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gwinnettcounty

**MUNICIPAL-GWINNETT COUNTY  
PLANNING COMMISSION**

**PUBLIC HEARING AGENDA**

**GWINNETT JUSTICE AND ADMINISTRATION CENTER  
TUESDAY, OCTOBER 4, 2011 AT 7:00 P.M.**

AS SET FORTH IN THE AMERICANS WITH DISABILITIES ACT OF 1992, THE GWINNETT COUNTY GOVERNMENT DOES NOT DISCRIMINATE ON THE BASIS OF DISABILITY AND WILL ASSIST CITIZENS WITH SPECIAL NEEDS GIVEN PROPER NOTICE (SEVEN WORKING DAYS). FOR INFORMATION, PLEASE CALL THE FACILITIES MANAGEMENT DIVISION AT 770.822.8015.

- A. CALL TO ORDER, INVOCATION, PLEDGE TO FLAG
- B. APPROVAL OF MINUTES (SEPTEMBER 6, 2011 MEETING)
- C. OLD BUSINESS - TABLED CASES FROM PREVIOUS MEETINGS
- D. NEW BUSINESS

- I. CASE NUMBER :**RZC2011-00022**
- APPLICANT :INDUSTRIAL DEVELOPMENTS INTERNATIONAL, INC.
- CONTACT :HAROLD BUCKLEY, JR. OR GAYLE LEE
- PHONE NUMBER :404.881.7860 OR 404.881.7745
- ZONING :O-1 TO M-1
- LOCATION :1300 BLOCK OF SATELLITE BOULEVARD
- MAP NUMBER :R7124 006
- ACREAGE :32.62 ACRES
- PROPOSED DEVELOPMENT :OFFICE/WAREHOUSE
- SQUARE FEET :559,407 SQUARE FEET
- COMMISSION DISTRICT :(1) LASSETER
- DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

2. CASE NUMBER :**CIC2011-00018**  
APPLICANT :BEAZER HOMES, CORP.  
CONTACT :JIM BOWERSOX  
PHONE NUMBER :404.759.7038  
ZONING :R-60  
LOCATION :3600 BLOCK OF SUWANEE CREEK ROAD  
:1400 BLOCK OF BUFORD HIGHWAY  
:3800 BLOCK OF IDLEWILD PLACE  
MAP NUMBER :R7197 181 & R7197 002  
ACREAGE :14.62 ACRES  
PROPOSED DEVELOPMENT :AMEND BUILDING MATERIAL REQUIREMENTS  
AND REDUCE 30-FOOT CONSTRUCTION BUFFER  
UNITS :51 UNITS  
COMMISSION DISTRICT :(1) LASSETER  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**
3. CASE NUMBER :**CIC2011-00019**  
APPLICANT :JONATHAN P. DUGAN  
CONTACT :JONATHAN P. DUGAN  
PHONE NUMBER :770.962.5678  
ZONING :C-2  
LOCATION :600 BLOCK OF AIRPORT ROAD  
MAP NUMBER :R5208 028  
ACREAGE :1.10 ACRES  
PROPOSED DEVELOPMENT :AMEND USE RESTRICTIONS, BUILDING  
ARCHITECTURAL TREATMENTS, SIGN HEIGHT  
AND FENCING  
SQUARE FEET :11,880 SQUARE FEET  
COMMISSION DISTRICT :(4) HEARD  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**
4. CASE NUMBER :**SUP2011-00057**  
APPLICANT :JONATHAN P. DUGAN  
CONTACT :JONATHAN P. DUGAN  
PHONE NUMBER :770.962.5678  
ZONING :C-2  
LOCATION :600 BLOCK OF AIRPORT ROAD  
MAP NUMBER :R5208 028  
ACREAGE :1.10 ACRES  
PROPOSED DEVELOPMENT :OUTDOOR SALES AND STORAGE; PAWN SHOP;  
TITLE LOAN FACILITY; CHECK CASHING FACILITY  
COMMISSION DISTRICT :(4) HEARD  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

5. CASE NUMBER :**CIC2011-00020**  
APPLICANT :CHRIS MOON  
CONTACT :ERIC JOHANSEN  
PHONE NUMBER :678.571.4843  
ZONING :C-2  
LOCATION :500 BLOCK OF ATHENS HIGHWAY  
MAP NUMBER :R5131 202  
ACREAGE :1.96 ACRES  
PROPOSED DEVELOPMENT :AMEND USE RESTRICTIONS  
SQUARE FEET :16,000 SQUARE FEET  
COMMISSION DISTRICT :(3) BEAUDREAU  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**
6. CASE NUMBER :**SUP2011-00059**  
APPLICANT :CHRIS MOON  
CONTACT :ERIC JOHANSEN  
PHONE NUMBER :678.571.4843  
ZONING :C-2  
LOCATION :500 BLOCK OF ATHENS HIGHWAY  
MAP NUMBER :R5131 202  
ACREAGE :1.96 ACRES  
PROPOSED DEVELOPMENT :LAWN & GARDEN EQUIPMENT SALES & SERVICE  
COMMISSION DISTRICT :(3) BEAUDREAU  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**
7. CASE NUMBER :**SUP2011-00055**  
APPLICANT :CHARLES M. GRENNOR  
CONTACT :CHARLES M. GRENNOR  
PHONE NUMBER :770.337.5329  
ZONING :R-75  
LOCATION :0-100 BLOCK OF LEVEL CREEK ROAD  
:4800 BLOCK OF WEST PRICE ROAD  
MAP NUMBER :R7288 007  
ACREAGE :3.29 ACRES  
PROPOSED DEVELOPMENT :FAMILY PERSONAL CARE HOME  
SQUARE FEET :4,300 SQUARE FEET  
COMMISSION DISTRICT :(1) LASSETER  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

8. CASE NUMBER :**SUP2011-00056**  
APPLICANT :ARIRANG TAXI & LIMO, LLC  
CONTACT :KUN C. PAK  
PHONE NUMBER :770.582.0995  
ZONING :C-2  
LOCATION :3700 BLOCK OF VENTURE DRIVE  
MAP NUMBER :R6208 103  
ACREAGE :7.97 ACRES  
PROPOSED DEVELOPMENT :TAXI SERVICE  
SQUARE FEET :125 SQUARE FEET  
COMMISSION DISTRICT :(1) LASSETER  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

9. CASE NUMBER :**SUP2011-00058**  
APPLICANT :ANTHONY KIPPES  
CONTACT :ANTHONY KIPPES  
PHONE NUMBER :228.273.9099  
ZONING :C-2  
LOCATION :2700 BLOCK OF LAUREL DRIVE  
MAP NUMBER :R7146 023  
ACREAGE :2.27 ACRES  
PROPOSED DEVELOPMENT :TRUCK RENTAL (RENEWAL)  
COMMISSION DISTRICT :(4) HEARD  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

10. CASE NUMBER :**SUP2011-00060**  
APPLICANT :THE REDEEMED CHRISTIAN CHURCH OF GOD  
CHRIST CENTERED INTERNATIONAL CHAPEL, INC.  
CONTACT :STACEY GALOS  
PHONE NUMBER :678.427.7967  
ZONING :M-1  
LOCATION :1100 BLOCK OF HURRICANE SHOALS ROAD  
:1200 BLOCK OF CEDARS ROAD  
MAP NUMBER :R5209 032  
ACREAGE :3.47 ACRES  
PROPOSED DEVELOPMENT :CHURCH  
SQUARE FEET :2,867 SQUARE FEET  
COMMISSION DISTRICT :(4) HEARD  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

11. CASE NUMBER :**SUP2011-00061**  
APPLICANT :HONDUMEX FAST CASH TITLE LOANS, LLC  
CONTACT :LIZETH GARCIA  
PHONE NUMBER :678.261.7972  
ZONING :C-2  
LOCATION :4700 BLOCK OF BRITT ROAD  
:4500-4600 BLOCKS OF JIMMY CARTER BLVD  
MAP NUMBER :R6164 261  
ACREAGE :9.20 ACRES  
PROPOSED DEVELOPMENT :TITLE LOAN FACILITY AND  
PRECIOUS METALS DEALER  
SQUARE FEET :1,194 SQUARE FEET  
COMMISSION DISTRICT :(2) HOWARD  
DEPARTMENT RECOMMENDATION :**APPROVAL WITH CONDITIONS**

12. CASE NUMBER :**BRD2011-00002 - WITHDRAWN**

D. AUDIENCE COMMENTS

E. COMMITTEE REPORTS

F. COMMENTS BY STAFF AND PLANNING COMMISSION

G. ADJOURNMENT