

Gwinnett County Board of Commissioners' Resolutions  
for BRD, CIC, RZC, RZM, RZR, MIH, MUO, MUR, and/or SUP  
Cases and Amendments acted upon in January 2012

CASE NUMBER SUP2011-00015  
GCID 2011-0251

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

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<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

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On motion of COMM. HOWARD, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO GRANT A SPECIAL USE PERMIT

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application for a Special Use Permit by KIMBERLY WEDDINGTON for the proposed use of a KENNEL on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Special Use Permit Application has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY, 2012 that the aforesaid application for a Special Use Permit is hereby **DENIED WITHOUT PREJUDICE**.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diare Kemp  
County Clerk/Deputy County Clerk



## Meets and Bounds

All that tract or parcel of land lying and being located in Land Lot 274 and 275, District 6, Gwinnett County, Georgia, and being more particularly described as follows: Beginning at a point on the East right-of-way of Jimmy Carter Boulevard, said point being located 938.28 feet North of the intersection of the North right-of-way of Peachtree Industrial Boulevard and the East right-of-way of Jimmy Carter Boulevard; thence continuing along the East right-of-way of Jimmy Carter Boulevard and running curvilinearly along a curve having an arc of 36.88 feet and a chord running North 04 degrees 42 minutes 16 seconds East for a distance of 36.88 feet to a point; thence running South 90 degrees 00 minutes 00 seconds East for a distance of 241.84 feet to a point; thence running North 00 degrees 00 minutes 00 seconds West for a distance of 211.75 feet to a point, thence running South 90 degrees 00 minutes 00 seconds East for a distance of 99.86 feet to a point; thence running North 01 degrees 00 minutes 01 seconds East for a distance of 162.72 feet to a point; thence running South 90 degrees 00 minutes 00 seconds East for a distance of 240.39 feet to a point; thence running South 90 degrees 00 minutes 00 seconds East for a distance of 56.07 feet to a point; thence running North 79 degrees 59 minutes 17 seconds East for a distance of 296.67 feet to a point; thence running North 87 degrees 30 minutes 25 seconds East for a distance of 307.67 feet to a point; thence running curvilinearly along a curve having an arc of 237.67 feet and a chord running South 23 degrees 23 minutes 14 seconds West for a distance of 237.59 feet to a point; thence continuing and running curvilinearly along a curve having an arc of 299.48 feet and a chord running South 29 degrees 10 minutes 22 seconds West for a distance of 299.32 feet to a point; thence running North 90 degrees 00 minutes 00 seconds West for a distance of 159.34 feet to a point; thence running North 00 degrees 00 minutes 00 seconds West for a distance of 70.00 feet to a point; thence running North 70 degrees 05 minutes 32 seconds West for a distance of 266.07 feet to a point; thence running North 90 degrees 00 minutes 00 seconds West for a distance of 269.83 feet to a point; thence running South 00 degrees 00 minutes 00 seconds West for a distance of 205.75 feet to a point; thence running North 90 degrees 00 minutes 00 seconds West for a distance of 278.14 feet to the Point of Beginning. Said Tract contains 7.93 acres, more or less. As described in Deed Book 47917, Page 828, and further described as Map & Parcel R6274047. Property also known as 00 Jimmy Carter Blvd.



RECEIVED 1-03-11  
SUP2011-00015

CASE NUMBER SUP2011-00067  
GCID 2011-1032

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

---

<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

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On motion of COMM. HOWARD, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO GRANT A SPECIAL USE PERMIT

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application for a Special Use Permit by BOB ISRAEL for the proposed use of a VETERINARY CLINIC on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Special Use Permit Application has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY, 2012 that the aforesaid application for a Special Use Permit is hereby **APPROVED** with the following enumerated conditions:

1. Limited to professional/office uses, which may include a veterinary clinic as a special use.
2. All activities and facilities related to the veterinary clinic shall be conducted and contained indoors. Outdoor dog runs or kennels shall be prohibited.
3. Animal boarding shall not exceed a length of stay of 10 days, and shall not be utilized for animal rescue or shelter housing.
4. Install acoustical insulation within the building as may be required by the Director of Planning and Development.
5. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site. No decorative balloons or hot-air balloons shall be displayed on the site. Yard and/or bandit signs, sign-walkers and sign-twirlers shall be prohibited. Notwithstanding the above stated prohibitions, the veterinary clinic shall be allowed one temporary banner for a period of two weeks to advertise their grand opening.
6. Peddlers and/or parking lot sales shall be prohibited.
7. The property owner shall repaint or repair any graffiti or vandalism that occurs on the property within 72 hours.

8. Exterior signage shall be installed and maintained to direct veterinary clinic clients to walk their pets in the area between the building and the southernmost property line. This area shall be screened from the adjacent Noble Village residences by a solid wood privacy fence, a minimum of three (3) feet high, to be kept painted and neatly maintained.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diane Kemp  
County Clerk/Deputy County Clerk

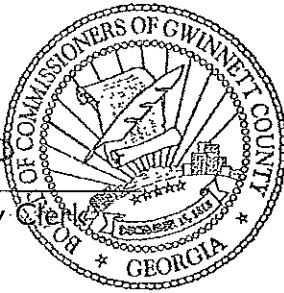


EXHIBIT A

Legal Description

All that tract or parcel of land, together with and including all improvements thereon, lying and being in the 124<sup>th</sup> and 155<sup>th</sup> Land Lots, 7<sup>th</sup> District, Gwinnett County, Georgia, and being more particularly described as follows:

Beginning at the POINT OF BEGINNING, that point being at the Northwest right of way intersection of Old Peachtree Road and Interstate 85, thence along the right of way of Interstate 85 North 32 degrees 46 minutes 38 seconds East a distance of 564.39 feet to a point, thence North 62 degrees 28 minutes 20 seconds West a distance of 19.96 feet to a point, thence North 31 degrees 19 minutes 32 seconds East a distance of 38.71 feet to a point, thence North 31 degrees 19 minutes 32 seconds East a distance of 36.27 feet to a point, thence North 38 degrees 19 minutes 47 seconds East a distance of 149.28 feet to a point, thence North 49 degrees 38 minutes 01 seconds East a distance of 135.60 to a point, thence North 25 degrees 18 minutes 42 seconds East a distance of 290.77, thence North 25 degrees 08 minutes 46 seconds East a distance of 409.59 feet to a point, thence North 25 degrees 12 minutes 36 seconds East a distance of 899.99 feet to a point, thence North 19 degrees 41 minutes 28 seconds East a distance of 230.39 feet to a point, thence North 77 degrees 26 minutes 27 seconds West a distance of 422.48 feet to a point, thence along a curve to the left having an arc length of 74.68 feet and a radius of 200.00 feet being subtended by a chord bearing of North 07 degrees 17 minutes 37 seconds West a distance of 74.25 feet to a point, thence along a curve to the right having an arc length of 277.58 feet and a radius of 500.00 feet being subtended by a chord bearing of North 02 degrees 05 minutes 12 seconds West a distance of 274.03 feet to a point, thence North 13 degrees 49 minutes 03 seconds East a distance of 32.44 feet to a point, said point being located 2,972.96 ft. North 13 degrees 36 minutes 26 seconds East from the intersection of the right of way of Old Peachtree Road with the right of way of Interstate 285, and said point being the TRUE POINT OF BEGINNING, thence North 89 degrees 36 minutes 04 seconds West a distance of 158.59 feet to a point on the easterly right of way of Satellite Boulevard, thence along the easterly right-of-way of Satellite Boulevard North 00 degrees 23 minutes 56 seconds East a distance of 125.82 feet to a point, thence leaving said right-of-way South 89 degrees 11 minutes 37 seconds East a distance of 188.30 feet to a point, thence South 13 degrees 49 minutes 03 seconds West a distance of 127.97 feet to a point, said point being the TRUE POINT OF BEGINNING.

Said property contains 0.50 acres more or less.



RECEIVED 10-7-11  
SUP2011-00067

CASE NUMBER SUP2012-00007  
GCID 2012-0018

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

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<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

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On motion of COMM. BEAUDREAU, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO GRANT A SPECIAL USE PERMIT

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application for a Special Use Permit by RICHARD WARREN for the proposed use of CREMATORY (ACCESSORY TO FUNERAL HOME) on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Special Use Permit Application has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY, 2012 that the aforesaid application for a Special Use Permit is hereby **DENIED**.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diane Henry  
County Clerk/Deputy County Clerk



EXHIBIT "A"

Legal Description

(Tract B-The Remax Parcel)

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING in Land Lot 69, 5<sup>th</sup> District, Gwinnett County, Georgia, being more particularly described as follows:

To find THE TRUE PLACE OR POINT OF BEGINNING, commence at a concrete monument at the southeasterly terminus of a mitered intersection formed by the northwesterly right-of-way of U.S. Highway 78 (a/k/a S.R. 10; right-of-way varies) with the southeasterly right-of-way of North Crestview Drive (right-of-way varies); thence depart said mitered intersection and run along the northwesterly right-of-way of U.S. Highway 78, North 70 degrees 29 minutes 18 seconds East 528.42 feet to a point; thence continue along said right-of-way North 19 degrees 21 minutes 22 seconds West 10.23 feet to an iron pin; thence continue along said right-of-way North 70 degrees 22 minutes 33 seconds East 80.59 feet to a point and the true place or POINT OF BEGINNING. From said true place or POINT OF BEGINNING as thus established thence depart said right away and run North 19 degrees 37 minutes 26 seconds West 230.05 feet to a point; run thence North 70 degrees 21 minutes 19 seconds East 242.19 feet to a point; run thence South 31 degrees 40 minutes 21 seconds East 184.04 feet to an iron pin on the northwesterly right-of-way of U.S. Highway 78; run thence along said right-of-way South 70 degrees 21 minutes 19 seconds West 259.28 feet to a concrete monument; thence continue along said right-of-way South 19 degrees 12 minutes 29 seconds East 50.06 feet to a concrete monument; thence continue along said right-of-way South 70 degrees 22 minutes 33 seconds West 20.96 feet to a point and THE TRUE PLACE OR POINT OF BEGINNING.

Said property shown as Tract "B", containing 1.104 acres as per survey for Anchor Development by Adam & Lee Land Surveying, dated January 7, 2003, last revised March 3, 2003, and certified by Gary L. Cooper ORLSN 2606.



RECEIVED 11-4-11  
SUP2012-00007

CASE NUMBER RZC2012-00001  
GCID 2012-0013

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

On motion of COMM. BEAUDREAU, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO AMEND THE OFFICIAL ZONING MAP

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application to Amend the Official Zoning Map from M-1 to C-2 by FRANCISCO MORALES for the proposed use of LAWN AND GARDEN EQUIPMENT SALES AND SERVICE on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Amendment to the Official Zoning Map has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY 2012, that the aforesaid application to amend the Official Zoning Map from M-1 to C-2 is hereby **APPROVED** with the following enumerated conditions:

1. Retail, office and service commercial and accessory uses. A lawn and garden equipment sales and service business may be allowed as a special use.
2. Outdoor display of lawn and garden merchandise or equipment shall be restricted to paved areas immediately adjoining the building. No display of merchandise or equipment shall be permitted off-site or within any required landscape strip.
3. Outdoor sales, storage and display shall be limited to during the businesses normal hours of operation, with the exception that repaired equipment may be stored in the paved area behind a new opaque fence. The fence shall extend from the front corner of the trash enclosure perpendicular to the side building facade,
4. Dumpsters shall be screened by a 100% opaque brick or stacked stone wall with an opaque metal gate enclosure.
5. Ground signage shall be limited to a monument-type sign with a minimum two-foot high brick or stacked stone base. Ground sign shall not exceed six feet in height.
6. Billboards or oversized signs shall be prohibited.
7. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site. No decorative balloons or hot-air balloons shall be displayed on the site. Yard and/or bandit signs, sign-walkers and sign-twirlers shall be prohibited.

8. The property owner shall repaint or repair any graffiti or vandalism that occurs on the property within 72 hours.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diane Kemp  
County Clerk/Deputy County Clerk



**LEGAL DESCRIPTION FOR LOT-2, BRUSHY CREEK BUSINESS CENTER  
3225 Brushy Drive, Loganville, GA**

ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 125 of the 5<sup>th</sup> District, Parcel 055, Gwinnett County, Georgia, as shown on the plat titled "Exhibit 'A' Merced Tile, Inc., prepared by Bullard Land Planning, Inc. Dated 6/10/2003 and more particularly described as follows:

Commencing at the point where the Northern R/W of U.S. Hwy 78 intersects the Western R/W miter of Brushy Drive (60'R/W), thence North 64 degrees 23 minutes 14 seconds East, a distance of 28.29 feet; thence North 19 degrees 22 minutes 52 seconds East, a distance of 5.12 feet to the point of curvature of a non-tangent curve, concave to the West, having an arc length of 86.51 feet and having a radius of 149.71 feet, and a chord of 85.31 feet bearing North 02 degrees 49 minutes 47 seconds East;; thence North 13 degrees 43 minutes 32 seconds West, a distance of 170.06 feet to the TRUE POINT OF BEGINNING; thence South 76 degrees 06 minutes 00 seconds West, a distance of 200.00 feet; thence North 16 degrees 28 minutes 00 seconds West, a distance of 258.86 feet; thence North 76 degrees 16 minutes 41 seconds East, a distance of 182.37 feet to the point of curvature of a non-tangent curve, concave to the East, having an arc length of 55.64 feet and having a radius of 60.00 feet, and a chord length of 53.67 feet bearing South 40 degrees 17 minutes 23 seconds East;; thence South 13 degrees 43 minutes 33 seconds East, a distance of 197.94 feet; back to the TRUE POINT OF BEGINNING. Said described tract containing 1.19 acres, more or less.



RECEIVED 11-4-11  
RZC2012-00001

CASE NUMBER SUP2012-00003  
GCID 2012-0014

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

---

<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

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On motion of COMM. BEAUDREAU, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO GRANT A SPECIAL USE PERMIT

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application for a Special Use Permit by FRANCISCO MORALES for the proposed use of LAWN AND GARDEN EQUIPMENT SALES AND SERVICE on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Special Use Permit Application has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY, 2012 that the aforesaid application for a Special Use Permit is hereby **APPROVED** with the following enumerated conditions:

1. Retail, office and service commercial and accessory uses. A lawn and garden equipment sales and service business may be allowed as a special use.
2. Outdoor display of lawn and garden merchandise or equipment shall be restricted to paved areas immediately adjoining the building. No display of merchandise or equipment shall be permitted off-site or within any required landscape strip.
3. Outdoor sales, storage and display shall be limited to during the businesses normal hours of operation, with the exception that repaired equipment may be stored in the paved area behind a new opaque fence. The fence shall extend from the front corner of the trash enclosure perpendicular to the side building facade,
4. Dumpsters shall be screened by a 100% opaque brick or stacked stone wall with an opaque metal gate enclosure.
5. Ground signage shall be limited to a monument-type sign with a minimum two-foot high brick or stacked stone base. Ground sign shall not exceed six feet in height.
6. Billboards or oversized signs shall be prohibited.
7. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site. No decorative balloons or hot-air balloons shall be displayed on the site. Yard and/or bandit signs, sign-walkers and sign-twirlers shall be prohibited.

8. The property owner shall repaint or repair any graffiti or vandalism that occurs on the property within 72 hours.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diane Kemp  
County Clerk/Deputy County Clerk



**LEGAL DESCRIPTION FOR LOT-2, BRUSHY CREEK BUSINESS CENTER  
3225 Brushy Drive, Loganville, GA**

ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 125 of the 5<sup>th</sup> District, Parcel 055, Gwinnett County, Georgia, as shown on the plat titled "Exhibit 'A' Merced Tile, Inc., prepared by Bullard Land Planning, Inc. Dated 6/10/2003 and more particularly described as follows:

Commencing at the point where the Northern R/W of U.S. Hwy 78 intersects the Western R/W miter of Brushy Drive (60'R/W), thence North 64 degrees 23 minutes 14 seconds East, a distance of 28.29 feet; thence North 19 degrees 22 minutes 52 seconds East, a distance of 5.12 feet to the point of curvature of a non-tangent curve, concave to the West, having an arc length of 86.51 feet and having a radius of 149.71 feet, and a chord of 85.31 feet bearing North 02 degrees 49 minutes 47 seconds East;; thence North 13 degrees 43 minutes 32 seconds West, a distance of 170.06 feet to the TRUE POINT OF BEGINNING; thence South 76 degrees 06 minutes 00 seconds West, a distance of 200.00 feet; thence North 16 degrees 28 minutes 00 seconds West, a distance of 258.86 feet; thence North 76 degrees 16 minutes 41 seconds East, a distance of 182.37 feet to the point of curvature of a non-tangent curve, concave to the East, having an arc length of 55.64 feet and having a radius of 60.00 feet, and a chord length of 53.67 feet bearing South 40 degrees 17 minutes 23 seconds East;; thence South 13 degrees 43 minutes 33 seconds East, a distance of 197.94 feet; back to the TRUE POINT OF BEGINNING. Said described tract containing 1.19 acres, more or less.



RECEIVED 11-4-11  
SUP2012-00003

CASE NUMBER RZC2012-00002  
GCID 2012-0017

BOARD OF COMMISSIONERS  
GWINNETT COUNTY  
LAWRENCEVILLE, GEORGIA  
RESOLUTION

READING AND ADOPTION:

At the regular meeting of the Gwinnett County Board of Commissioners, held in the Justice and Administration Center Auditorium, 75 Langley Drive, Lawrenceville, Georgia.

---

<u>Present</u>	<u>VOTE</u>
Charlotte J. Nash, Chairman	<u>AYE</u>
Shirley Lasseter, District 1	<u>ABSENT</u>
Lynette Howard, District 2	<u>AYE</u>
Michael Beaudreau, District 3	<u>AYE</u>
John Heard, District 4	<u>AYE</u>

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On motion of COMM. HOWARD, which carried 4-0, the following resolution was adopted:

A RESOLUTION TO AMEND THE OFFICIAL ZONING MAP

WHEREAS, the Municipal-Gwinnett County Planning Commission has held a duly advertised public hearing and has filed a formal recommendation with the Gwinnett County Board of Commissioners upon an Application to Amend the Official Zoning Map from C-1 to C-2 by NEMAT JAVAHERIAN for the proposed use of an EMISSION INSPECTION STATION on a tract of land described by the attached legal description, which is incorporated herein and made a part hereof by reference; and

WHEREAS, notice to the public regarding said Amendment to the Official Zoning Map has been duly published in THE GWINNETT DAILY POST, the Official News Organ of Gwinnett County; and

WHEREAS, a public hearing was held by the Gwinnett County Board of Commissioners on JANUARY 24, 2012 and objections were not filed.

NOW, THEREFORE, BE IT RESOLVED by the Gwinnett County Board of Commissioners on this, the 24<sup>TH</sup> day of JANUARY 2012, that the aforesaid application to amend the Official Zoning Map from C-1 to C-2 is hereby **APPROVED** with the following enumerated conditions:

- I. To restrict the use of the property as follows:
  - A. Retail, service-commercial, office and accessory uses. The following uses shall be prohibited:
    - adult bookstores or entertainment
    - automotive parts stores
    - contractors offices
    - equipment rental
    - recovered materials processing facilities
    - smoke shops/novelty stores
    - yard trimmings composting facilities
  - B. New buildings shall be finished with architectural treatments of glass, brick and/or stacked stone on all sides (stucco may only be used as an accent material). Final building elevations shall be submitted for review by the Director of Planning and Development.
  - C. As part of the conversion of the existing car wash building for emissions inspection, the building shall be repainted and the windows replaced. Wall signage for the emissions inspection building shall not exceed 20 square feet. Final building elevations (paint colors and replacement glass) and wall signage shall be subject to review and approval by the Director of Planning and Development.

2. To abide by the following site development considerations:
- A. New ground signage shall be limited to monument type sign(s) with a minimum two-foot high brick or stacked stone base.
  - B. Billboards or oversized signs shall be prohibited.
  - C. Outdoor storage shall be prohibited
  - D. Outdoor loudspeakers shall be prohibited.
  - E. Peddlers and/or parking lot sales shall be prohibited.
  - F. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site. No decorative balloons or hot-air balloons shall be displayed on the site. Yard and/or bandit signs, sign-walkers and sign-twirlers shall be prohibited.
  - G. The property owner shall repaint or repair any graffiti or vandalism that occurs on the property within 72 hours.

GWINNETT COUNTY BOARD OF COMMISSIONERS

By: Charlotte J. Nash  
Charlotte J. Nash, Chairman

Date Signed: 1/25/12

ATTEST:

Diane Kemp  
County Clerk/Deputy County Clerk

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 140 OF THE 6TH DISTRICT OF  
GWINNETT COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT AN IRON PIN LOCATED AT THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE  
OF LAWRENCEVILLE HIGHWAY (U.S. HIGHWAY NO. 29) (A 100 FOOT RIGHT OF WAY) WITH THE WESTERLY  
RIGHT OF WAY LINE OF MOUNTAIN INDUSTRIAL BOULEVARD (A 100 FOOT RIGHT OF WAY); RUN THENCE  
SOUTH 04 DEGREES 06 MINUTES 36 SECONDS EAST ALONG THE WESTERLY RIGHT OF WAY LINE OF  
MOUNTAIN INDUSTRIAL BOULEVARD 170.00 FEET TO AN IRON PIN; RUN THENCE NORTH 83 DEGREES 17  
MINUTES 05 SECONDS WEST 160.00 FEET TO AN IRON PIN; RUN THENCE NORTH 05 DEGREES 26  
MINUTES 59 SECONDS WEST 175.00 FEET TO AN IRON PIN ON THE SOUTHERLY RIGHT OF WAY LINE OF  
LAWRENCEVILLE HIGHWAY RUN THENCE SOUTH 81 DEGREES 51 MINUTES 45 SECONDS EAST ALONG THE  
SOUTHERLY RIGHT OF WAY LINE OF LAWRENCEVILLE HIGHWAY 65.00 FEET TO THE WESTERLY RIGHT OF  
WAY LINE OF MOUNTAIN INDUSTRIAL BOULEVARD AND THE POINT OF BEGINNING;  
SAID PARCEL OF LAND CONTAINING 0.63 ACRES.



RECEIVED 11-4-11  
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