



FAYETTEVILLE

NO LIMITS ON IMAGINATION

FAYETTEVILLE CITY HALL
210 Stonewall Avenue West
Fayetteville, Georgia 30214
770-461-6029 Telephone
770-460-4238 Facsimile
www.Fayetteville-GA.gov

REZONING APPLICATION

FOR PLANNING & ZONING DEPT. USE ONLY

File No. _____ Posting Notice Date: _____

Amount Received: _____ Date Paid: _____

Legal Ad Date: _____ P&Z Regular Meeting Date: _____

City Council Work Session: _____ City Council Public Hearing: _____

All annexation and rezoning must go to City Council for two readings for final approval or denial.

Date Completed Application Was Received: _____

(Official Date Stamp)

Project Name: _____

Project Address: _____

Parcel(s) #: _____

Description of project: _____

Applicant Name: _____

E-Mail Address: _____

Applicant Address: _____

Applicant Phone Number: _____ **Fax Number:** _____

_____ affirms that he is/ she is/ they are the owners/
specifically authorized agent of the subject property legally described as follows:

Said property is located in a _____ zoning district. Applicant respectfully petitions the City of Fayetteville Planning and Zoning Commission and Mayor and City Council to rezone this property from its present zoning classifications(s) and tender herewith the sum of

_____ **\$900.00 + \$25 per acre (0-20)**

_____ **\$900.00 + \$15 per acre (20 acres or greater)**

to cover all expenses of public hearing. Applicant petitions the above named to change its zoning classification from _____ to _____.

The City of Fayetteville Planning and Zoning Commission will hold a public hearing at City Hall located at: 240 South Glynn Street, Fayetteville, Georgia to consider the rezoning application and make a recommendation to the City Council.

The Planning and Zoning Commission Meeting will be held at 6 p.m. on _____ to consider the application for rezoning of said property from _____ to _____ zoning classification and make a recommendation to the City Council.

The Mayor and City Council will hold a work session and a public hearing at City Hall located at: 240 South Glynn Street, Fayetteville, Georgia to consider the rezoning application.

The City Council Meeting for the work session will be held at 6 p.m. on _____ to consider the application for rezoning of said property from _____ to _____ zoning classification.

The City Council Meeting for the public hearing will be held at 6 p.m. on _____ to consider the application for rezoning of said property from _____ to _____ zoning classification.

Applicant Signature: _____ **Date** _____

Staff Signature: _____ **Date** _____

- ◆ *Applications will not be considered complete until all items have been supplied. **Incomplete applications will NOT be placed on the Planning & Zoning Commission agenda and will be returned to the applicant.***
- ◆ *All items must be reviewed and approved by Staff & must be in compliance with current City Ordinances.*
- ◆ *The City shall have five business days in order check applications for completeness.*

APPLICATION/CHECKLIST

Return this APPLICATION/CHECKLIST with submittal.- Incomplete submittals will not be reviewed.

PDF copy of the development site plan and elevations for departmental review.

To include:

- Vicinity map showing project location, north arrow, graphic scale & date
- Complete survey including property boundary lines, with bearings & distances
- Existing roads, streets, highways, & respective r-o-w widths on or adjacent to property
- Existing drainage ditches, canals, water courses, and drainage easements on or adjacent to the property
- Existing buildings, structures, and facilities on development property and adjacent property
- All existing utility lines on or adjacent to the property
- Adjacent property land uses, zoning and property owner names
- A complete legal description of property
- Impact on classification and structure of existing dams. Provide dam break analysis if applicable.

PDF copy of the site plan & all four sides color elevations for Commission review.

- PDF or JPEG file of site plan & color elevations
- Narrative describing nature & scope of project
- Material Samples
- Wetlands boundary determination & certification (USACofE)
- Topographic Survey, drainage plan and storm water runoff calculations
- Grading & utility plan, including:
 - Final design & layout of underground electric, telephone, gas & cable TV utility lines
- Soil erosion & sediment control plan, including:
 - Detail sheets for soil erosion & sediment control facilities
- Storm water management facilities and utility profiles

- Storm Water Management Plan, showing downstream impact & final disposition of water (Storm Water Management Plans shall meet the requirements of Ordinance 0-30-02, Storm Water

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- Quality Ordinance, adopted June 20, 2002.)
- Future Conditions Floodplain (if property is in a drainage basin of 100 acres or larger).
- CAD/GIS Data Submission Standards
- Tree Protection Plan (TPP) including:
 - Tree survey & identified trees requested for removal
 - Tree protection zones and proposed tree protection methods
 - Tree planting & replacement plan
 - Name, registration & contact info for responsible professional
- Lighting Plan, conforming to the provisions of Section 94-322
- Existing & proposed fire hydrant locations
- Proposed access to existing roads, circulation routes, parking space layout & dimensions
- Proposed setbacks, buffers, open spaces areas, landscaped areas, & impervious surface calculations.
- Water supply & sewage disposal plans
- Letters of capability & commitment to serve water, sewer, electric, telephone, & cable TV from the affected agencies
- Dept. of Natural Resources permits & approvals
- DOT encroachment permit
- Fire safety standards approval by Fire Official
- Mainstreet Director's certification of compliance (for projects within Mainstreet District)
- Must check with City's Building Department, Finance Department and Water Department for other possible fees (ie: sewer assessment, impact fees, etc.)

1. Building Dept. (Greg Taliercio) 770-719-4065
2. Finance Dept. (Mike Bush) 770-461-6029