

VAR-24-6

Variance Application

Status: Active

Submitted On: 4/19/2024

Primary Location156 Knotty Pine Circle
Springfield, GA 31329**Owner**CRISP ROBERT A AND JEAN
M
156 KNOTTY PINE CIR
SPRINGFIELD, GA 31329**Applicant** Robert Crisp
 912-308-9427 ext. 00000
 rac_44314@yahoo.com
 156 Knotty Pine Circle
Springfield, Ga 31329**Staff Review** **Planning Board Meeting Date***

06/11/2024

 **Board of Commissioner Meeting Date***

07/02/2024

 **Staff Description**

Building setbacks

 **Public Notification Letters Mailed**05/20/2024
13 **Planning Board Ads**05/22/2024
15 **Board of Commissioner Ads**06/19/2024
12 **Commissioner District***

4th

 **Request Approved or Denied**

-

 **Letter & ZMA Mailed**

-

General Information

Zoning District*

R-1

Map/Parcel Number*

428C-150

Is this concurrent with a Rezoning? *

No

Describe why the variance is needed*

Disabled, need garage to be closer to my home.

How does request meet criteria of Section 7.1.8?

Lot is too small to meet required setbacks

Who is applying for variance request?*

Owner

Applicant Information

Applicant Name*

Robert Crisp

Applicant Phone Number*

9123089427

Applicant Email Address*

rac_44314@yahoo.com

Applicant Address*

156 Knotty Pine Circle

City*

Springfield

State*

Ga

Zip Code*

Ga

Signature

The undersigned (applicant) (owner), hereby acknowledges that the information contained herein is true and complete to the best of its knowledge,

Digital Signature*

✓ Robert Allen Crisp

Apr 19, 2024



EDC ENGINEERING, INC.
 1000 Peachtree Street, N.E.
 Atlanta, Georgia 30309
 Phone (404) 525-8800
 Fax (404) 525-8800

PLAT OF SHADOWBROOK SUBDIVISION - PHASE III-A
 Prepared for:
MR. PARKER AND BARNARD RAHN
 1114 G.M. DISTRICT,
 EFFINGHAM COUNTY, GEORGIA

NO.	BY	DATE
-	-	-
-	-	-
-	-	-
-	-	-

DESIGNER: C/P/W
 GRAPHIC: M/V
 REVIEW: C/W/T
 DATE: NOV. 2008
 SCALE: 1" = 100'
 PROJECT: 01-000

SHEET: 2 OF 3

- OWNER: MR. PARKER AND BARNARD RAHN, 1114 G.M. DISTRICT, EFFINGHAM COUNTY, GEORGIA, 31206. PHONE: 912-552-0100.
- DESIGNER: EDC ENGINEERING, INC., 1000 PEACHTREE STREET, N.E., ATLANTA, GEORGIA, 30309. PHONE: 404-525-8800.
- THIS PLAT IS LOCATED IN BOOK L, COCKER, AND IS SUBJECT TO ALL RECORDS AND INSTRUMENTS OF RECORD IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF EFFINGHAM COUNTY, GEORGIA.
- ALL RIGHTS RESERVED BY THE ENGINEER TO MAKE ANY CHANGES TO THIS PLAT WITHOUT NOTICE TO THE OWNER.
- THE ENGINEER'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIM OR HER AND DOES NOT INCLUDE THE CONSTRUCTION OF THE PROJECT OR THE FITNESS OF THE PROJECT FOR ANY PARTICULAR PURPOSE.
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LEGEND
 - - - - - PROPERTY LINE
 - - - - - EASEMENT
 - - - - - EASEMENT
 - - - - - EASEMENT

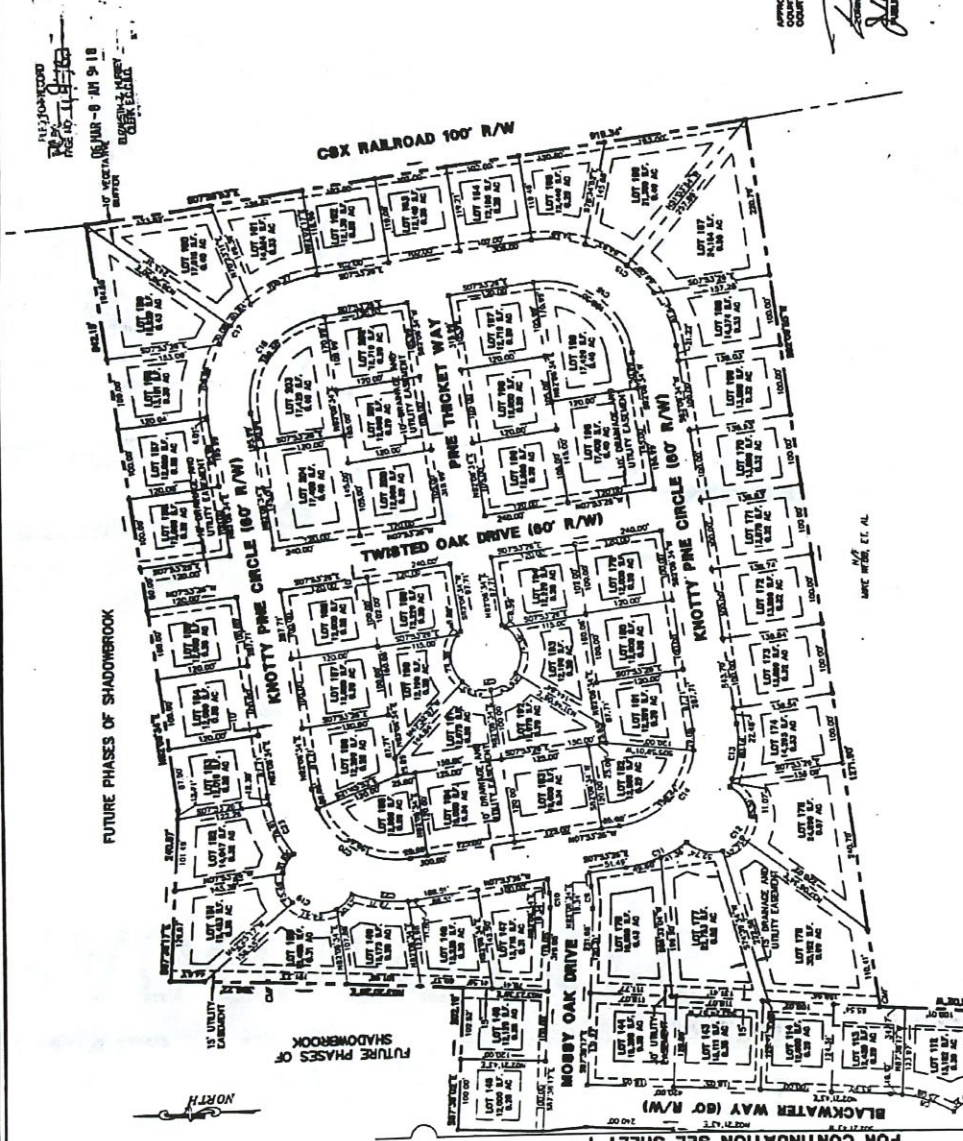
SHADOWBROOK SUBDIVISION
 PHASE III-A
 LOT 110
 AREA 47.30 ACRES

APPROVED BY THE CLERK OF SUPERIOR COURT OF EFFINGHAM COUNTY, GEORGIA
 DATE: 11/11/08
 SIGNATURE: [Signature]
 TITLE: CLERK OF SUPERIOR COURT

IN WITNESS WHEREOF, I HAVE HEREBY SET MY HAND AND SEAL OF OFFICE AT THE COURTHOUSE IN THE CITY OF ATLANTA, GEORGIA, THIS 11TH DAY OF NOVEMBER, 2008.



CHARLES S. RUTEN, CL.
 CLERK OF SUPERIOR COURT



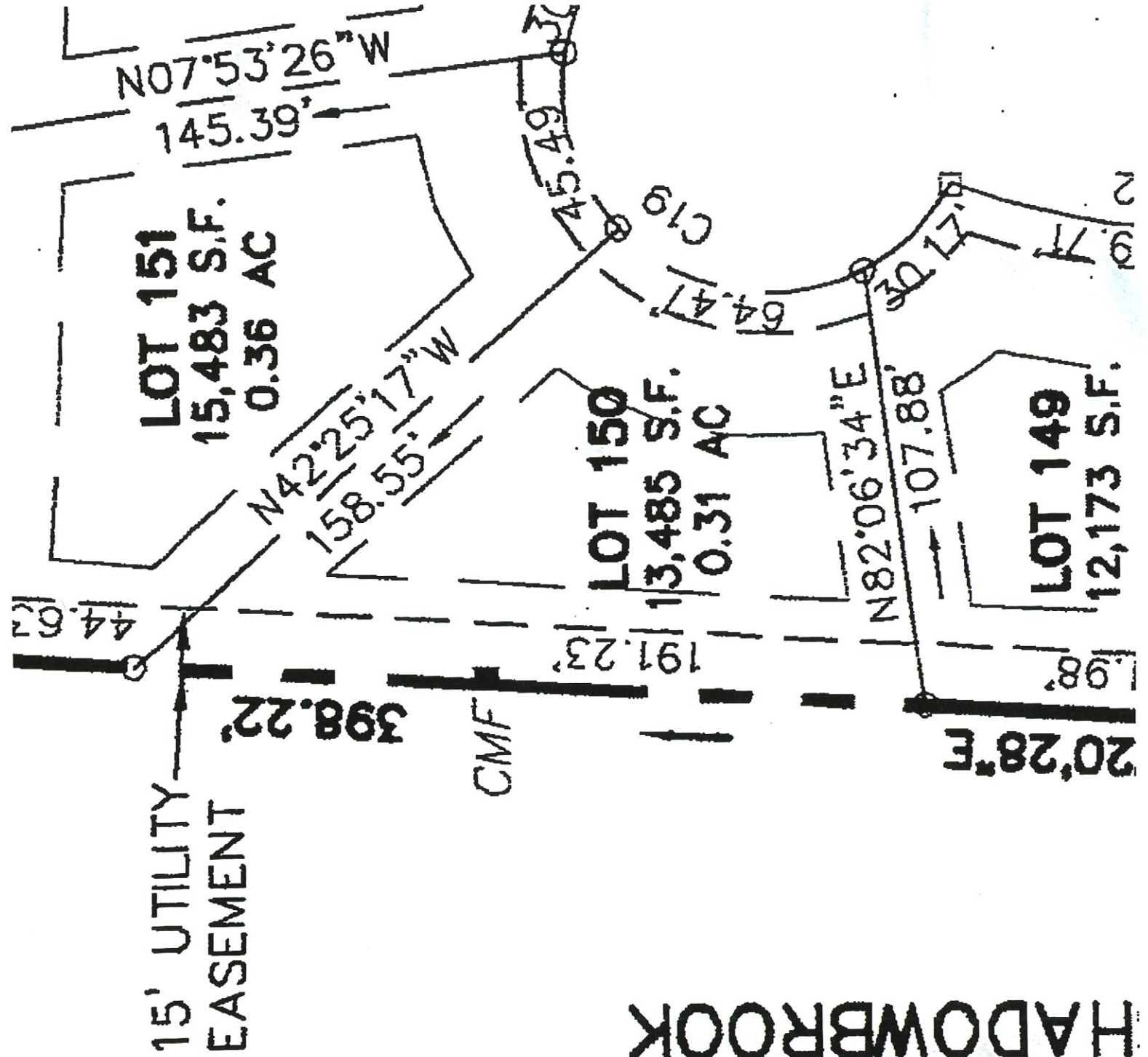
LOT	LENGTH	WIDTH	AREA	PERCENT	OF TOTAL
110	100.00	100.00	10000.00	100.00	100.00
111	100.00	100.00	10000.00	100.00	100.00
112	100.00	100.00	10000.00	100.00	100.00
113	100.00	100.00	10000.00	100.00	100.00
114	100.00	100.00	10000.00	100.00	100.00
115	100.00	100.00	10000.00	100.00	100.00
116	100.00	100.00	10000.00	100.00	100.00
117	100.00	100.00	10000.00	100.00	100.00
118	100.00	100.00	10000.00	100.00	100.00
119	100.00	100.00	10000.00	100.00	100.00
120	100.00	100.00	10000.00	100.00	100.00
121	100.00	100.00	10000.00	100.00	100.00
122	100.00	100.00	10000.00	100.00	100.00
123	100.00	100.00	10000.00	100.00	100.00
124	100.00	100.00	10000.00	100.00	100.00
125	100.00	100.00	10000.00	100.00	100.00
126	100.00	100.00	10000.00	100.00	100.00
127	100.00	100.00	10000.00	100.00	100.00
128	100.00	100.00	10000.00	100.00	100.00
129	100.00	100.00	10000.00	100.00	100.00
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165	100.00	100.00	10000.00	100.00	100.00
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167	100.00	100.00	10000.00	100.00	100.00
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169	100.00	100.00	10000.00	100.00	100.00
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171	100.00	100.00	10000.00	100.00	100.00
172	100.00	100.00	10000.00	100.00	100.00
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183	100.00	100.00	10000.00	100.00	100.00
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185	100.00	100.00	10000.00	100.00	100.00
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187	100.00	100.00	10000.00	100.00	100.00
188	100.00	100.00	10000.00	100.00	100.00
189	100.00	100.00	10000.00	100.00	100.00
190	100.00	100.00	10000.00	100.00	100.00
191	100.00	100.00	10000.00	100.00	100.00
192	100.00	100.00	10000.00	100.00	100.00
193	100.00	100.00	10000.00	100.00	100.00
194	100.00	100.00	10000.00	100.00	100.00
195	100.00	100.00	10000.00	100.00	100.00
196	100.00	100.00	10000.00	100.00	100.00
197	100.00	100.00	10000.00	100.00	100.00
198	100.00	100.00	10000.00	100.00	100.00
199	100.00	100.00	10000.00	100.00	100.00
200	100.00	100.00	10000.00	100.00	100.00

- REFERENCES:**
- SURVEY OF A 12.84 ACRES TRACT OF LAND, LOCATED IN THE CITY OF GAINES, EFFINGHAM COUNTY, GEORGIA, PREPARED BY MR. KEEL S. ACHERMAN, R.L.S., DATED JUNE 14, 2004.
 - SURVEY OF A 12.84 ACRES TRACT OF LAND, LOCATED IN THE CITY OF GAINES, EFFINGHAM COUNTY, GEORGIA, PREPARED BY EDC ENGINEERING, INC., DATED AUGUST 10, 2004.
 - WETLAND DELINEATION EXAMINE, 100 LANSING ROAD, GAINES, GEORGIA, PREPARED BY EDC ENGINEERING, INC., DATED OCTOBER 10, 2004.
 - SURVEY OF 10.14 ACRES BENE PROPERTY, PREPARED BY FALCHER TECHNICAL SERVICES, DATED APRIL 2004.
 - PROPERTY SURVEY FOR RICHIE BARN, PREPARED BY WARDEN POTTERHEAD, R.L.S., DATED DECEMBER 1991 AND REVISION OCT. 1993.
 - WETLAND, R.L.S., DATED MARCH 17, 1977.
 - PLAT OF PROPERTY OF ENRIET S. BARNER, PREPARED BY P.M.L.
 - PLAT CACKET 'A', PAGE 233-4
 - PLAT BOOK 'A', PAGE 209

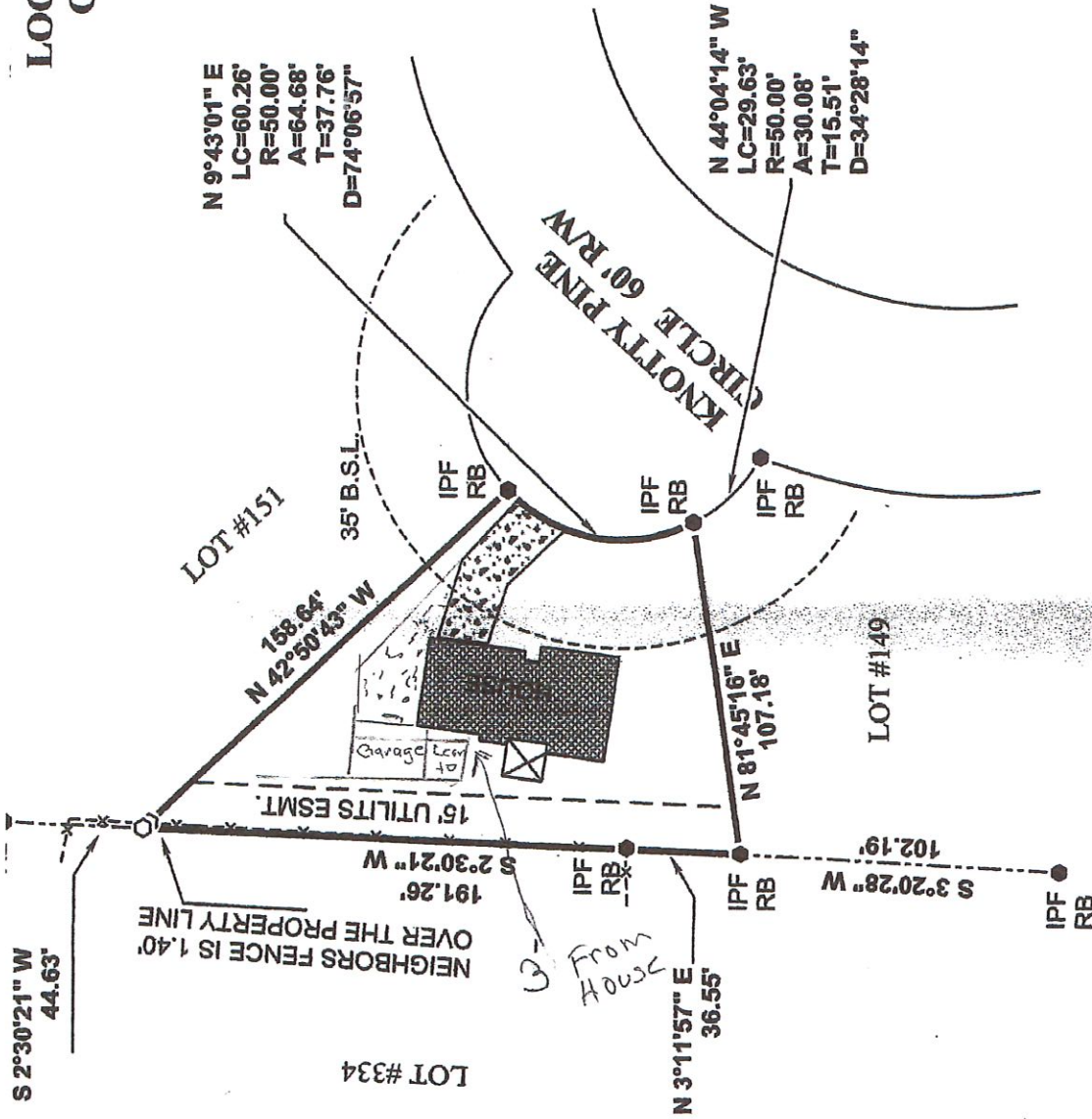
AREA: 47.30 ACRES
 EDD PLAT: 1/1/2008
 EDC FIELD: 1/1/2008
 ADJUSTMENT METHOD: COMPAR
 EQUIPMENT USED: TORCON
 FIELD SURVEY WAS COMPLETED IN NOVEMBER AND DECEMBER 2008

FOR CONTINUATION SEE SHEET 1

URE PHASES OF HADOWBROOK



LOCATE OF EF



6 + SCRLS #31964

.826.5283 | Rincon

12.282.7052 | Cell

OF COURT

LECTED USING A TOPCON -
A GRX2, AND A TESLA DATA COLLECTOR.
CATED IN A FEDERAL FLOOD AREA AS
OFFICIAL FLOOD HAZARD MAPS.

ULATED FOR CLOSURE AND IS
WITHIN ONE FOOT IN 100,000 FEET.

LEDGE, INFORMATION AND BELIEF ALL
UREMENTS OF COURSES, DISTANCES
NS ARE AS SHOWN, HAVE BEEN PROVEN
MY OPINION THIS IS A CORRECT
LAND PLATTED AND HAS BEEN PREPARED
MINIMUM STANDARDS AND REQUIREMENTS

ITH BOTH THE RULES OF THE GEORGIA BOARD
OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS
OF GEORGIA ANNOTATED (OCGA) 15-6-67) IN THAT
S BETWEEN THESE TWO SETS OF SPECIFICATIONS THE
W PREVAIL.

HE LAND SURVEYOR WHOSE SEAL IS AFFIXED HERETO
AT ALL EASEMENTS WHICH MAY AFFECT THE PROPERTY
ATION, AS SHOWN HEREON, IS PURELY A STATEMENT OF
ASED ON KNOWLEDGE, INFORMATION AND BELIEF, AND
EVIDENCE AND DOCUMENTARY EVIDENCE AVAILABLE.
A EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE

ITION

INT OF AN EXISTING PARCEL OR PARCELS OF LAND AND
REATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY
IES, THE RECORDING INFORMATION OF THE
OR OTHER INSTRUMENTS WHICH CREATED THE
STATED HEREON. RECORDATION OF THIS PLAT DOES
NY LOCAL JURISDICTION, AVAILABILITY OF PERMITS.

TOTAL Sketch by la mode, inc.

Living Area

Main Floor

Area Calculations Summary

1466.58 sq ft

Calculation Details

8.6 x 2	=	17.2
33.4 x 18.3	=	611.22
6.2 x 4.9	=	30.38
25.4 x 13	=	330.2
11 x 20.14	=	221.55
8.26 x 31	=	256.04
1467 sq ft	=	
20.4 sq ft	=	
120 sq ft	=	
402.82 sq ft	=	
10 x 12	=	120
3 x 6.8	=	20.4
20 x 20.14	=	402.82

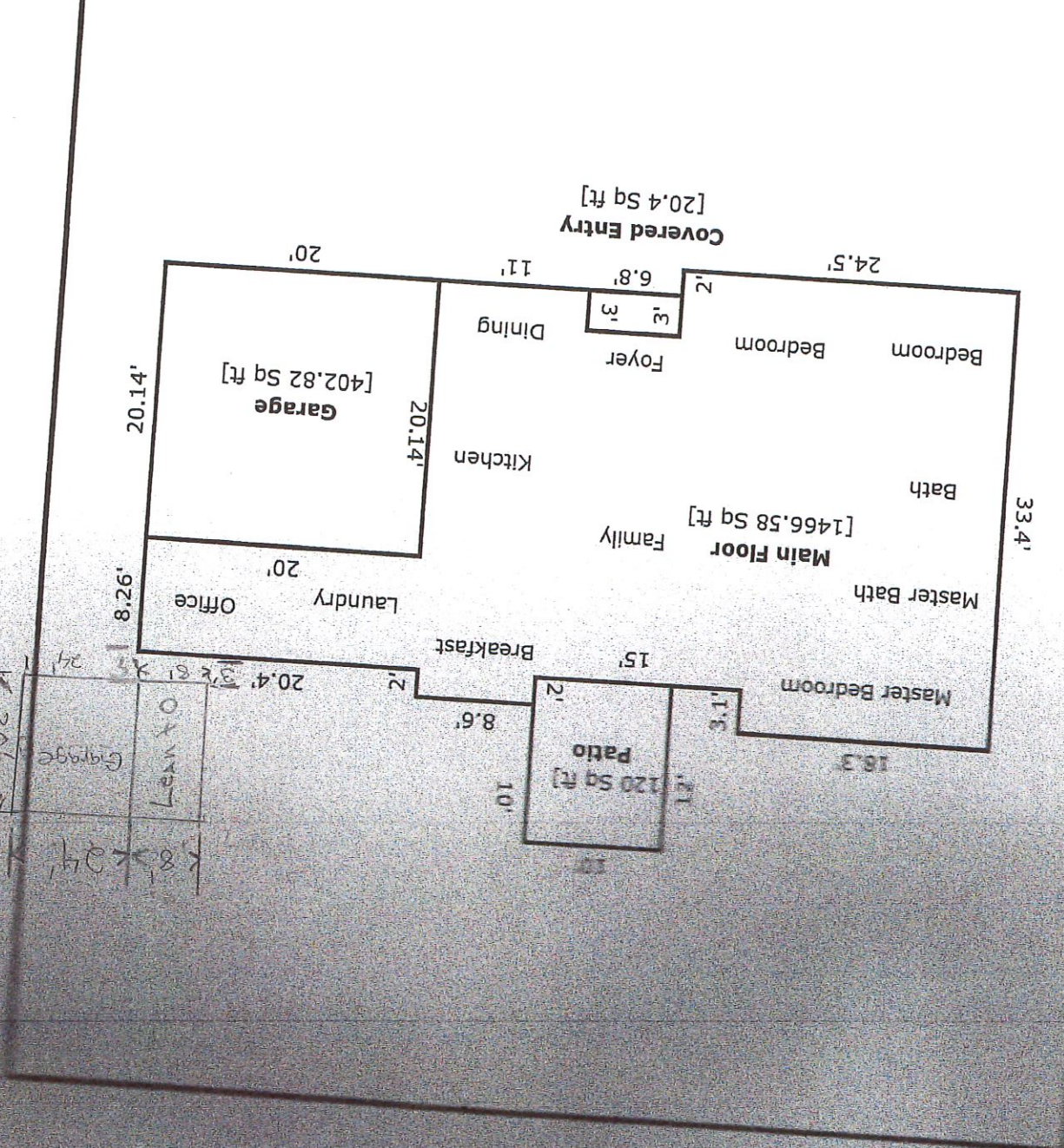
Total Living Area (Rounded):

Non-living Area

Covered Entry

Patio

Garage

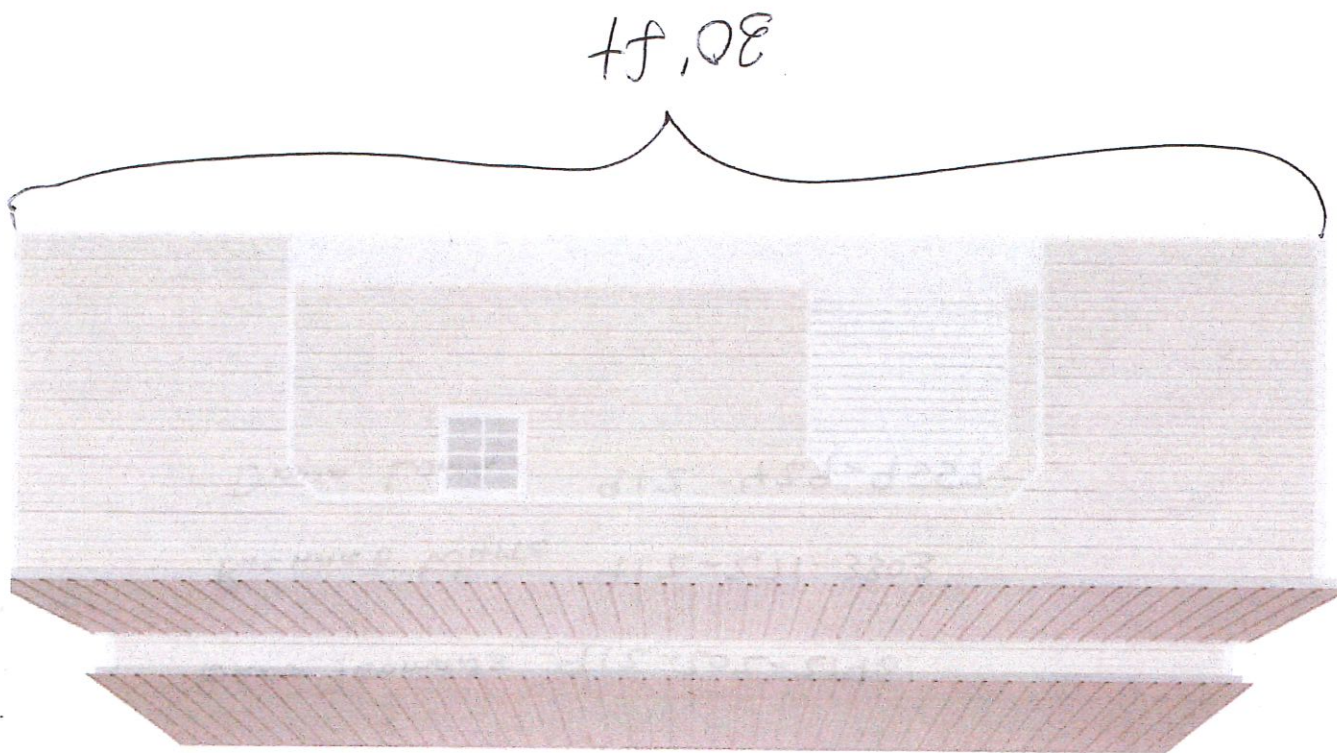


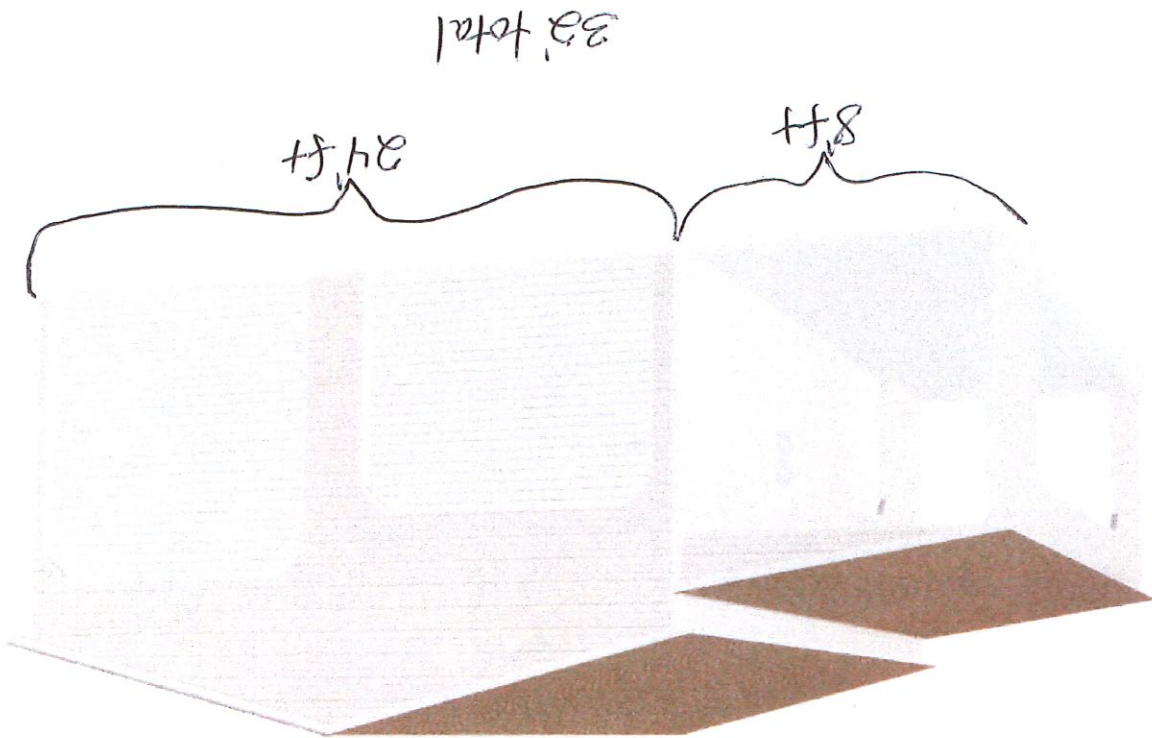
Handwritten notes:

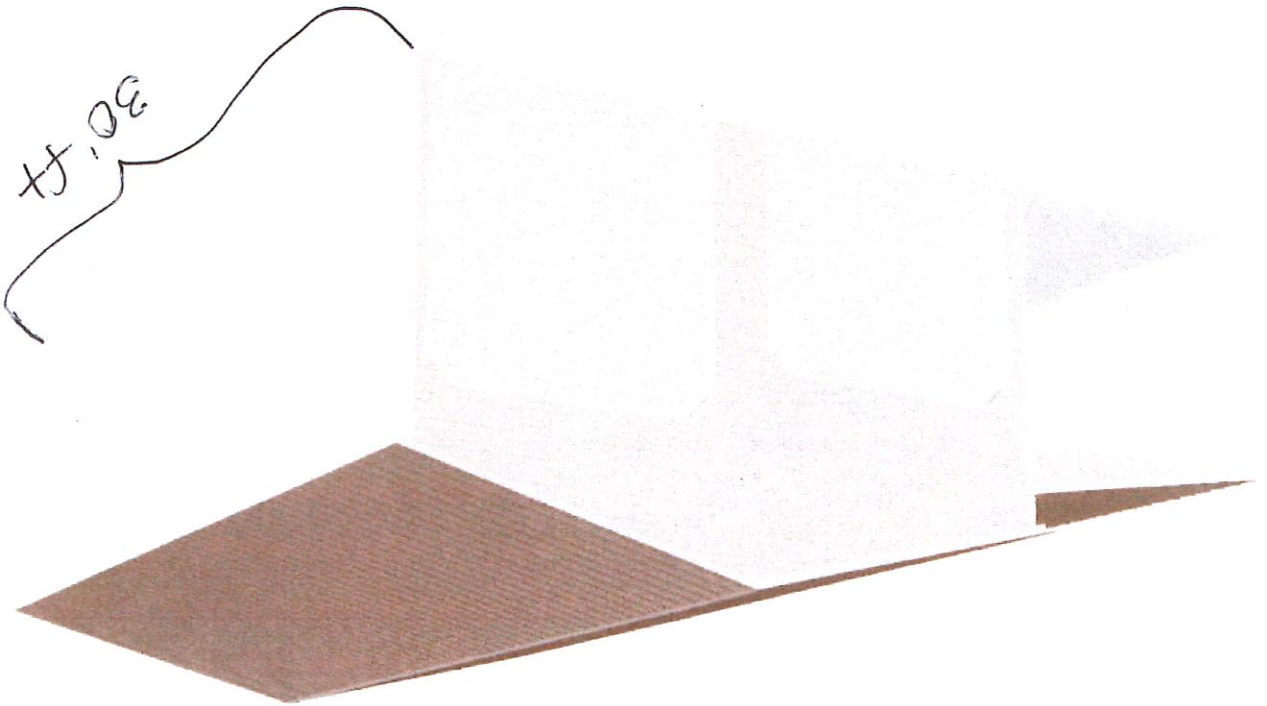
30' x 24'

Garage

Lean to







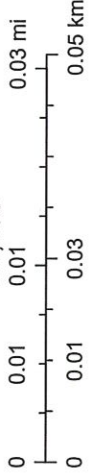
4285C-150



4/23/2024

- Addresses 
- Tax Parcels 
- Roads 
- Efn_fin_cache 
- Tax Parcel Labels 
- Red: Band_1 
- Green: Band_2 
- Blue: Band_3 

1:1,100










Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA, Eflingham County
BOC

4285C-150



4/23/2024

Addresses  Tax Parcels  Effingham County Zoning Efn_fin_cache  R-1

Roads  Tax Parcel Labels  Red: Band_1  Green: Band_2  Blue: Band_3

Scale: 1:1,100
0 0.01 0.03 0.05 mi
0 0.01 0.03 0.05 Km

Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA, Effingham County BOC