

Supplemental Standards of the LDR Applicable to the Proposed Use

< none >

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 Inspections: No comments at this time

Fire: Fire Dept has no comments.

Engineering: There are concerns regarding the impact to the public street (Savannah Rd) if accessed primarily by the new range of uses allowable by this intensified zoning. Recommend rezoning conditioned upon either: (1) access made to Clay Road by way of private ingress/egress easement through adjacent property (preferred), or (2) upgrade to existing residential classified road section (Savannah Rd) sufficient to sustain increased intensity of use without accelerated wear/roadway deterioration.

Applicant should also be made aware that the current South Truck Bypass configurations show Savannah Road having limited access to the re-routed US 84 (from E Hill Avenue) by way of Savannah Road, which may seriously impact future access to the property, if primary access is intended to be made to US 84. Clay Road access would be unimpeded in any routing scenario, which is why staff recommends primary access be made directly to Clay Road.

Landscape: Must comply with LDR Chapter 328 for M-2 landscape requirements

Police: < No comments received >

Public Works: < No comments received >

Utilities: < No comments received >

Attachments:

Letter of Authorization
 Zoning Location Map
 Character Area Map
 Aerial Location Map
 Survey – overall property
 Survey – Rezoning areas
 Conceptual Site Sketch
 SRM company info (2 pages)