



**Gwinnett County
Department of Planning & Development**

Development Cases Issued/Approved

From 3/23/2026 to 3/27/2026

Commercial Development Permit

CASE NUMBER : COMDEV2025-00041	ADDRESS : 1355 LAWRENCEVILLE HWY, LAWRENCEVILLE, GA 30046	PROJECT : CM-1275 LAWRENCEVILLE HWY MIXED USE
COMMISSION DIST: 3	TOTAL ACRES : 23.97	DEVELOPER
PARCEL # : 5082 005	DENSITY : N/A	DESIGNER
		DESMOND JOHNSON MIDDLE STREET PARTNERS, LLC 675 PONCE DE LEON AVENUE, NE ATLANTA, GA 30308
		JEREMIAH C PHILLIPS EBERLY & ASSOCIATES, INC. 2951 FLOWERS ROAD SOUTH ATLANTA, GA 30341
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A	
RECEIVED ON : 2/14/2025	OPEN SPACE PROVIDED :	
ISSUED ON : 3/24/2026	OPEN SPACE % OF TOTAL :	
UNIT : N/A	PHASE :	
POD : N/A	CITY LIMITS : No	
PROJECT DESCRIPTION : CM- NEW, COMMERCIAL DEVELOPMENT		

CASE NUMBER : COMDEV2025-00184	ADDRESS : 1575 INDIAN TRAIL LILBURN RD, NORCROSS, GA 30093	PROJECT : GREATER ATLANTA CHRISTIAN SCHOOL NEW MULTI-SPORT FIELDHOUSE
COMMISSION DIST: 2	TOTAL ACRES : 80.66	DEVELOPER
PARCEL # : 6198 001	DENSITY : N/A	DESIGNER
		BRETT HARTE GREATER ATLANTA CHRISTIAN SCHOOL 1575 INDIAN TRAIL ROAD PEACHTREE CORNERS, GA
		BRETT HARTE FORESITE GROUP, LLC 3740 DAVINCI CT PEACHTREE CORNERS, GA 30092
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A	
RECEIVED ON : 8/13/2025	OPEN SPACE PROVIDED :	
ISSUED ON : 3/26/2026	OPEN SPACE % OF TOTAL :	
UNIT : N/A	PHASE :	
POD : N/A	CITY LIMITS : No	
PROJECT DESCRIPTION : REDEVELOPMENT, COMMERCIAL REDEVELOPMENT		

TOTAL FOR : Commercial Development Permit	NO. OF CASES : 2	NO. OF LOTS : 0	TOTAL ACRES : 104.63
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Residential Development Permit

CASE NUMBER : RESDEV2024-00018	ADDRESS : 2324 TEMPLE JOHNSON RD, SNELLVILLE, GA 30078	PROJECT : ELITE MANOR ESTATES
COMMISSION DIST: 3	TOTAL ACRES : 0.00	DEVELOPER
PARCEL # : 5035 410	DENSITY : N/A	STACEY JOHNSON NEW LEVEL GROUP AND ASSOCIATE GA
		DESIGNER LEROY LARK ACCURATE ENGINEERING & INSPECTIONS COMPANY 5353 FAIRINGTON RD LITHONIA, GA 30038
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A	
RECEIVED ON : 4/24/2024	OPEN SPACE PROVIDED :	
ISSUED ON : 3/23/2026	OPEN SPACE % OF TOTAL :	
UNIT : N/A	PHASE :	
POD : N/A	CITY LIMITS : No	
PROJECT DESCRIPTION : NEW, SINGLE FAMILY SUBDIVISION		

CASE NUMBER : RESDEV2025-00035	ADDRESS : OLEANDER DR (1400 BLOCK), LILBURN, GA 30047	PROJECT : GARNER PRESERVE (FKA OLEANDER DR)
COMMISSION DIST: 2	TOTAL ACRES : 0.00	DEVELOPER
PARCEL # : 6082 188	DENSITY : N/A	BRIAN TAYLOR TAYLOR MORRISON 4400 NORTH POINT PKWY ALPHARETTA, GA 30022
		DESIGNER MATTHEW E KACZENSKI PLANNERS AND ENGINEERS COLLABORATIVE 350 RESEARCH CT PEACHTREE CORNERS, GA 30092
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A	
RECEIVED ON : 7/30/2025	OPEN SPACE PROVIDED :	
ISSUED ON : 3/27/2026	OPEN SPACE % OF TOTAL :	
UNIT : N/A	PHASE :	
POD : N/A	CITY LIMITS : No	
PROJECT DESCRIPTION : NEW, SINGLE-FAMILY SUBDIVISION, OSC PER RZR2015-00021, 193 LOTS, 93032 ACRES, 72.13 DISTURBED ACRES, SEWER		

TOTAL FOR : Residential Development Permit	NO. OF CASES : 2	NO. OF LOTS : 0	TOTAL ACRES : 0.00
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CASE NUMBER : PLAT2025-00389 ADDRESS : ATHENS HWY (800 BLOCK), LOGANVILLE, GA 30052 PROJECT : BROOKS LAKE TOWNHOMES

COMMISSION DIST: 3 TOTAL ACRES : 0.00 DEVELOPER DESIGNER
PARCEL # : 5125 028 DENSITY : 7.29 CLAY KIRKLEY MERITAGE HOMES OF GEORGIA, LLC MICHAEL C. SANFORD
3700 MANSELL ROAD PLANNERS AND ENGINEERS
ALPHARETTA, GA 30022 COLLABORATIVE
350 RESEARCH CT
PEACHTREE CORNERS, GA 30092

STATUS : PLANS AUTHORIZED NO. OF LOTS : N/A
RECEIVED ON : 10/24/2025 OPEN SPACE PROVIDED : 4.41
ISSUED ON : 3/24/2026 OPEN SPACE % OF TOTAL :
UNIT : N/A PHASE :
POD : N/A CITY LIMITS : No

PROJECT DESCRIPTION : SINGLE-FAMILY SUBDIVISION, TOWNHOMES, R-TH PER RZM2021-00040, 142 LOTS, 19.49 ACRES, 4.41 ACRES OPEN SPACE, SEWER

CASE NUMBER : PLAT2026-00002 ADDRESS : CANNONBALL CT (1500 BLOCK), LAWRENCEVILLE, GA 30044 PROJECT : REDLAND TRACE, LP

COMMISSION DIST: 3 TOTAL ACRES : 0.00 DEVELOPER DESIGNER
PARCEL # : 5079 093 DENSITY : N/A VAUGHN C. ZIMMERMAN JAMES W. NEWBERRY JR.
ZIMMERMAN PROPERTIES SE DONALDSON, GARRETT & ASSOCIATES, INC.
GA GA

STATUS : PLANS AUTHORIZED NO. OF LOTS : N/A
RECEIVED ON : 1/5/2026 OPEN SPACE PROVIDED :
ISSUED ON : 3/25/2026 OPEN SPACE % OF TOTAL :
UNIT : N/A PHASE :
POD : N/A CITY LIMITS : No

PROJECT DESCRIPTION : COMMERCIAL PLATTING ONLY, RM PER REZ1984-00159, 1 LOT, 8.71 ACRES, SEWER

CASE NUMBER : PLAT2026-00004 ADDRESS : OLD PEACHTREE RD (600 BLOCK), LAWRENCEVILLE, GA 30043 PROJECT : AMAZING HOME CONSTRUCTIONS LLC (XPL)

COMMISSION DIST: 4 TOTAL ACRES : 0.00 DEVELOPER DESIGNER
PARCEL # : 7149 075 DENSITY : N/A STEFAN LUPANCU BRIAN R. SUTHERLAND
AMAZING HOME CONSTRUCTIONS GEORGIA PREMIER LAND SERVICES, INC.
LLC 3010 HAMILTON MILL RD
2287 CAIN CIRCLE BUFORD, GA 30519
DACULA, GA 30019

STATUS : PLANS AUTHORIZED NO. OF LOTS : N/A
RECEIVED ON : 1/6/2026 OPEN SPACE PROVIDED :
ISSUED ON : 3/25/2026 OPEN SPACE % OF TOTAL :
UNIT : N/A PHASE :
POD : N/A CITY LIMITS : No

PROJECT DESCRIPTION : AMAZING HOME CONSTRUCTIONS LLC (XPL), R-100, 3 LOTS, 3.75 ACRES, SEWER

