



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 Planning and Zoning Division of the Community Development Department at 770-592-6050 if you have any questions regarding the application package, this application or the public hearing process.

Contact Person: Parks F. Huff, Esq. Phone: 770-422-7016

Applicant's Information:

Name: Shuler Properties, LLC

Address: 6400 Powers Ferry Rd., Ste. 350 Phone: _____

City, State, Zip: Atlanta, GA 30339 Fax: _____

Property Owner's Information:

____ same as above

Name: Ridgewalk Holdings, LLC

Address: P.O. Box 72708 Phone: _____

City, State, Zip: Atlanta, GA 30007 Fax: _____

Requested Public Hearing (check all that apply):

Annexation

Conditional Use Permit

Rezoning

Comprehensive Plan Amendment

Variance

Other: _____

STAFF USE ONLY:

Case: V # 1104-18

Received by: DP

Fee Paid: \$ 1500.00
mailed Selena

Date: _____

PUBLIC HEARING SCHEDULE:

Public Input Meeting: 10-1-18

DPC Meeting Date: 10-10-18

Planning Commission: 8-2-18

City Council: 8-27-18

Other: _____

Property Information:

Location: North of Ridgewalk Parkway, west of Main Street

Current Zoning: NC-TCT Total Acreage: 1.97 acres

Tax Map #: 15 N 17 Parcel #: 001 (B) Future Development Map Designation: CVC

Adjacent Zonings: North NC-TCT South NC-TCT East NC-TCT West NC-TCT & LI with Gateway overlay

Applicant's Request (Itemize the Proposal, including code sections for Variance requests):

Please see attached table

Proposed Use(s) of Property:

Multi-tenant retail commercial

Infrastructure Information:

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

How is sewage from this site to be managed?
From current available infrastructure

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

If yes, what is the projected increase? _____ 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.
 *Per the traffic study for DRI #2520

What is the estimated number of trips generated? 1,238 trips

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome		9.57	
220	Apartment		6.63	
<ul style="list-style-type: none"> 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 date, 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, Parks F. Huff as Attorney for Applicant, 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 27th day of April, 2018.

Print Name Parks F. Huff, Esq.

Applicant Signature 