

CITY *of* WOODSTOCK

Application for Public Hearing

Important Notes:

1. Please check all information supplied on the following pages to ensure that all spaces are filled out accurately before signing this form. This page should be the first page of your completed application package.
2. All documents required as part of the application package shall be submitted at the same time as the application. Incomplete application packages WILL NOT BE ACCEPTED.
3. Please contact the Zoning Administrator in the Community Development Department at 770.592.6039 if you have any questions regarding the application package, this application or the public hearing process.

Contact Person: Doug Day - LAI Engineering Phone: 770-423-0807
dougday@laiengineering.com

Applicant's Information:

Name: Brain Kay - Lowe and Associates d/b/a LAI Engineering
Address: 1800 Parkway Place, Suite 720 Phone: 770-423-0807
City, State, Zip: Marietta, GA 30067 Fax: 770-423-1262

Property Owner's Information:

same as above

Name: Atlanta Outlet Outparcels, LLC
Address: 2030 Hamilton Place Blvd., Suite 500 Phone: 423-490-8333
City, State, Zip: Chattanooga, TN 37421 Fax: 423-893-4220

Requested Public Hearing (check all that apply):

Annexation

Comprehensive Plan Amendment

Rezoning

Other:

Variance

STAFF USE ONLY:

Case: V # 118 - 14

Received by: [Signature]

Fee Paid: \$ 1,300

Date: 3/3/14

2860-2014

PUBLIC HEARING SCHEDULE:

Public Input Meeting: _____

Planning Commission: _____

Board of Appeals: _____

City Council: _____

Other: _____

Property Information:

Location: 881 Ridgewalk Parkway, Woodstock, GA

Parcel Identification Number(s) (PIN): 15-0852-0070 Total Acreage: 1.42

Existing Zoning of Property: LI w/ Tech. Overlay Future Development Map Designation: LI

Adjacent Zonings: North LI South LI East LI West LI

Applicant's Request (Itemize the Proposal):

See attached "Applicant Response Statement" for a list of requested variances.

Proposed Use(s) of Property:

Retail shops with sit down restaurants.

Infrastructure Information:

Is water available to this site? Yes No Jurisdiction: CCWSA

How is sewage from this site to be managed?

The sewer will gravity flow to an existing system treated by CCWSA.

Will this proposal result in an increase in school enrollment? Yes No

If yes, what is the projected increase? N/A students

Proposed Use(s)	# of units	Multiplier	Number of Students
Single Family (Detached) Home		0.725	
Multi Family (Attached) Home		0.287	

Traffic Generation:

If a traffic study is not required as part of this application, complete the following charts to estimate traffic generated by the proposal. Information for additional residential and all commercial/industrial development shall follow the summary of ITE Trip Generation Rates published in the Transportation Planning Handbook by the Institute of Transportation Engineers.

What is the estimated number of trips generated? 866 trips

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/Townhome		9.57	
220	Apartment		6.63	
814	Specialty Retail Center	2,700 s.f.	44.32	119
931	Quality Restaurant	3,500 s.f.	89.95	315
932	High Turnover (sit down) Restaurant	3,400 s.f.	127.15	432

* A unit for residential purposes is equal to one residential unit. For commercial/industrial uses it is defined in the ITE table, but most often is equal to 1,000 square feet of floor area for the use specified.

Authorization:

Upon receipt of the completed application package, the Community Development Department shall notify the applicant of scheduled dates, times, and locations of the public meetings/hearings. The applicant or a representative must be present to answer any questions that may be asked. In the event that an application is not complete, the case may be delayed or postponed at the discretion of the department.

This form is to be executed under oath. I, Brian E. Kay, do solemnly swear and attest, subject to criminal penalties for false swearing, that the information provided in this Application for Public Hearing is true and correct and contains no misleading information.

This 28 day of February, 2014.

Print Name Brian E. Kay