

**Conditional Use Permit
Application
Cost: \$50**



21 North Avondale Plaza
Avondale Estates, Georgia 30002
Ph: (404) 294-5400
Fx: (404) 299-8137
www.avondaleestates.org

APPLICANT INFORMATION

Applicant Name: <i>Nick & Jennifer Purdy</i>	Email: <i>nick@wildheavenbeer.com</i>
Phone: <i>404-493-1176</i>	Fax:
Address: <i>42 Clarendon Ave Avondale Estates, GA 30002</i>	

BUSINESS OWNER INFORMATION

If different than Applicant, attach Affidavit of Authorization as an Exhibit

B.O. Name: <i>SAME</i>	Email:
Phone:	Fax:
Address:	

PROPERTY OWNER INFORMATION

If different than Applicant, attach Affidavit of Authorization as an Exhibit

P.O. Name: <i>SAME</i>	Email:		
Phone:	Fax:		
Address:			
Location of Subject Property: <i>42 Clarendon Ave, Avondale Estates, GA 30002</i>			
District:	Land Lot:	Block:	Parcel:

FOR OFFICE USE ONLY

APPROVAL

Received By: <i>Shari Hillman</i>	Date: <i>4/1/20</i>	Application #:
Total Paid: <i>\$50.00</i>	CK#:	Cash:
Type of Conditional Use Requested (List Code Section based on Article 9 of the Official Zoning Ordinance):		

Conditional Use Approved By:	Date:
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Please provide the following description of the proposed use and property, as listed below.

1. General description of the proposed use.

Short-term rentals

2. Hours of Operation.

24/7 (arrivals typically 3-8pm, departures by 11am)

3. Size of building or tenant space.

376 square feet. Sitting room, closet, bedroom & bathroom located inside main residence with separate exterior entrance & no kitchen.

4. Number of parking spaces dedicated to the building or tenant space. You may also provide a shared parking agreement if one is in effect.

Available street parking (rarely more than one car)

5. Explain how clients will enter and exit the property. Provide a site plan if needed.

Clients enter on front of house via hardscaped path across front of house to gate leading to backyard & entrance

6. Explain why the proposed use is beneficial and compatible to the surrounding area.

After a year of similar operation, we've had zero issues of any kind & have sent many guests to Avondale businesses.

7. List the uses of all abutting properties.

Residential

Justification for Conditional Use Permit

1. Would the proposed conditional use be injurious to the use and enjoyment of the environment or of other property in the immediate vicinity of the Subject Property? Provide evidence based on the proposed business.

No. See #6.

2. Would the proposed conditional use diminish or impair property values within the surrounding neighborhood? Explain why the business will be beneficial or detrimental to the surrounding neighborhood.

No. Brings positive attention to the community.

2. Would the proposed conditional use increase local or state expenditures in relation to cost of servicing or maintaining neighboring properties? Explain.


No.

3. Would the proposed conditional use impede the normal and orderly development of surrounding property for uses predominant in the area? Explain. The Comprehensive Plan and the Downtown Master Plan can assist with the future land use proposed for the area.

No.

4. Would the proposed conditional use be consistent with a desirable pattern of development for the locality in general? Explain. The Comprehensive Plan and the Downtown Master Plan can assist with the future land use proposed for the area.

N/A



Signature of Applicant

3-31-22

Date

Check One: Owner Agent

Sworn to and subscribed before me this _____ day of _____, 20 _____.

Signature and Seal of Notary Public

My Commission Expires _____

Conditional Use Permit Application Approved By:

Mayor

Date

