



Planning & Urban Design
20 Interchange Drive, Administration Bldg.
Savannah, GA, 31415
Phone: 912.525.2783 / Fax: 912.525.1562
TDD: 912.651.6702 / www.savannahga.gov

26-001396-2A

Variances

to

Development Plans



110 E State St, Savannah, GA, 31401
P.O. Box 8246, Savannah, GA, 31412-8246
Phone: 912.651.1440 / Fax: 912.651.1480
www.thempc.org

Please type or print legibly. Attach additional sheets, if necessary, to fully answer any of the following sections. Incomplete applications will not be scheduled by the Metropolitan Planning Commission (MPC) until deficiencies are corrected. Additional instructions and information regarding the amendment process are attached. **SUBMIT AN ELECTRONIC COMPLETED APPLICATION TO PLANNING@SAVANNAHGA.GOV.** Applicants are requested to contact the MPC staff at 912.651.1440 prior to submitting an application.

I. Subject Property

Street Address(es): 2119 Hagood Street Savannah GA 31415
Property Identification Number(s) (PINs) (Attach a boundary survey, recorded or proposed plat, tax map or scaled plot plan to identify the property boundary lines.) 20022 06011
Total acreage of the subject property: .2885 Acres / 12,566 Square Feet
Existing land use(s) for the subject property (e.g., undeveloped, restaurant, auto repair shop, multi-family):
Residential RSF-6

II. Action Requested

A. Type of Request:

- ☐ New Master Plan
☐ Amendment to an existing Master Plan. Please provide the File Number: _____
☒ Variance to a Site Plan Permit. Please provide the File Number: _____

B. Provide a description of request. To subdivide the property in 4 equal lots for single family homes.

C. **Application History.** Have any previous applications been made to rezone the subject property (Certificate of Appropriateness (COA), Subdivision, Site Permit (General Development Plan), Business Location Approval, Text Amendment)? ☐ Yes ☒ No
If yes, please provide the Plan/Permit File Number(s): _____

III. Review Criteria

Please provide an explanation of the amendment to a Master Plan or variance to a Site Plan (Sec. 3.21.10).
To build single family homes on lots due to other lots in community on same or similar lot sizes.

IV. Property Owner Information

Name(s): Peter Ray Barrett (More Bucks Investments)

Registered Agent: _____
(Or Officer or Authorized Signatory, if Property Owner is not an individual. Provide GA Annual Registration.)

Address: 202 Bushwood Drive

City, State, Zip: Savannah GA 31407

Telephone: _____ Fax: _____

E-mail address: _____

V. Petitioner Information, if different from Property Owner (If the property owner(s) will have an agent serve on his or her behalf, the owner(s) must complete the attached Letter of Authorization. If the agent changes after submitting the application and the agent is not the property owner, a new authorization form will be required.)

Name(s): _____

Registered Agent: _____
(Or Officer or Authorized Signatory, if Petitioner is not an individual)

Address: _____

City, State, Zip: _____

Telephone: _____ Fax: _____

E-mail address: _____

VI. Agent, if different from Petitioner or Property Owner (A signed, notarized statement of authorization from the property owner is required and must be attached if this section applies. If the agent changes after submitting the application and the agent is not the property owner, a new authorization form will be required.)

Name(s): _____

Firm or Agency: _____

Address: _____

City, State, Zip: _____

Telephone: _____ Fax: _____

E-mail address: _____

VII. Letter of Authorization

As fee simple owner of the subject property that is identified as Property Identification Number(s) (PIN) _____, I (we) authorize _____ (Agent Name) of _____ (Firm or Agency, if applicable) to serve as agent on my (our) behalf for the purpose of making and executing this application for the proposed request. I (we) understand that any representations(s) made on my (our) behalf, by my (our) authorized representative, shall be legally binding upon the subject property.

Property Owner(s)

Name(s): _____

Registered Agent: _____
(Or Officer or Authorized Signatory, if Property owner is not an individual)

Signature(s) _____ Date _____

Witness Signature Certificate

State of Georgia

County of _____

Signed or attested before me on _____
Date

by _____,
(Printed name(s) of individual(s) signing document)

who proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

☐ Personally Known or ☐ Produced Identification Type of ID _____

Signature of Notary Public

(Name of notary, typed, stamped or printed)
Notary Public State of Georgia

My commission expires: _____

VIII. Disclosure of Campaign Contribution Form. To be filed within 10 days of filing this application. This is required to be filled out by the Petitioner, Property Owner, and/or Agent per the Conflict of Interest in Zoning Actions Act (O.C.G.A. § 36-67A).

- (a) When any applicant for rezoning action has made, within two years immediately preceding the filing of that applicant's application for the rezoning action, campaign contributions aggregating \$250.00 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 each 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.
- (c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government which will consider the application, it shall be the duty of the opponent to file a disclosure 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 opponent to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.
- (d) The disclosure required by subsection (c) of this Code section shall be filed at least five calendar days prior to the first hearing by the local government or any of its agencies on the rezoning application.

Please answer the following questions:

- A. Within two years immediately preceding the filing this application, have you and your agent (if applicable) made a campaign contribution in the amount of \$250 or more to any of the local government officials listed below? ☐ Yes ☒ No If you answered "Yes", please complete Question 2.

The Mayor and Aldermen of the City of Savannah	
Van R. Johnson, II, Mayor	Linda Wilder-Bryan, District 3
Carolyn Bell, At-Large (Post 1)	Nick Palumbo, District 4
Alicia Miller Blakely, At-Large (Post 2)	Dr. Estella Edwards Shabazz, District 5
Bernetta B. Lanier, District 1	Kurtis Purtee, District 6
Detric Leggett, District 2	

Chatham County-Savannah Metropolitan Planning Commission		
Laureen Boles, Secretary	Traci Amick	Joseph Welch
Travis Coles, Chairman	Coren Ross	Amanda Wilson
Stephen Plunk	Joseph B. Ervin	Jay Melder, Ex-Officio
Jeff Notrica, Treasurer	Dwayne Stephens	Michael Kaigler, Ex-Officio
Karen Jarrett	Tom Woiwode, Vice-Chairman	

- B. If you checked "Yes" to Question 1, complete the section below:

Contribution			
Name of Official to Whom Contribution was Made	Official Position at Time of Contribution	Date of Contribution	Description & Dollar Amount of Contribution



Signature of Petitioner or Petitioner's Agent

Peter Ray Barrell

Printed Name

3/9/26

Date

IX. Items Required to be Submitted with this Application

- A. Filing Fee.** The non-refundable filing fee is based on the type of use for which relief is requested. Make check payable to City of Savannah. Fees are subject to change.
- ☒ \$1,000.00 for variances to a Development Plan
- B. Survey.** A scaled or dimensioned boundary survey, tax map, plot plan, or sketch showing the subject property (Original not scanned if produced electronically and not recorded).
- C. Legal Description.** A legal description of the land by lot, block, and subdivision designations, or if none, by metes and bounds (Electronic or digital Word document).

X. Application Checklist

Pursuant to O.C.G.A. § 8-2-26, this checklist must be completed and submitted with each permit application. Please check every item as either "Y" for items that are included with the application or "N" for items that are not included with the application. Items without an "N" checkbox are minimum requirements initially due with the application if applicable.

Yes No

- | | | |
|--------------------------|--------------------------|---|
| ☐ | | Part I. Subject Property |
| ☐ | | Part II. Action Required |
| ☐ | | Part III. Review Criteria |
| ☐ | | Part IV. Property Owner Information |
| ☐ | ☐ | Part V. Petitioner Information |
| ☐ | ☐ | Part VI. Agent |
| ☐ | ☐ | Part VII. Letter of Authorization |
| ☐ | | Part VIII. Disclosure of Campaign Contribution Form |
| ☐ | | Part IX. Items Required to be Submitted with this Application |
| ☐ | | Part X. Complete Application Checklist |
| ☐ | | Part XI. Certified Application |
| ☐ | | Survey. A scaled or dimensioned boundary survey, tax map, plot plan, or sketch showing the subject property (Original not scanned if produced electronically and not recorded). |
| ☐ | | Legal Description. A legal description of the land by lot, block, and subdivision designations, or if none, by metes and bounds (Electronic or digital Word document). |
| ☐ | ☐ | Concept Plan of the proposed development if applicable |

Please note: Supplemental information may be required during plan review to address deficiencies.

XI. Certified Application

By my signature below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures, and that this application is a complete application submittal. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date. I understand that the approval of an application for Special Use Permit by The Mayor and Aldermen does not constitute a waiver from any applicable local, state, or federal regulations.



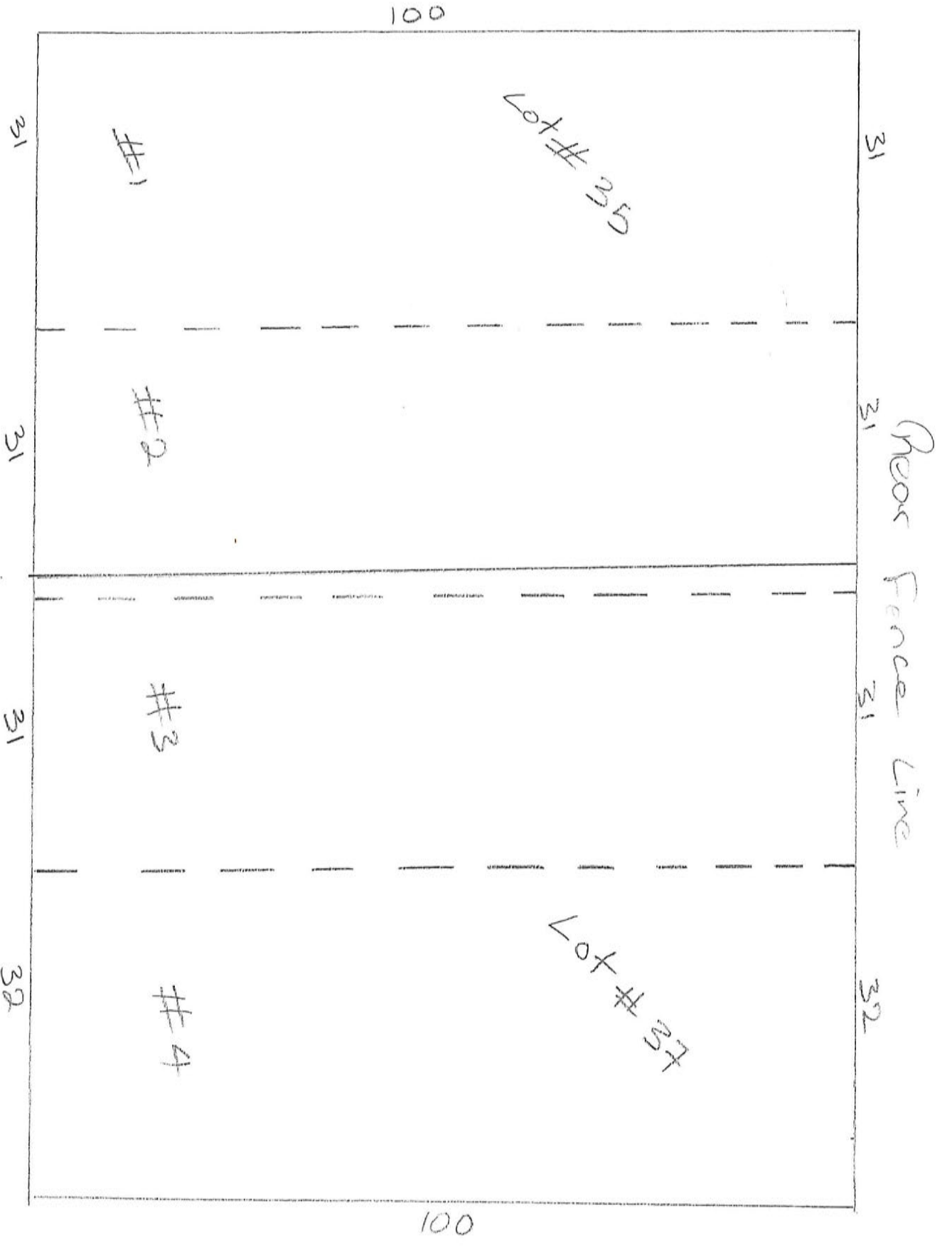
Signature of Petitioner or Petitioner's Agent

Peter Ray Barrett

Printed Name

3/9/26

Date



Hagood Street

Total Sqft = 12566

Return to: Joseph M. Gannam
P.O. Box 10085
Savannah, GA 31412

STATE OF GEORGIA

COUNTY OF CHATHAM

QUIT CLAIM DEED

THIS INDENTURE made the ____ day of January, 2026, between Peter Ray Barrett, as party of the first part, hereinafter called Grantor, and More Bucks Investments LLC, a Georgia limited liability company, as party of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors, and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Five Thousand Dollars and No Cents (\$5,000.00) and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey, and forever QUIT CLAIM unto the said Grantee, all his right, title, and interest in and to the following property:

All those certain lots, tracts or parcels of land situate, lying and being in Savannah, Chatham County, and Georgia, known and designated as Lots Number Thirty-five (35) and Thirty-seven (37), Block E, Brantley Ward, said lots lying contiguous and having a total frontage on Johnston Street (now Hagood Street) of One Hundred and Twenty Two and Nineteen Hundredths feet (122.19) as shown on that certain map or plat recorded in Map Book 1, Page 170, Chatham County, Georgia, records, and being bounded: on the north by Johnston Street (now Hagood Street); on the East by Lot Number Thirty-nine (39), said block and ward; on the south by Lots 36, 38, and 40, said block and ward; and on the west by Lot Number Thirteen (13), Block K, Brantley Ward.

Known as 2119 Hagood Street, Savannah, GA (PIN 20022 06011).

Grantor further transfers and assigns to More Bucks Investments LLC, and More Bucks

STATE OF GEORGIA

Secretary of State

Corporations Division

313 West Tower

2 Martin Luther King, Jr. Dr.

Atlanta, Georgia 30334-1530

CERTIFICATE OF ORGANIZATION

I, **Brad Raffensperger**, the Secretary of State and the Corporation Commissioner of the State of Georgia, hereby certify under the seal of my office that

More Bucks Investments LLC
a Domestic Limited Liability Company

has been duly organized under the laws of the State of Georgia on **12/06/2022** by the filing of articles of organization in the Office of the Secretary of State and by the paying of fees as provided by Title 14 of the Official Code of Georgia Annotated.

WITNESS my hand and official seal in the City of Atlanta
and the State of Georgia on **12/12/2022**.



Brad Raffensperger

Brad Raffensperger
Secretary of State

ARTICLES OF ORGANIZATION

Electronically Filed
Secretary of State
Filing Date: 12/6/2022 9:28:35 AM

BUSINESS INFORMATION

CONTROL NUMBER	22255246
BUSINESS NAME	More Bucks Investments LLC
BUSINESS TYPE	Domestic Limited Liability Company
EFFECTIVE DATE	12/06/2022

PRINCIPAL OFFICE ADDRESS

ADDRESS	202 Brushwood Drive, Savannah, GA, 31407, USA
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REGISTERED AGENT

NAME	ADDRESS	COUNTY
Peter Ray Barrett	202 Bushwood Drive, Savannah, GA, 31407, USA	Chatham

ORGANIZER(S)

NAME	TITLE	ADDRESS
Peter Ray Barrett	ORGANIZER	202 Brushwood Drive, Savannah, GA, 31407, USA

OPTIONAL PROVISIONS

N/A

AUTHORIZER INFORMATION

AUTHORIZER SIGNATURE	Peter Ray Barrett
AUTHORIZER TITLE	Organizer

STATE OF GEORGIA

Secretary of State

Corporations Division

313 West Tower

2 Martin Luther King, Jr. Dr.

Atlanta, Georgia 30334-1530

ANNUAL REGISTRATION

Electronically Filed

Secretary of State

Filing Date: 2/9/2026 9:56:44 AM

BUSINESS INFORMATION

CONTROL NUMBER	22255246
BUSINESS NAME	More Bucks Investments LLC
BUSINESS TYPE	Domestic Limited Liability Company
EFFECTIVE DATE	02/09/2026
ANNUAL REGISTRATION PERIOD	2026

PRINCIPAL OFFICE ADDRESS

ADDRESS	202 Brushwood Drive, Savannah, GA, 31407, USA
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REGISTERED AGENT

NAME	ADDRESS	COUNTY
Peter Ray Barrett	202 Bushwood Drive, Savannah, GA, 31407, USA	Chatham

AUTHORIZER INFORMATION

AUTHORIZER SIGNATURE	Peter Ray R Barrett
AUTHORIZER TITLE	Organizer