

(5) Will the proposed change have negative impacts on the quality of life in the neighborhood or surrounding community ?
Applicant: No.
Staff: No adverse impact.
(6) Will there be any negative impacts on the environment (wetlands, floodplain, groundwater recharge, air quality, etc...) ?
Applicant: No.
Staff: No significant adverse impact.
(7) Will the proposed change negatively affect marketability or development of surrounding property ?
Applicant: No..
Staff: No significant adverse impact.
(8) Is the proposed change out of scale with the needs of the community ?
Applicant: No.
Staff: No adverse impact.
(9) Could the proposed change be considered a grant of special privilege for the subject property that is not enjoyed by surrounding properties ?
Applicant: No.
Staff: No. The proposed change would not be considered a grant of special privilege.

Supplemental Standards of the Zoning Ordinance Applicable to the Proposed Use

Minimum # parking spaces: 5 spaces per 1,000-sf GFA

Buffer yards:	"office" complex --- next to single-family residential:	Type "C"	10' wide, 7 trees / 20 shrubs
	"commercial" complex --- next to " " "	Type "B"	15' wide, 10 trees / 25 shrubs

Development Review Comments

The following comments are provided by the reviewing departments and are only intended to provide the developer with useful information for planning purposes. This list should not be considered all inclusive as additional items may appear during the plan review process.

Building Plan Review: No comments

GIS / Addressing: No comments

Hahira Fire: < No comments received >.

Hahira Engineering: < No comments received >

Landscape:: New development must meet the requirements of the Hahira Landscape Ordinance. Any tree removals may require a Permit and possible replacement.

Attachments:

Letter of Authorization
Letter of Intent
Zoning Location Map
Character Area Map
Aerial Location Map
Boundary Survey & conceptual site plan
Building Elevations