

January 5, 2024

Letter of Intent for Zoning Variance For:
Alejandro Ramos
268 Stone Mountain St Lawrenceville GA

ZONING: RS-150 PARCEL ID#: R5142 168
Letter of Intent for Zoning Variance

Dear Planning & Commission,

We are requesting a variance for the above address to allow to subdivide into 2 lots for single family residence. What we are proposing will not affect the current character of the surrounding homes. Please see details below:

1. We are proposing to reduce the minimum lot width from 85' to 75.86' (a 10.76% reduction) and a variance to reduce the minimum lot area from 15,000 SF to 13,991 SF (a 6.72% reduction).
2. Both houses heated floor will be 2,377 SF
3. Our current proposal RS-150 setbacks (35' front, 10' side, 40' rear)
4. The variance won't have any adverse effects on adjacent properties. It won't cause significant harm to public welfare or damage the property or structures in the zoning district where the subject property is situated.

Thank you for your consideration,

Sincerely,

Alejandro Ramos