

Zoning Amendment Request

Property Address: 2466 Old Fork Road, Gainesville GA

Parcel Number: 10085 000061

Acreage: 4.83

District: 2

Current Zoning District: Majority parcel is Residential home V-C, part of it AR-III

Applicable Overlay District: Residential home V-C

Current Zoning District: Vacation-Cottage(V-C)

Proposed use of the property: Zoning for 5 lot subdivision

Existing residential home with 4.83 acreage. Requesting for zoning amendment for proposed Parcel # 10085 000061. Currently this lot is partially zoned AR-III and majority area in Vacation-Cottage(V-C). Requesting to be zoned as Vacation-Cottage(V-C).

V-C zoning requirements:

<u>Condition</u>	<u>Requirement</u>	<u>Proposed Development</u>
<u>Minimum lot area</u>	35,000 Sqft	35,000 sqft-
<u>Minimum Lot Frontage</u>	50 ft	> 50 sqft
<u>Front Yard</u>	55 ft from road center or 30 ft property line	> 55 sqft
<u>Side Yard</u>	10 ft.	> 10 sqft
<u>Rear Yard</u>	20 ft.	> 20 sqft