



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 Phone: (770) 422-7016
 Email: phuff@samslarkinbuff.com

Applicant's Information:

Name: LDS Partners LLC
 Address: 20 Heards Overlook Court Phone: (770) 938-9000
 City, State, Zip: Atlanta, GA 30328 Email: jeff@ridgepe.com

Property Owner's Information: same as above **Please attach a list if multiple property owners**
 Name: LDS Partners LLC
 Address: 20 Heards Overlook Court Phone: (770) 938-9000
 City, State, Zip: Atlanta, GA 30328 Email: jeff@ridgepe.com

Requested Public Hearing (check all that apply):

- | | |
|--|---|
| <input type="checkbox"/> Annexation | <input type="checkbox"/> Conditional Use Permit |
| <input 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>V # 177 - 20</u>	Pre-Application Meeting: <u>10/13/20</u>
Received by: _____	Public Input Meeting: <u>11/2/20</u>
Date Received: <u>10/13/20</u>	DPC Meeting: <u>11/3/20</u>
Fee Paid: \$ <u>300</u>	Planning Commission: <u>12/2/20</u>
Date Accepted: <u>10/14/20</u>	City Council: <u>12/13/20</u>

Property Information:

Location: 9040 & 9044 Main Street, Woodstock, GA 30188; west side of Main Street and south of Dupree Road

Parcel Identification Number(s) (PIN): 15-4093-10056 & 15-1093-0019 Total Acreage: 0.8574

Property Information:

Location: 9040 & 9044 Main Street, Woodstock, GA 30188; west side of Main Street and south of Dupree Road

Current Zoning: DT-RO Total Acreage: 0.8574

Tax Map #: 92 N 044 Parcel #: 044 B Future Development Map Designation: _____

Adjacent Zonings: North DT-RO w/ historic overlay South DT-RO East DT-RO w/ historic overlay West DT-LR
& DT-LR

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

Variance to allow 4 residential units on each commercial outparcel (for a total of 8 residential units on both outparcels) to be located in a mixed-use or live-work building along Main Street at a density of 10.4 du/a LDO 7.72.

Proposed Use(s) of Property:

Infrastructure Information:

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

How is sewage from this site to be managed?

Woodstock Public Sewer

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

If yes, what is the projected increase? 2.3 students

Proposed Use(s)	# of units	Multiplier	Number of Students
Single Family (Detached) Home		0.725	
Multi Family (Attached) Home	8	0.287	2.3

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? 77 trips

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome	8	9.57	77
220	Apartment		6.63	

• 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 13th day of October, 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)