

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: Jeff Smith Phone: (770) 938-9000
 Email: jeff@ridgepe.com

Applicant's Information:

Name: Dossey, LLC
 Address: 1290 Kennestone Circle, Bldg. A, Suite 200 Phone: (770) 938-9000
 City, State, Zip: Marietta, GA 30066 Email: jeff@ridgepe.com

Property Owner's Information: same as above

Please attach a list if multiple property owners

Name: See attached signature pages
 Address: _____ Phone: _____
 City, State, Zip: _____ Email: _____

Requested Public Hearing (check all that apply):

- | | |
|--|---|
| <input checked="" type="checkbox"/> Annexation | <input type="checkbox"/> Conditional Use Permit |
| <input checked="" type="checkbox"/> Rezoning | <input type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Condition Amendment | <input type="checkbox"/> Other: _____ |
| <input checked="" type="checkbox"/> Variance | _____ |

STAFF USE ONLY:	PUBLIC HEARING SCHEDULE:
Case: <u>A # 109 - 20</u>	Pre-Application Meeting: _____
Received by: _____	Public Input Meeting: <u>prior to Dec. 3</u>
Date Received: <u>11.6.20</u>	DPC Meeting: <u>Dec. 9, 2020</u>
Fee Paid: \$ <u>1250</u>	Planning Commission: <u>Jan. 7, 2021</u>
Date Accepted: <u>11.9.20</u>	City Council: <u>Jan. 25, 2021</u>

Property Information:

Location: 116 & 119 Hideaway Village Rd., 327 & 347 Arnold Mill Road, 561 Druw Cameron Drive; Woodstock GA

Current Zoning: R-40 and AG (Cherokee County) Total Acreage: 45.11

Tax Map #: 15 N 17 Parcel #: 050A, 054, 055, 060 & 060A Future Development Map Designation: Suburban Living (Cherokee County)

Adjacent Zonings: North AG (ACOE) South R-40 East R-20 (County) West R-40(County)

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

- 1) Annex property into the city limits of Woodstock.
- 2) Rezone property from AG and R-40 (County) to R-3A for a single family neighborhood.
- 3) Setback Variance to reduce the front setback to 20 feet.
- 4) Reduce side setback to 5 feet.
- 5) Reduce minimum lot size to 6,000 sq. ft.
- 6) Eliminate the buffer adjacent to the ACOE property.

Proposed Use(s) of Property:

Proposed single family neighborhood and continued use of the horse farm and cell tower.

Infrastructure Information:

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

How is sewage from this site to be managed?

Public Sewer via Woodstock

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	107	0.725	78
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? 1024 trips

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome	107	9.57	1024
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 acceptance of the completed application package, the Community Development Department will 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, Jeff Smith, 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 10th day of November, 2020.

Print Name Jeff Smith.

Applicant Signature 

Consent to publish copyrighted documents on the City of Woodstock website:

If any of the documents submitted with this application are copyrighted, I hereby attest that I am the owner of this copyright and give my consent to allow these documents to be published on the City of Woodstock website (www.woodstockga.gov) for public access and for inclusion in all agenda materials published by the City of Woodstock.

This _____ day of _____, 20 ____.

Copyright Owner Print Name _____

Copyright Owner Signature _____

Sworn to and Subscribed before me this: ____ day of _____, 20____.

Notary Signature: _____

(Notary Seal)