

APPLICATION FOR SPECIAL USE

(OWNER/APPLICANT OR REPRESENTATIVE MUST BE PRESENT AT ALL MEETINGS)

For Office Use Only:

PZ #: _____

Planning Commission Hearing: _____ City Council Hearing: _____

Withdrawn Date: _____ Reason for withdrawal: _____

Owners' Name: Joel Soto-Diaz

Email Address: SotoJoelWS487@gmail.com

Mailing Address: 1873 Beaver Ct Zip Code: 30296 Telephone #: 770-912-0342

COMPLETE ONLY IF APPLICANT IS NOT OWNER

Applicant: Joel Soto Diaz Email Address: _____

Mailing Address: 1873 Beaver Ct Riverdale GA Zip Code: 30296

Telephone Number: 770 912-0342

Address of property requesting Special Use: 3265 Florence Rd Powder Springs GA 30127

Lot #/Parcel ID: _____ Acreage: _____

Present Zoning Classification: _____ Special Use Request: _____

Source of Water Supply: _____ Source of Sanitary Sewage Disposal: _____

Peak Hour Trips Generated: _____ Source of Information: _____

If applicable, Available School Capacity:

Name of Elementary School and Available School Capacity: _____

Name of Middle School and Available School Capacity: _____

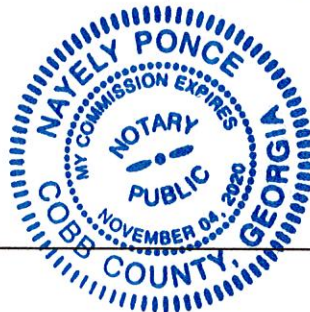
Name of High School and Available School Capacity: _____

Signature of Applicant _____ Date 7-09-20

SUBSCRIBED AND SWORN BEFORE
ME ON 7-09-20

Nayely Ponce
Signature of Notary

My Commission Expires: 11-04-2020



REQUIRED INFORMATION

Applicant must submit the following information by **4:00 p.m.** on or before the application deadline. Failure to submit any item, or any additional information that might be requested, on or before the deadline will result in the application being held until the next scheduled meeting of the Planning Commission.

Check the boxes for all of the items that you have attached:

1. ☒ Application
2. ☐ Notice of Intent - A detailed written description of the proposed development
3. ☐ Applicant's Written Analysis (attached)
4. ☐ Campaign Contribution Disclosures (attached)
5. ☐ If applicable, owners authorization (attached)
6. ☐ Legal Description and Survey Plat of the property
7. ☐ Application Fee
8. ☐ Copy of the Deed that reflects the current owners name
9. ☐ Vicinity Map outlining the parcel/s requesting special use in relation to the surrounding area
10. ☐ Site plan, plat or survey prepared by an architect, engineer

The following information must be included:

- Specific use or uses proposed for the site
- Acreage, bearing and distances, other dimensions, and location of the tract(s)
- Locations, sizes and setbacks of proposed structures, including the number of stories and total floor area, height, for residential number of units, Square footage of heated floor area.
- Detention/retention areas, and utility easements. Location of dumpsters
- Public or private street(s) - right of way and roadway widths, approximate grades
- Location and size of parking area with proposed ingress and egress
- Specific types and dimensions of protective measures, such as buffers
- Landscaping
- Wetlands, stream buffers, and 100 year floodplain

11. ☐ Sketch Plan/ Architectural Rendering
12. ☐ Traffic Study required for development with 500,000 square feet of non-residential floor area or 350 dwelling units or more.

Please list additional attachments:

- _____
- _____
- _____
- _____
- _____
- _____

NOTICE OF INTENT

Part 1.

Please indicate the purpose of the application:

To obtain business license

Part 2. If applicable, please list all requested variances:

Part 3. Existing use of subject property:

Before it was a automatic car wash

Part 4. Proposed use of subject property:

To be able to establish a hand car wash.

Part 5.

Other Pertinent Information (List or attach additional information if needed):

APPLICANT'S WRITTEN ANALYSIS – *In details please address these Special Use Criteria*

- (a) Whether the proposed special use is consistent with the stated purpose of the zoning district in which it will be located.

- (b) Whether the establishment of the special use will impede the normal and orderly development of surrounding property for uses predominate in the area.

- (c) Whether the location and character of the proposed special use are consistent with a desirable pattern of development in general.

- (d) Whether the type of street providing access to the use is or will be adequate to serve the proposed special use.

- (e) Whether access into and out of the property is or will be adequate to provide for traffic and pedestrian safety, the anticipated volume of traffic flow, and access by emergency vehicles.

- (f) Whether public facilities such as schools, water or sewer utilities, and police or fire protection are or will be adequate to serve the special use.

- (g) Whether refuse, service, parking and loading areas on the property will be located or screened to protect other properties in the area from such adverse effects as noise, light, glare or odor.

- (h) Whether the hours and manner of operation of the special use will have adverse effects on other properties in the area.

hours of operation

9:00 am - 7:00 pm

- (i) Whether the height, size or location of the buildings or other structures on the property are or will be compatible with the height, size or location of buildings or other structures on neighboring properties.

CAMPAIGN CONTRIBUTION DISCLOSURE

Applicant: Joel Soto Diaz
 Applicant's Address: 1833 Beaver Court Riverdale GA 30296
 Applicant's Attorney: n/a
 Attorney's Address: n/a

The following information is provided in accordance with the Georgia Conflict of Interest in Zoning Actions Act, O.C.G.A. 36-67A-1 *et seq.*

The property that is the subject of the attached application is owned by:

☒ Individual(s) ☐ Corporation ☐ Partnership ☐ Limited Partnership ☐ Joint Venture

All persons, corporations, partners, limited partners, or joint ventures party to ownership of the property that is the subject of the attached application are listed below:

Joel Soto Diaz _____

APPLICANT: Within the two years preceding the date of the attached application, **the applicant** has made campaign contributions or gifts aggregating \$250 or more to the Mayor, to members of the Powder Springs City Council, or to members of the Planning Commission, as follows:

Name of Official	Amount of Contribution or Gift	Date of Contribution or Gift
_____	_____	_____

ATTORNEY: Within the two years preceding the date of the attached application, **the attorney representing the applicant** has made campaign contributions or gifts aggregating \$250 or more to the Mayor, to members of the Powder Springs City Council, or to members of the Planning Commission, as follows:

Name of Official	Amount of Contribution or Gift	Date of Contribution or Gift
_____	_____	_____

OWNER'S AUTHORIZATION

This is to certify that (☐ I am ☐ We are ☐ I am the Corporate Secretary of a Corporation that is) the owner of a majority interest in the property that is the subject of the attached application.

By execution of this form, this is to authorize the person names as "applicant" below, acting on behalf of the owner, to file for and pursue a request for approval of the following:

Check each box that applies

- ☐ Rezoning
- ☐ Special Use
- ☐ Hardship Variance
- ☐ Special Exception
- ☐ Flood Protection Variance
- ☐ Appeal from Administrative Decision

Applicant: Joel Soto Diaz

Applicant's Address: 1873 Beaver Ct Riverdale GA 30296

Date this Authorization becomes null and void: July 09, 2020. (☐ Not applicable)

[Signature]
Signature of Owner

(Notarized)

[Signature]
Signature of Owner

(Notarized)

[Signature]
Signature of Owner

(Notarized)

[Signature]
Signature of Owner

(Notarized)

