



**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, Attorney for Applicant Phone: 770-422-7016

**Applicant's Information:**

Name: Avin Properties, LLC

Address: P.O. Box 767 Phone: \_\_\_\_\_

City, State, Zip: Woodstock, GA 30188 Fax: \_\_\_\_\_

**Property Owner's Information:**

same as above

Name: \_\_\_\_\_

Address: \_\_\_\_\_ Phone: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_ Fax: \_\_\_\_\_

**Requested Public Hearing (check all that apply):**

Annexation

Conditional Use Permit

Rezoning

Comprehensive Plan Amendment

Variance

Other: Zoning Condition Amendment

**STAFF USE ONLY:**

Case: Z # 107 - 17

Received by: Development Services

Fee Paid: \$ 300.00 chck# 43105

Date: 9-8-17

**PUBLIC HEARING SCHEDULE:**

Public Input Meeting: 9-27-17

DPC Meeting Date: 10-4-17

Planning Commission: 11-2-17

City Council: 11-27-17

Other: \_\_\_\_\_

PREZONE - 0008 - 2017  
Try - 01005883 \$300.00 chck# 43105

RECEIVED SEP 08 2017

**Property Information:**

Location: South side of Cherokee Lane, east of South Cherokee Lane Ext.

Current Zoning: R-2 Total Acreage: 18.24

Tax Map #: 15 N 24 Parcel #: 137 Future Development Map Designation: T-2 Estate Living

Adjacent Zonings: North R-2 South R-15 (South) East R-80 (Cherokee) West R-80 (Cherokee)

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

Amend Zoning Condition 1) of A#074-15 to apply to subject property of 18.24 acres and permit a maximum of 29 lots  
Request 2 variances: 1) reduce front setback from 25' to 20'--Article IV Zoning Perf. Stand.  
2) reduce side setback from 15' to 5'--Article IV Zoning Perf. Stand.

Proposed Use(s) of Property:

Single family detached community

**Infrastructure Information:**

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

How is sewage from this site to be managed?  
CCWSA

Will this proposal result in an increase in school enrollment?  Yes  No **\*\*Development proposal has already been approved and any increase taken into account**  
If yes, what is the projected increase? \_\_\_\_\_ students

Proposed Use(s)	# of units	Multiplier	Number of Students
Single Family (Detached) Home	29	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? 277 trips **\*\*Number of lots has already been approved and increases taken into account**

Code	Land Use(s)	# of units*	Daily Trip Ends	Number of Trips
210	Single Family Home/ Townhome	29	9.57	277
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, Parks F. Huff, 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 7 day of September, 2017.  
 Print Name Parks F. Huff  
 Applicant Signature [Signature] As Attorney for Applicant