

## Relevant Development Standards in the LDR that are “Significant” to the Proposal

### Section 218-13 Supplemental Use Standards

#### **(LLL) Solid Waste Transfer Station / Materials Recovery Facilities**

*Sub-sections (1) through (17). These are listed in the chart below, along with a description of the applicant’s proposal.*

<b>Code Requirement</b>	<b>Applicant’s proposal</b>
(1) A survey, demonstrating compliance with all standards in this section and sealed by registered surveyor, and site plan are required.	COMPLIANCE
(2) Minimum acreage of site: 5 acres.	COMPLIANCE
(3) Maximum acreage of site: 10 acres.	COMPLIANCE
(4) The property shall be located at least 500 feet, measured from nearest property line to nearest property line, from residential zoning districts, nonconforming residential dwellings in non-residential zoning districts, private or public wells, lakes, medical facilities, childcare facilities, schools or places of worship.	The subject property is 285’ from the nearest property containing residential zoning (Lowndes County Recycling Center and Animal Control Shelter) – which happens to be split-zoned E-A and R-10. The subject property is 325’ from the R-10 zoning portion (zoning polygon) of that property.
(5) A minimum 100-foot wide landscaped buffer, to include evergreen species and meeting all other requirements of this Chapter, with access only allowed in the buffer, shall be maintained along all property lines including property lines abutting a public street.	Utilize the existing tree lines and other existing vegetation – in lieu of a planted buffer yard.
(6) All facilities shall be enclosed with a solid security fence at least 8 feet in height parallel to all property lines and placed on the interior side of the required landscape buffer. A sight line study shall be submitted to Director for approval.	Utilize the existing fencing instead.
(7) Processing, equipment, materials and waste shall be strictly confined to the interior of the transfer station building.	COMPLIANCE The single “transfer facility” (truck well) will be enclosed with a covered shelter/building.
(8) Solid waste shall not be allowed to be stored on the tipping floor in the transfer station building overnight. Vehicles containing waste materials shall not be allowed to remain onsite overnight.	COMPLIANCE Solid waste will transfer “truck-to-truck” only, and will not be deposited for overnight storage.
(9) All runoff from wash water and stormwater shall be discharged to an on-site wastewater treatment system approved by the City. All paved areas shall drain into the on-site wastewater treatment system.	No “on site” wastewater treatment system. Runoff water from the truck well will be collected and pumped to a temporary holding tank, which will be periodically emptied by a service provider who will properly dispose of the water.
(10) Solid residues from sewerage or other materials treatment processes shall be excluded from transfer station facilities.	COMPLIANCE