



4846-2016

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: Brian B. West, P.E. Phone: (404) 201-6127

Applicant's Information:

Name: Brian B. West, P.E.

Address: 10 Roswell Street, Suite 210 Phone: (404) 201-6127

City, State, Zip: Alpharetta, GA 30009 Fax: _____

Property Owner's Information: _____ same as above

Name: Cho & Kim, Inc.

Address: 510 Center Street Phone: _____

City, State, Zip: Palmetto, GA 30268 Fax: _____

Requested Public Hearing (check all that apply):

Annexation

Conditional Use Permit

Rezoning

Comprehensive Plan Amendment

Variance

Other: _____

STAFF USE ONLY:

Case # 135-16

Received by: Kate Coulborn

Fee Paid: \$ 400.00 ck 001150

Date 2/2/16

PUBLIC HEARING SCHEDULE:

Public Input Meeting 2-24-16

DPC Meeting Date: 3-2-16

Planning Commission: 4-7-16

City Council: 4-25-16

Other _____

Property Information:

Location. Parcels #15N18 166A and 15N18 169A

Current Zoning General Commercial (GC), Parkway Overlay District (POD) Total Acreage 4.69 AC

Tax Map #: 15 N 18 Parcel #: 166A / 169A Future Development Map Designation RAC

Adjacent Zonings: North N/A South R-4 East GC, POD West Cherokee County Zoning R-20,

Applicant's Request (Itemize the Proposal, including code sections for Variance requests) Highway 92 Overlay

- Buffer Variance Reduction of the 40' Parkway Overlay District buffer adjacent to other commercial uses and encroachment into the 75' Parkway Overlay District buffer Article IX, Section 7.928
- Roof Pitch: Due to the curved nature of the roof, not all sections meet the requirements set forth in the Parkway Overlay District requirements. Article IX, Section 7.930.10

Proposed Use(s) of Property

Grocery Store

Infrastructure Information:

Is water available to this site? Yes No Jurisdiction. City of Woodstock

How is sewage from this site to be managed?

Sewage from the site will discharge to the sanitary sewer line located in the Highway 92 right-of-way and subsequently treated by City of 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		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? N/A trips

Note Since a buffer and roof pitch variance, not a zoning variance, are requested, a traffic study is not required

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome		9 57	
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 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, Brian B West, 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 2nd day of February, 20 16

Print Name Brian B. West, P E

Applicant Signature 