

### **CB Family Farm and Corn Maze**

We are requesting a special use permit to operate a corn maze, pumpkin patch and a walk-through Christmas light tour. The property is currently zoned agriculture and is surrounded by commercial property as well as a few residential properties. Most of the adjoining residential properties will be owners of the agritourism business. We are requesting a variance for a 20% reduction for the building setback. This would change the setback from 300' to 240'. We are also requesting a 20% reduction for the required distance the gravel parking must be from an adjoining property from 200' to 160'. We have been in contact with GDOT about the permitting process and our engineering team is preparing a GDOT entrance plan and discussing traffic control to ensure we are in accordance with the current regulations. We are planning to have a gravel parking area to help minimize the environmental impact to our farm.

Our business will consist of a corn maze, wagon rides and kid's activities. We are planning on a 3-acre corn maze as our main attraction. Other attractions to include a jumping pillow which is a large jumping mat integrated into the ground, a playground area, antique tractors for pictures, a corn pit, outdoor fire pits and wagon rides that tour our 17-acre farm. We are also planning an area for a pumpkin patch with planted pumpkins but will mostly re-sell pumpkins in our field that we have previously purchased. We will also have a 30' X 60' covered area for picnic tables. Initially we plan on using portable bathroom facilities and portable lighting with food vendors. We will have a market to sell soft drinks, waters and pre-packaged snacks. Our hours of operation will be Thursday-Sunday during the month of September 10 am until 10 pm and anticipate expanding our hours for the month of October to daily until mid-November to 7 days a week.

We are also planning on a walking Christmas light tour through the corn maze area which expands our season from mid-November until the end of the year with operating hours of dusk until 9pm Sunday through Thursday and dusk until 11pm Friday and Saturday nights.