



## CRITERIA TO CONSIDER FOR CONDITIONAL USES

- a. Whether off-street parking and loading facilities are adequate in terms of location, amount and design to serve the proposed use.
- b. Whether the number, size and type of signs proposed are compatible with the surrounding area.
- c. Whether the proposed use will have compatibility with existing uses of adjacent land and the surrounding area and will not cause or create or be likely to cause or create adverse effects upon the existing or future development of either the area or the rest of the county.
- d. Whether ingress and egress to the property is suitable and safe and the effect of the proposed activity on traffic flow along adjoining street is not adverse
- e. Whether the location and intensity of outdoor lighting is such that it does not cast light on adjacent, adjoining or neighboring properties.
- f. Whether hours and manner of operation of the proposed use are inconsistent with adjacent and nearby uses.
- g. Whether existing public facilities and utilities are capable of adequately serving the proposed use.
- h. Whether the proposed use will have a significant adverse effect on the level of property values or the general character of land uses in the surrounding area or the county.
- i. Whether the physical conditions of the site, including size, shape, topography and drainage are suitable for the proposed development.
- j. The existing uses and zoning of nearby property and whether the proposed use will adversely affect the existing use or usability of nearby property.
- k. The extent to which property values of the applicant are diminished by the inability to take advantage of potential use.
- l. The extent to which the destruction of property values of the applicant promotes the health, safety, morals or general welfare of the public.
- m. The relative gain to the public, as compared to the hardship imposed upon the individual property owner.
- n. The physical suitability of the subject property for development for other possible uses in the zoning district.

- o. The length of time the property has been vacant, considered in the context of land development in the area in the vicinity of the property, and whether there are existing or changed conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the conditional use.
- p. The extent to which the proposed use will or could cause excessive or burdensome use of existing streets, transportation facilities, utilities, schools, parks, or other public facilities.
- q. Whether the proposed use will create risks of adverse environmental effects to the community, including, without limitation, air pollution, surface water contamination or ground water contamination.
- r. Whether the proposed use has nuisance characteristics.
- s. Whether the proposed use is in conformity with the policy and intent of the comprehensive plan, land use plan, or other adopted plans.

CAMPAIGN CONTRIBUTIONS DISCLOSURE FORM  
REQUIRED FOR ALL ZONING ACTIONS

36-67A-3. Disclosure of campaign contributions.

(a) When any applicant for rezoning actions has made, within two years immediately preceding the filing of the applicant's application for the rezoning action, campaign contributions aggregating \$250 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:

(1) The name and official position of the local government official to whom the campaign contribution was made; and

(2) The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of such contribution.

(b) The disclosures required by subsection (a) of this code section shall be filed within ten days after the application for the rezoning action is first filed. (Code 1981, Section 36-67A-3, enacted by Ga. L. 1986, page 1269, Section 1; Ga. L. 1991, page 1365, Section 1.)

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I hereby certify that I have read the above and that:

\_\_\_\_\_ I have\*, \_\_\_\_\_ I have not,  
within the two years immediately preceding this date, made any  
campaign contribution(s) aggregating \$250 or more to any local  
government official involved in the review or consideration of  
this application.

\_\_\_\_\_  
Applicant's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Property Owner's Signature

\_\_\_\_\_  
Date

\*If you have made such contributions you must provide the date required in subsection (a) above within ten days of the filing of this application.

I have been informed that I, the applicant or the property owner, must attend the public hearings for this application.

The Banks County Planning Commission meets at 7 p.m. on the first Tuesday of each month. The planning commission's recommendation on the application is sent to the Banks County Board of Commissioners which meets on the second Tuesday of each month.

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Date

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Property Owner or Applicant

PROPERTY OWNER'S CERTIFICATION

I hereby certify that I am the owner of the property described in the attached legal description, that all information contained in this application is true and correct to the best of my knowledge, and that the applicant listed above is authorized to act as the applicant in the pursuit of this application.

Signature of Property Owner:

\_\_\_\_\_

Date of Signature:

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