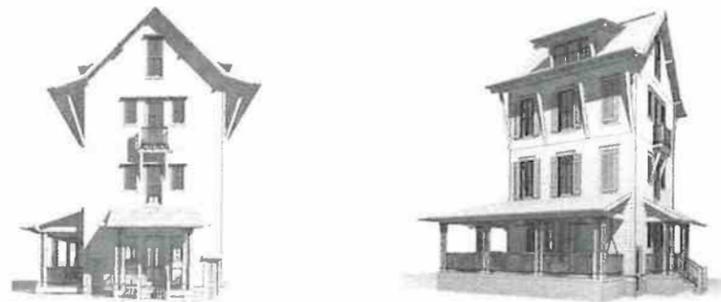
(VF) VERANDA
 FARMHOUSE
 ELEVATIONS

DATE: 08/14/2014

A201

CONTACT SALES AND RENTALS
 404.875.1234
 www.millerarchitecture.com

ARCHITECTURAL
 Miller Architecture
 3007 Cherokee Street, NW
 Kennesaw, Georgia 30144
 Phone: 404.875.1234
 Fax: 404.875.1235
 Email: info@mlr.com



LEFT SIDE PORCH ELEVATION

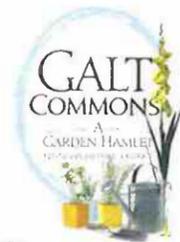
09
1/4" = 1'-0"



FRONT PORCH ELEVATION

01
1/4" = 1'-0"

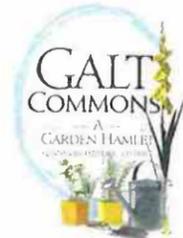
(TG) TOWER GABLE ELEVATIONS
 A201



3007 Cherokee Street NW
 Kennesaw, Georgia 30144
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144

GENERAL NOTES
 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES (IBC) AND THE INTERNATIONAL RESIDENTIAL CODES (IRC).
 2. ALL MATERIALS SHALL BE APPROVED BY THE ARCHITECT AND THE LOCAL BUILDING DEPARTMENT.
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE.
 4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
 5. ALL UTILITIES SHALL BE LOCATED AND MARKED PRIOR TO CONSTRUCTION.
 6. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES AND STRUCTURES.
 7. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
 8. THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORK SITE AT ALL TIMES.
 9. ALL MATERIALS SHALL BE STORED PROPERLY AND PROTECTED FROM THE ELEMENTS.
 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL DEBRIS AND WASTE MATERIALS.
 11. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.
 12. THE CONTRACTOR SHALL MAINTAIN A RECORD OF ALL WORK DONE AND MATERIALS USED.
 13. ALL WORK SHALL BE COMPLETED TO THE SATISFACTION OF THE ARCHITECT AND THE LOCAL BUILDING DEPARTMENT.
 14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE.
 15. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
 16. ALL UTILITIES SHALL BE LOCATED AND MARKED PRIOR TO CONSTRUCTION.
 17. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES AND STRUCTURES.
 18. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
 19. THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORK SITE AT ALL TIMES.
 20. ALL MATERIALS SHALL BE STORED PROPERLY AND PROTECTED FROM THE ELEMENTS.
 21. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL DEBRIS AND WASTE MATERIALS.
 22. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.
 23. THE CONTRACTOR SHALL MAINTAIN A RECORD OF ALL WORK DONE AND MATERIALS USED.
 24. ALL WORK SHALL BE COMPLETED TO THE SATISFACTION OF THE ARCHITECT AND THE LOCAL BUILDING DEPARTMENT.

ARCHITECTURAL
 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES (IBC) AND THE INTERNATIONAL RESIDENTIAL CODES (IRC).
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2885 3007 Cherokee Street NW
 Kennesaw, Georgia 30144
 3038
 Old Cherokee JV, LLC
 3008 Cherokee Street, NW
 Kennesaw, Georgia 30144

2885 3007 CHEROKEE STREET NW
 KENNESAW, GEORGIA 30144
 3038



RIGHT SIDE ELEVATION

09
 1/4" = 1' 0"

REAR ELEVATION

01
 1/4" = 1' 0"

(TG) TOWER GABLE ELEVATIONS

FILE NUMBER: 2018-00000000
 PROJECT NAME: 2885 3007 CHEROKEE STREET NW
 DATE: 08/20/2018

A202

KENNESAW TREE CUTTING PERMIT

Procedures for applying for permit:

- The application must be completed and submitted to the City of Kennesaw Public Works Department.
- Applications may be submitted in person or by:
 - Mail - Public Works 3080 Moon Station Road,
Kennesaw, GA 30144
 - Fax - 770-429-4552
 - Email - publicworks@kennesaw-ga.gov.
- Applicant will be notified of approval.
- Once approved, the permit will be available for pick up at the Public Works Office at 3080 Moon Station Road, Kennesaw, GA 30144.
- A payment of \$25.00 is required for the permit.
- Homes located in the historic district of Kennesaw must have HPC approval for tree removal and pay an additional fee of \$50.
- Payments for the permit will be CREDIT / DEBIT CARD ONLY.

DO NOT proceed with cutting the tree/brush until the permit is issued.

PROPERTY OWNER IS RESPONSIBLE FOR ALL CLEAN UP AND DEBRIS REMOVAL

Permit must be used within six months of issuance

KENNESAW TREE CUTTING PERMIT

Name: Bethany Haugen Phone Number: 770-303-3445
Address: 2990 N. Main St NW Email: bh746@hotmail.com
Kennesaw

Reason for cutting: dead/dying and very close to house

Tree Type: Hardwood Evergreen Quantity: Size: 2 1/2" dia large

Location of trees on property: Front Back Side

Are the trees being removed near a stream? Yes No Not Sure

H.O.A Approval Required? Yes No Not Sure

Is this property located in the Historic District? Yes No Not Sure
(If yes, applicant must complete page two of this permit request.)

Bethany Haugen
Property Owner Signature

9/30/20
Date

For City use only		
Received By: _____	Date: _____	
Inspector Signature: _____	Date: _____	
Approved <input type="checkbox"/>	Denied <input type="checkbox"/>	Date: _____
Permit must be used within six months of issuance		

CITY OF KENNESAW

HISTORICAL DISTRICT TREE CUTTING PERMIT

Tree removal for properties located within the Historic District requires HPC approval and a \$50 application fee for a Certificate of Appropriateness.

Certified Arborist Inspection Required: Yes No

Approved Denied Reason: dead/dying and very close to house

[Signature]
Darryl Simmons, Planning & Zoning Administrator

Date: 10-6-20

VIA EMAIL
Historic Preservation Commission Signature
Brandi May

Date: 10-6-20



CERTIFICATE OF APPROPRIATENESS APPLICATION

Application Fee: \$50.00 Demolition Fee: \$150.00

All new construction and exterior remodeling of buildings within the Kennesaw Historic District shall be subject to the architectural review and approval of the Historic Preservation Commission (HPC). HPC approval is also required for Kennesaw Downtown Development Authority (KDDA) Façade and Signage Grants.

Darryl Simmons, Planning and Zoning Administrator for the City of Kennesaw will meet with you to direct your application process. To make an appointment, please call 770-590-8268.

A Certificate of Appropriateness (COA) shall be obtained from the HPC prior to the issuance of a building permit. The HPC shall consider a variety of issues in rendering its decision including, but not limited to the following:

- a. The surrounding development
- b. The best interest of the community
- c. Previous studies undertaken by the City as well as the standards contained herein.

Application for signage to include

- Material Specifications
- Drawing of Sign with Dimensions and Colors to be used
- Façade detail of fonts

Application for landscaping to include

- Variety of trees and shrubs
- Indicate size and location of plantings

Application for exterior renovations and additions to include

- Existing conditions site plan depicting location of addition in relation to the existing property
- Existing floor plan of building
- Proposed floor plan of building including portions not to be altered
- Elevations of all exterior façade of addition including relationship to existing building
- Detail of trim to be utilized on façade
- Manufacturer's specifications for windows, doors and lighting that will be installed-including a photograph or sketch
- Photographs of all existing façades; existing structures adjacent to property; and views from the façade to be altered



CONSISTENT WITH THE UNITED STATES CONSTITUTION AND THE RELIGIOUS LAND USE AND INSTITUTIONALIZED PERSONS ACT OF 2000, THE CITY OF KENNESAW DOES NOT DISCRIMINATE ON THE BASIS OF RELIGION IN THE APPLICATION OF ITS LAWS, POLICIES, OR PROCEDURES, INCLUDING THE APPLICATION OF ITS LAND USE REGULATIONS AND ZONING LAWS.

Under the Religious Land Use and Institutionalized Persons Act of 2000 ("RLUIPA"), no government, including the City of Kennesaw, may apply its zoning or land use laws in a manner that imposes a substantial burden on the religious exercise of a person, including a religious assembly or institution. RLUIPA also provides that no government, including the City of Kennesaw, may apply a land use regulation in a manner that treats a religious assembly or institution (a church, for example) on less than equal terms than a nonreligious institution or assembly (a day care center or movie theater, for example). Finally, RLUIPA provides that no government, including the City of Kennesaw, may impose or implement a land use regulation in a manner that discriminates against a religious assembly or institution.

If you believe that the City of Kennesaw, or any other local government or municipality, has discriminated against you in the implementation of its zoning or land use laws, please contact the United States Department of Justice.

United States Department of Justice
Civil Rights Division
Housing and Civil Enforcement Section
950 Pennsylvania Ave. N.W. -G St.
Washington, DC 20530

1. NAME OF APPLICANT: Brittany Haugen
 Owner
 Other
 Other, please specify _____

APPLICANT MAILING ADDRESS: 2990 N. Main St. NW
Kennesaw, GA 30144

(Home#) _____ (Cell#) 770 363 3448 (E-mail) br11746@hotmail.com

PROPERTY ADDRESS: 2990 N. Main St. NW Kennesaw GA 30144

Land Lot _____ Tax Parcel _____ Lot Size _____

Current zoning on property: _____

2. NAME OF ATTORNEY OR REPRESENTATIVE:

(Home#) _____ (Cell#) _____ (Email) _____

NAME OF OWNER:
Brittany and John Haugen
(Home#) _____ (Cell#) 770 363 3448 (E-mail) br11746@hotmail.com

3. ACTIVITY

- | | |
|---|--|
| <input type="checkbox"/> New Construction | <input type="checkbox"/> Exterior Architectural Features |
| <input type="checkbox"/> Demolition | <input type="checkbox"/> Exterior Environmental Feature Change |
| <input type="checkbox"/> Awnings | <input type="checkbox"/> Moving a Building |
| <input type="checkbox"/> Fence | <input type="checkbox"/> Sign Erection |
| <input type="checkbox"/> Repairs or Alterations | <input type="checkbox"/> Sign Placement * |
| <input checked="" type="checkbox"/> Landscaping | |
- * (NOTE - Business License required before signage installation)

Please describe your proposed work as simply and accurately as possible. Use the attached submittal criteria checklist to guide you in your description. Be sure to indicate materials to be used. Accurate drawings and photographs are required. (Use extra sheet, if necessary.) Signed and sealed drawings from an architect, engineer or other design professional are required when construction of a new building, alterations and/or additions to existing structures are being made (Code 800.14.1).

Removal of large oak tree in side yard. Tree is currently in a state of decay as mentioned by multiple tree companies. The tree is very close to the house and bedrooms. We can replace it with a smaller tree.

Important: This form must be completed before the Historic Preservation Commission will consider the approval of any material change to a property within a Historic District. This form, along with supporting documents must be filed with 1 Original (4) copies including color photos (excluding models, material and color samples, where one (1) is sufficient). The application and supporting documents are to be placed on a CD in a PDF format.

Incomplete applications will not be docketed for consideration by the Historic Preservation Commission.

The City of Kennesaw will not issue any permits until 7 days after the Commission's decision, per City Ordinance No. 2003-51, Section Two, 800.20. Any person or persons jointly or severally aggrieved by any decision of the Kennesaw HPC may appeal to the Mayor and City Council. The appeal must be filed within 7 days of the decision of the Commission and must be made by written petition delivered to the zoning administrator. The appeal shall be on the application exactly as presented to the commission.

Brittany Haugen 9/30/20
Signature of Applicant Date

Signature of Owner Date
(If different from applicant, consenting to work to be performed on said property.)



CERTIFICATE OF APPROPRIATENESS

APPROVAL SIGNATURES

Darryl Simmons (Application Deemed Complete)
Planning & Zoning Administrator

D.S.

Date: 10-6-20

VIA EMAIL
(Application Administratively Approved)
HPC Chair

Date: 10-6-20

GRANTED
 DENIED Reason for denial _____
 REQUIRES HPC APPROVAL

Historic Preservation Commission consideration:

HEARING DATE: _____

ACTION BY COMMISSION:

GRANTED

DENIED

APPROVED WITH CONDITIONS:

DENIED: Reason for denial _____

(May re-submit within 60 days)

POSTPONED/TABLED _____

Signature, Historic Preservation Commission

Date

Upon Administrative Approval scan and send document to Commission for review

Darryl Simmons

From: maybrandi <maybrandi@att.net>
Sent: Tuesday, October 6, 2020 8:49 PM
To: Darryl Simmons
Subject: RE: FW: Tree Removal Permit -

Approved. Thanks!

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: Darryl Simmons <dsimmons@kennesaw-ga.gov>
Date: 10/6/20 3:39 PM (GMT-05:00)
To: maybrandi <maybrandi@att.net>
Subject: FW: Tree Removal Permit -

Good afternoon,

Please review the tree removal request.

I received the assessment from our arborist that I will forward shortly with pictures.

From: Brittany Haugen <bRitt746@hotmail.com>
Sent: Wednesday, September 30, 2020 2:30 PM
To: Darryl Simmons <dsimmons@kennesaw-ga.gov>
Subject: Tree Removal Permit -

Good afternoon Mr. Simmons,

My name is Brittany Haugen and I am a resident off Main Street in Kennesaw. I hope you are the right person to go through for this, but I need to get approval and permitting for a tree removal. I have attached my HPC COA form, and permit form, as well as some photos of the tree. Please let me know if there is anything else you need or if there is another person who needs to receive this.