



SITE SCALE: NTS

ZONING INFORMATION:

PROJECT NAME: U-HAUL OF VALDOSTA

MUNICIPALITY: LOWNDEN COUNTY

PROJECT ADDRESS: 3871 INNER PERIMETER ROAD VALDOSTA, GA 31602

ACRE: 5 ACRES / 217,967.31± SF

ZONE: R-10 (SUBURBAN DENSITY RESIDENTIAL)
REZONE TO GC (GENERAL COMMERCIAL)

ADJACENT ZONING:

N: R-10 (SUBURBAN DENSITY RESIDENTIAL)
S: R-15 (SUBURBAN DENSITY RESIDENTIAL)
W: C-G (GENERAL COMMERCIAL)
E: R-10 (SUBURBAN DENSITY RESIDENTIAL)

USES: SELF-STORAGE, U-BOX & U-HAUL TRUCK AND TRAILER SHARE

BULK REQUIREMENTS:

SETBACKS:

FRONT: 75 FT FOR MINI STORAGE OTHERWISE; 80 FT. (seeking variance)
SIDE: 25 FT. FOR MINI STORAGE OTHERWISE; 20 FT.
REAR: 25 FT. FOR MINI STORAGE OTHERWISE; 12 FT.
FOR TRUCK SHARE: 100 FT FROM RESIDENTIALLY ZONED PROPERTIES

HEIGHT LIMIT: 35 FT. FOR MINI STORAGE OTHERWISE; 45 FT. (seeking variance)

MINIMUM LOT AREA: 10,000 FT.

MINIMUM LOT WIDTH: 100 FT FOR MINI STORAGE OTHERWISE; 80 FT.

MAX IMPERVIOUS COVERAGE: 75%

MAXIMUM AREA DEVOTED TO TRUCK RENTAL: 25%

BUILDING SEPARATION: 12 FT.

PARKING:

RETAIL SALES: 1 SPACE PER 250 SQ FT OF G.F.A.
SELF-STORAGE: 2 SPACES FOR EACH 3 EMPLOYEES ON THE LARGEST SHIFT
(2970 SQ FT / 250 SQ FT = 12 SPACES + 4 SPACES = 16 SPACES REQUIRED/PROVIDED)

LANDSCAPING:

MINIMUM TOTAL GROSS AREA LANDSCAPED: 10%
LANDSCAPE BUFFER: 45 FT (REQUIRED WHEN ABUTTING R-10 ZONE)

PROPOSED MIX									
LOCKER SIZE	INTERIOR						TOTAL		
	1st Flr	SQ. FT.	%	2nd Flr	SQ. FT.	%	3rd Flr	SQ. FT.	%
5 x 5	39	975	4%	58	1,450	5%	58	1,450	5%
5 x 10	139	6,950	31%	168	8,400	30%	167	8,500	30%
7 x 10	3	210	1%	3	210	1%	3	210	1%
10 x 8	0	0	0%	2	160	1%	2	160	0%
10 x 10	109	10,900	49%	124	12,400	44%	125	12,500	45%
10 x 15	23	3,450	15%	35	5,250	19%	35	5,250	19%
TOTAL	313	22,485	100%	390	27,870	100%	390	27,920	100%

U-BOX AREA = 18,604± S.F.
TOTAL U-BOXES = 1,320 (264 x 5-HIGH)

SHEET NOTES:

REVISIONS:

NO.	DATE	INITIALS	NOTES
1	09/19/24	AS	NEW OPTION PER REVISED ZONING STUDY
2	10/22/24	AS	UPDATE TO MATCH CIVIL PLAN
3	10/24/24	NH	SITE REVISIONS
4			
5			
6			
7			
8			

PROFESSIONAL SEAL:

PRELIMINARY DOCUMENTS - NOT FOR CONSTRUCTION. FOR INFORMATION ONLY.

ARCHITECT LOGO:

AMERCO REAL ESTATE COMPANY

CONSTRUCTION DEPARTMENT
2727 NORTH CENTRAL AVENUE
PHOENIX, ARIZONA 85004
P: (602) 263-6502

SITE ADDRESS:
U-HAUL OF VALDOSTA
3871 INNER PERIMETER ROAD
VALDOSTA, GA 31602

SHEET CONTENTS:
PROPOSED SITE PLAN

779073

DRAWN: AS
CHECKED: -
DATE: 09/12/24

SP1

779073 A1C

© 2024 AMERCO REAL ESTATE COMPANY