

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: Mark Stewart _____ Phone: 404-925-3914 _____

Applicant's Information:

Name: King Mac Ventures LLC _____

Address: 885 Woodstock Road Ste 430-183 _____ Phone: 404-925-3914 _____

City, State, Zip: Roswell, GA 30075 _____ Fax: 404-745-8088 _____

Property Owner's Information: _____ same as above

Name: Walter C Lemke III, John & Shela Seay, Shirley Lewis, City of Woodstock (old Youngblood tract) _____

Address: 706, 708, 720/722 Neese Road & 701 Henry Drive email
:twolemkes@comcast.net, budgetjns100@aol.com, jlewis1940@gmail.com

City, State, Zip: Woodstock, GA 30188 _____ Fax: _____

Requested Public Hearing (check all that apply):

Annexation

Conditional Use Permit

Rezoning

Comprehensive Plan Amendment

Variance

Other: _____

STAFF USE ONLY:

Case: Z # 122-19

Received by: _____

Fee Paid: \$ _____

Date: 3/28/19

Trx: 01012013 3.28.19 \$750.00 chuc# 002458

PUBLIC HEARING SCHEDULE:

Public Input Meeting: N/A

DPC Meeting Date: _____

Planning Commission: N/A

City Council: April 22

Other: _____

Property Information:

Location: 706,708,720/722 Neese Road, & 701 Henry Drive, Woodstock Ga 30188

Current Zoning: R3 – A City of Woodstock Total Acreage: 18.78 +/-

Tax Map #: 15__ N 17 Parcel #: 042,043,044,045A Future Development Map Designation: Medium density residential

Adjacent Zonings: North R1 South R3 East R-40 County West R2

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

- Request to encroachment into the 75' impervious setback with ponds(s) (already exist in previous rezoning)
- Request min 6000 sq ft of lots (raising from 5500 to 6000)
- Request 7' side set backs (already exist in previous rezoning)
- Request 15' front setbacks & 15' rear setbacks
- Request new site plan layout*

Proposed Use(s) of Property:

Single Family Detached Homes

Infrastructure Information:

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

How is sewage from this site to be managed?

Gravity Flow into Brock Built Homes lift station or 50' deeded easement

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

If yes, what is the projected increase? 36 students

Proposed Use(s)	# of units	Multiplier	Number of Students
Single Family (Detached) Home	49	0.725	35.52
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? 469 trips

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome	49	9.57	468.93
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.

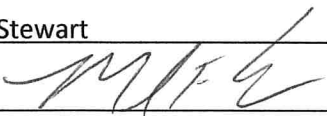
Authorization:

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, Mark F. Stewart, 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 18th day of March, 2019.

Print Name Mark F. Stewart.

Applicant Signature 

RECEIVED MAR 28 2019