



PRE-APPLICATION MEETING CHECKLIST

APPLICANT/AGENT _____

ADDRESS _____

PHONE # _____ EMAIL: _____

PROPERTY LOCATION _____

TAX PARCEL ID # _____ TOTAL ACRES _____

PRESENT ZONING _____ PRESENT LAND-USE _____

PROPOSED ZONING _____ PROPOSED LAND-USE _____

MEETS DRI THRESHOLD? YES/NO

TYPE OF DEVELOPMENT: RESIDENTIAL / MIXED USE / COMMERCIAL / INDUSTRIAL

PLANNED DEVELOPMENT (PD) PROPOSED? YES/NO

IF PD REZONING, SEND DRAFT PD TEXT AND CONCEPT PLAN FOR REVIEW PRIOR TO MEETING

WATER PROVIDER		SEWER PROVIDER	
PUBLIC _____	PRIVATE _____	PUBLIC _____	PRIVATE _____
Service Delivery Area: _____ County _____ Rincon _____ Springfield _____ Guyton			
Name of Private Community System: _____			

TRANSPORTATION & ROAD NETWORK

ROAD OWNERSHIP: CITY/COUNTY/GDOT TRAFFIC STUDY COMPLETED? YES/NO

WETLANDS DELINEATION COMPLETED? YES/NO FLOOD ZONE: _____

ADDITIONAL INFORMATION:

2. Thresholds Table. Developments of Regional Impact Development Thresholds	
Type of Development	Metropolitan Tier
(1) Office	Greater than 400,000 gross square feet
(2) Commercial	Greater than 300,000 gross square feet
(3) Wholesale & Distribution	Greater than 500,000 gross square feet
(4) Hospitals and Health Care Facilities	Greater than 300 new beds; or generating more than 375 peak hour vehicle trips per day
(5) Housing	Greater than 400 new lots or units
(6) Industrial	Greater than 500,000 gross square feet; or employing more than 1,600 workers; or covering more than 400 acres
(7) Hotels	Greater than 400 rooms
(8) Mixed Use	Gross square feet greater than 400,000 (with residential units calculated at either 1800 square feet per unit or, if applicable, the minimum square footage allowed by local development regulations); or covering more than 120 acres; or if any of the individual uses meets or exceeds a threshold as identified herein
(9) Airports	All new airports, runways and runway extensions
(10) Attractions & Recreational Facilities	Greater than 1,500 parking spaces or a seating capacity of more than 6,000
(11) Post-Secondary School	New school with a capacity of more than 2,400 students; or expansion by at least 25 percent of capacity
(12) Waste Handling Facilities	New facility or expansion of use of an existing facility by 50 percent or more
(13) Quarries, Asphalt & Cement Plants	New facility or expansion of existing facility by more than 50 percent
(14) Wastewater Treatment Facilities	New major conventional treatment facility or expansion of existing facility by more than 50 percent; or community septic treatment facilities exceeding 150,000 gallons per day or serving a development project that meets or exceeds an applicable threshold as identified herein
(15) Petroleum Storage Facilities	Storage greater than 50,000 barrels if within 1,000 feet of any water supply; otherwise, storage capacity greater than 200,000 barrels
(16) Water Supply Intakes/Public Wells/Reservoirs/ Treatment Facilities	New Facilities
(17) Intermodal Terminals	New Facilities
(18) Truck Stops	A new facility with more than three (3) diesel fuel pumps, or containing a half acre of truck parking or 10 truck parking spaces
(19) Correctional/Detention Facilities	Greater than 300 new beds; or generating more than 375 peak hour vehicle trips per day
(20) Any other development types not identified above (includes parking facilities)	1000 parking spaces or, if available, more than 5,000 daily trips generated