

Temporary Land Use Permit

Carroll County
423 College Street

Department of Community Development
Carrollton, GA 30117 (770) 830-5861



Temporary Land Use Permit Application

New
Renewal (*see the renewal information*)

Please check the appropriate category

Medical Hardship
New Home Construction
New Home Sales
Temporary Office
Security Purpose

Applicant Information

Name _____
Current Street Address _____
City, State Zip Code _____, _____
Daytime Phone () _____

Current Property Owner
(If different from applicant) _____
Current Street Address _____
City, State Zip Code _____, _____
(Please have all owners' signatures attached, use additional sheets if necessary)

Property Information

Proposed TLUP Site Location
To be completed by Map Room (#414 in the Administration Bldg) personnel
Current Street Address _____
City, State Zip Code _____, _____
Land Lot _____, of the _____ District, Carroll County ♦ Tax Map _____, Parcel _____

Zoning Information
Staff Use Only

(This section is to be completed by the Zoning Administrator, or their designee)

Current Zoning of Proposed Home Site _____
Total Acres _____
Current Land Use/Dwelling type _____

Adjoining parcel Information

Current Zoning of Adjoining Parcels	Current Land Use/Dwelling Type
_____	_____
_____	_____
_____	_____
_____	_____

Additional Information for New TLUPs

The following items are required for the processing of a Medical Hardship Application.

1. A letter or certified statement by a licensed medical doctor or by other appropriate medical evidence that the applicant is in medical need of personal care and is his/her belief that a hardship condition exists requiring the use of a manufactured home for the health care of the immediate family member.
2. Satisfactory evidence that the principal dwelling on the premises does not contain sufficient facilities to accommodate the proposed occupant of the manufactured home.
3. For purposes of this section, the term medical hardship is defined as a person whose health or mental condition necessitates attention and supervision from the immediate family located in the principal dwelling on which premises is proposed for the Temporary Land Use Permit, hereinafter, "TLUP".
4. The manufactured home used under the TLUP shall be located in the rear yard of the principal dwelling and within 50 feet of the principal dwelling.
5. The Carroll County Environmental Health Department shall approve the joint use of the onsite wastewater system with the principal structure.

Renewal Information

An applicant may renew the TLUP for a period of twelve months by submitting an application to continue the TLUP for a medical hardship, new home construction, new home sales, and temporary office or security purpose. To reapply, the applicant shall submit the following:

1. A completed application to be filed on forms prescribed by the office of Community Development.
2. A nonrefundable application fee
3. Other information reasonably necessary to make determinations as to conformity with provisions of this section
4. A separate statement of the applicant that recognizes the temporary nature of the TLUP and that certification that the applicant and landowner shall cause the removal of the manufactured home or the removal of all personality on the termination of the TLUP.

New Home Construction, New Home Sales, Temporary Office and Security Purposes.

New Home Construction TLUP. A TLUP may be issued to install a manufactured home for a temporary residential use in an agricultural or R1 district where an application for a building permit has been obtained for the construction of a conventional home. The TLUP for home construction shall expire at the end of the twelve- (12) months or after the certificate of occupancy has been issued whichever event occurs earlier. The TLUP permit may be renewed at the end of the twelve- (12) month period where the building permit is active and has not been revoked.

New Home Sales. A TLUP may be issued to install an industrialized dwelling as a temporary office in all residential classifications for a real estate sales office to sell lots or new homes. The TLUP may only be granted for placement within the boundaries of the development where lots are to be sold and new homes are to be built. The TLUP shall not be issued until the preliminary plat of the development has been approved. The specific location of the industrialized dwelling shall be subject to approval. A TLUP for new home sales shall expire at the end of twelve (12) months or after the final sale of the final home in the final phase. These permits may be renewed at the end of the twelve- (12) month period, provided that the applicant has remaining lots or homes to sale.

Temporary Office. A TLUP may be issued to install an industrialized dwelling as a temporary office in any commercial or industrial district where a building permit has been received to construct a permanent office building. A TLUP for a temporary office shall expire at the end of twelve (12) months or after the certificate of occupancy has been issued whichever occurs earlier. The TLUP permit may be renewed at the end of the twelve-(12) month period where the building permit is active and has not been revoked.

Security Purpose. A TLUP for a manufactured home may be issued as a residence in a commercial or industrial district for security purposes, provided the following conditions are met:

1. The occupant of the manufactured home shall be an employee of the commercial or industrial enterprise, hired for the purpose of security. No more than one (1) manufactured home shall be allowed on the tract owned by the commercial or industrial enterprise for which the application is made.
2. Before any permit shall be issued the landowner/applicant or business/applicant must show and state in a signed affidavit that the dwelling on the premises shall be used for security purposes to accommodate a full time employee/occupant.
3. A manufactured home permit that is issued under this section shall expire twelve (12) months from the issue date. A renewal of the TLUP under this subsection must meet all requirements of a new application.

In ALL CASES FOR A TLUP, the applicant will be notified by certified letter that the permit has expired, and will have thirty (30) days from the date the letter was received to either renew the permit or remove the manufactured home from the premises. If the applicant fails to take action within the 30-day period, a citation may be issued for each day that the violation continues. Otherwise, the Director may seek removal of the manufactured home by the procedure set forth in paragraph 5.14 of the TLUP ordinance.

Any person violating the terms of this section, either without obtaining a TLUP or for causing a manufactured home to be installed, occupied, and used for a time period in excess of that TLUP issued under subsection 5.14(c) shall be deemed to have violated this section and be subject to all remedies provided under the ordinances of the county.

Any person, persons or entities whose application for a TLUP is denied by a decision by the Director of Community Development may appeal the decision within 30 days of their denial to the Board of Commissioners. Failure to file an appeal within 30 days of the decision of the Director of Community Development shall result in a final decision. With the transmission of the appeal, the Director shall include the written reasons for the denial and any other pertinent circumstances that may be relevant to the appeal.