

(6) Will there be any negative impacts on the environment (wetlands, floodplain, groundwater recharge, air quality, etc...) ?	
Applicant:	No. Detention/retention ponds will mitigate runoff impact.
Staff:	No adverse impact.
(7) Will the proposed change negatively affect marketability or development of surrounding property ?	
Applicant:	No. Residential areas are protected via special conditions.
Staff:	No significant adverse impact to the nearby residential properties as long as the West Stanfill corridor is adequately buffered.
(8) Is the proposed change out of scale with the needs of the community ?	
Applicant:	The I-75 corridor is a growth potential zone for Hahira.
Staff:	No.
(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 competing zoning change requests impact this request.
Staff:	No.

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

Health Department: < No comments received >.

Hahira Fire: Fire Dept has no issues with the request

Hahira Engineering: No comments.

Hahira Utilities: No comments at this time

Landscape: Development will require full compliance with the Hahira Tree & Landscape Ordinance.

Attachments:

Letter of Intent
Zoning Location Map
Character Area Map
Aerial Location Map
Boundary Survey
Conceptual Layout Plan