

REZONING APPLICATION

AN APPLICATION TO AMEND THE OFFICIAL ZONING MAP OF GWINNETT COUNTY, GA.

APPLICANT INFORMATION	OWNER INFORMATION*
NAME: <u>LILLIAN PICHARDO</u>	NAME: <u>LILLIAN PICHARDO</u>
ADDRESS: <u>2718 SUMMITH HILL DRV</u>	ADDRESS: <u>2718 SUMMIT HILL DRV</u>
CITY: <u>TUCKER</u>	CITY: <u>TUCKER</u>
STATE: <u>GA</u> ZIP: <u>30084</u>	STATE: <u>GA</u> ZIP: <u>30084</u>
PHONE: _____	PHONE: <u>(678) 697-4257</u>
CONTACT PERSON: <u>BRENDA CASTRO</u> PHONE: <u>(770) 314-6260</u>	
APPLICANT'S E-MAIL: <u>Lillys HAIR plus @ HOT MAIL.COM</u>	

APPLICANT IS THE:

OWNER'S AGENT
 PROPERTY OWNER
 CONTRACT PURCHASER

PRESENT ZONING DISTRICT(S): RMD REQUESTED ZONING DISTRICT: C1

LAND DISTRICT(S): 6TH LAND LOT(S): 189 ACREAGE: 0.590

ADDRESS OF PROPERTY: 5809 SINGLETON ROAD NORCROSS GA 30093

PROPOSED DEVELOPMENT: C1 ZONING (Hair Salon)

RESIDENTIAL DEVELOPMENT	NON-RESIDENTIAL DEVELOPMENT
No. of Lots/Dwelling Units _____	No. of Buildings/Lots: <u>1</u>
Dwelling Unit Size (Sq. Ft.): _____	Total Building Sq. Ft. <u>1,500</u> ϕ
Gross Density: _____	Density: _____
Net Density: _____	

PLEASE ATTACH A LETTER OF INTENT EXPLAINING WHAT IS PROPOSED



Lillian Pichardo
2718 Summit Hill Drive
Tucker, GA 30084
678-697-4257

NOVEMBER 09, 2010

Re: Letter of Intent
Property: 5809 Singlenton Rd
Norcross, GA 30093

To whom it may concern:

This letter of intent is in order to comply with the rules and requirements as specified by the Gwinnett County Planning Division and Special Use Permit Application. The following is an explanation of the activities to be conducted in the location listed above.

Use: The location will be used as Beauty Salon and the business will conduct normal business hours. The number of Parking Spaces used will be exclusive to owners land and will be constructed on that land.

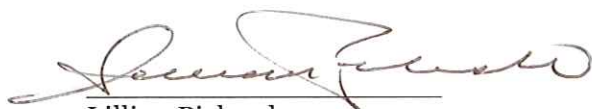
- The Size of the Land is: 0.590 Acreage
- The Zoning Qualification is: C-1
- The Dwelling Unit Size is: 25,727 Square Ft
-
- The Person in Charge of the Beauty Salon and Owner is:

Lillian Pichardo
5809 Singlenton Rd
Norcross, GA 30093
Tel: 678-697-4257

The applicant therefore respectfully requests your approval of the Special Use Permit.

If you have any questions, please feel free to contact me.

Sincerely,


Lillian Pichardo

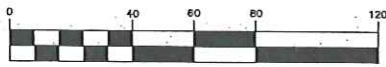


RECEIVED 5-04-11
RZC2011-00016

FLOOD STATEMENT

NO PORTION OF THIS PROPERTY IS LOCATED IN A FEDERAL FLOOD AREA AS INDICATED BY "F.I.A. OFFICIAL FLOOD HAZARD MAP PANEL # 13135C097F DATE 9/29/2006

GRAPHIC SCALE



(IN FEET)
1 inch = 40' ft.

NOTES:

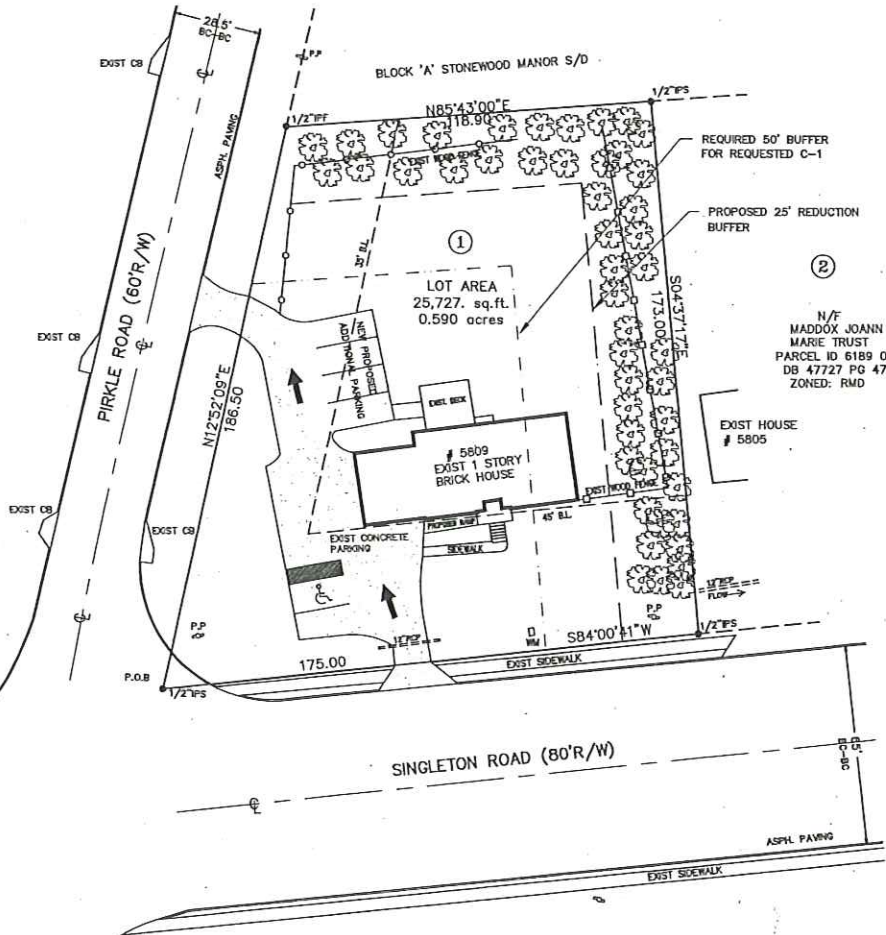
INSTRUMENT USED:
NIKON DTM-520 TOTAL STATION

REFERENCE USE: PLAT BOOK N PAGE 59

THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ARE APPROXIMATE BASE ON FIELD OBSERVATION THE ACTUAL LOCATION SHOULD BE VERIFIED PRIOR TO ANY CONSTRUCTION

N/F
ROBLERO NEPTALI
PARCEL ID 6189 024
DB 39303 PG 28
1484
ZONED: RMD

- LEGEND**
- P.O.B. POINT OF BEGINNING
 - P.O.R. POINT OF REFERENCE
 - I.P.S. 1/2" IRON PIN SET
 - O.H.P. OVERHEAD POWER LINE
 - P.P. POWER POLE
 - L.P. LIGHT POLE
 - CMP CORRUGATED METAL PIPE
 - L.L.L. LAND LOT LINE
 - I.P.F. 1/2" IRON PIN FOUND
 - C.L. CENTER LINE
 - (X) LOT NUMBER
 - WM WATER METER
 - ← GUY WIRE
 - A/C AIR CONDITION
 - N/F NOW OR FORMERLY



REZONING
EXISTING ZONING RMD.
REQUESTED ZINING C-1

SURVEY PLAT FOR:
LILLIAM PICHARDO
5809 SINGLETON ROAD
NORCROSS, GA 30093
LAND LOT; 189 6TH DISTRICT
GWINNETT COUNTY, GEORGIA
SCALE 1" = 40' DATE: APRIL 23, 2011

NOTE:
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 65,560 FEET AND AN ANGULAR ERROR OF 00 00'06" PER ANGLE POINT AND WAS ADJUSTED USING COMPASS RULE. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN 1: 293,383 FEET

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE BY ME OR UNDER MY SUPERVISION; THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST OR ARE MARKED AS "FUTURE" THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN:



HULL PRINCE & ASSOCIATES, INC.
Consulting Surveyors & Surveyors
110 Peachtree Street
Stockbridge, GA 30281-3400
Phone (770) 474-4800 Fax (770) 474-7487
JOB # 23077

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