



Where Georgia comes together.

Application for Special Exception

Contact Community Development (478) 988-2720

Application # SUSE
0055-2025

***Indicates Required Field**

	*Applicant	*Property Owner
*Name	Lanette Tomlin	Lanette Tomlin
*Title	owner	owner
*Address	1006 N. Davis Dr. Perry GA 31069	1006 N. Davis Dr. Perry, GA 31069
*Phone	[REDACTED]	[REDACTED]
*Email	[REDACTED]	[REDACTED]

Property Information

*Street Address	1105 Sunset Alley Perry GA 31069
*Tax Map Number(s)	0P0090061000
*Zoning Designation	Rm1

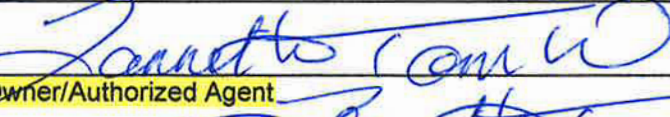

Request

***Please describe the proposed use:**

To be used as a short term rental

Instructions

1. The application and ***\$316.00 fee** (made payable to the City of Perry) must be received by the Community Development Office or filed on the online portal no later than the date reflected on the attached schedule.
2. ***The applicant/owner must respond to the 'standards' on page 2 of this application (The applicant bears the burden of proof to demonstrate that the application complies with these standards). See Sections 2-2 and 2-3.5 of the Land Management Ordinance for more information. You may include additional pages when describing the use and addressing the standards.**
3. ***For applications in which a new building, building addition and/or site modifications are proposed, you must submit a site plan identifying such modifications.**
4. The staff will review the application to verify that all required information has been submitted. The staff will contact the applicant with a list of any deficiencies which must be corrected prior to placing the application on the planning commission agenda.
5. Special Exception applications require an informational hearing before the planning commission and a public hearing before City Council. Public notice sign(s) will be posted on the property at least 15 days prior to the scheduled hearing dates.
6. ***The applicant must be present at the hearings to present the application and answer questions that may arise.**
7. The applicant and property owner affirm that all information submitted with this application, including any/all supplemental information, is true and correct to the best of their knowledge and they have provided full disclosure of the relevant facts.
8. ***Signatures:**

*Applicant		*Date	3-25-25
*Property Owner/Authorized Agent		*Date	3-25-25

Standards for Granting a Special Exception

The applicant bears the burden of proof to demonstrate that an application complies with these standards.

*Are there covenants and restrictions pertaining to the property which would preclude the uses permitted in the proposed zoning district?

- (1) Whether the proposed use complies with the Comprehensive Plan and other adopted plans applicable to the subject property;
- (2) Whether the proposed use would impact traffic volume or traffic flow and pedestrian safety in the vicinity;
- (3) Whether the hours and manner of operation of the proposed use would impact nearby properties and uses in the vicinity;
- (4) Whether parking, loading/service, or refuse collection areas of the proposed use would impact nearby properties and uses in the vicinity, particularly with regard to noise, light, glare, smoke, or odor;
- (5) Whether the height, size, and/or location of proposed structures is compatible with the height, size, and/or location of structures on nearby properties in the vicinity;
- (6) Whether the parcel is of sufficient size to accommodate the proposed use and the reasonable future growth of the proposed use; and
- (7) Whether the proposed use will cause an excessive burden on existing streets, utilities, city services, or schools.

Revised 1/29/2025

Standards for Granting a Special Exception Response
For 1105 Sunset Alley Perry, Ga 31069

*No, there are no covenants or restrictions

- 1) Yes, complies with Comprehensive Plan and other plans
- 2) No, will not impact traffic volume or flow or pedestrian safety
- 3) No, the hours and operation will not impact nearby properties
- 4) No, nearby properties will not be properties in regards to noise, light, glare, smoke or odor
- 5) Yes, the height, size and location is compatible with nearby properties
- 6) Yes, it is sufficient size
- 7) No, it will not cause excessive burden on streets, utilities, city services or schools