

Conditional Use Application

Boardwalk Storage – Cleveland Highway

6720, 6724 and 6730 Cleveland Highway, Clermont, GA. 30527

PID#: 12084-000053

Required Information:

1. For the plat of the property, please see the included property survey.
2. Description of the existing and proposed use of the property:
 - a. The property includes a self-storage facility (6720 Cleveland Highway), a two-story office/flex-space building (6724 Cleveland Highway), and a small retail building (6730 Cleveland Highway). This application is in reference to the expansion of the existing self-storage facility, and the renovation of the office/flex space and retail buildings for climate controlled self-storage use. The business office may operate from Monday through Saturday, from 8:00 AM to 7:00 PM.
 - b. The proposed improvements include:
 - i. The construction of a new bi-level (top and basement levels) climate controlled self-storage building, with 24,000-sf. of interior storage units and hallways.
 - ii. The renovation of the 24,500-sf. office/flex space two-story building for climate controlled self-storage use, with interior storage units and hallways.
 - iii. The renovation of the 3,000-sf. retail building for climate controlled self-storage use, with interior storage units, hallways and an office.
 - iv. The construction of two (2) gravel parking areas for boat & RV storage.

The proposed bi-level climate controlled self-storage building is planned to look similar to the building shown in the included photo. The owner also plans to extend the nearest water line approximately 2,000-ft to the property and install a fire hydrant in front of the property, as required by the Fire Marshal Office for the proposed improvements. The improvements will meet the Gateway Corridors Overlay District requirements.

 - c. No additional signage is planned for.
 - d. Site lighting will include wall pack lights on the buildings and flood lights on poles in the boat & RV storage areas.
 - e. The property has existing well water and septic sewer systems.
 - f. The setback and buffers will remain as they currently are.
3. Please see the included site plan showing the proposed improvements.