



**Gwinnett County
Department of Planning & Development**

Development Cases Issued/Approved

From 3/31/2025 to 4/4/2025

Residential Development Permit

CASE NUMBER : RESDEV2022-00005 ADDRESS : 0 FORREST RD, BUFORD, GA 30518 PROJECT : BUFORD HOUSING AUTHORITY
ARNOLD STREET TOWNHOMES

COMMISSION DIST: 4 TOTAL ACRES : 0.00 DEVELOPER DESIGNER
PARCEL # : 7296 053B DENSITY : N/A MICHAEL BAUER OTIS ALEMAN
THE PACES FOUNDATION ATWELL, LLC
2730 CUMBERLAND PARKWAY 1800 PARKWAY PLACE
SMYRNA, GA 30080 MARIETTA, GA 30067

STATUS : PERMIT ISSUED NO. OF LOTS : N/A
RECEIVED ON : 1/11/2022 OPEN SPACE PROVIDED :
ISSUED ON : 4/2/2025 OPEN SPACE % OF TOTAL :
UNIT : 18 PHASE :
POD : N/A CITY LIMITS : Yes

PROJECT DESCRIPTION : CITY OF BUFORD, NEW, SINGLE FAMILY TOWNHOMES

CASE NUMBER : RESDEV2024-00051 ADDRESS : 2287 RABBIT HILL CIR, DACULA, GA 30019 PROJECT : NICHOLS FARM

COMMISSION DIST: 4 TOTAL ACRES : 0.00 DEVELOPER DESIGNER
PARCEL # : 7018 002 DENSITY : N/A BRYAN MUSOLF MATTHEW E KACZENSKI
INLINE COMMUNITIES PLANNERS AND ENGINEERS
1776 PEACHTREE STREET COLLABORATIVE
ATLANTA, GA 30309 350 RESEARCH CT
PEACHTREE CORNERS, GA 30092

STATUS : PERMIT ISSUED NO. OF LOTS : N/A
RECEIVED ON : 10/7/2024 OPEN SPACE PROVIDED :
ISSUED ON : 3/31/2025 OPEN SPACE % OF TOTAL :
UNIT : N/A PHASE :
POD : N/A CITY LIMITS : No

PROJECT DESCRIPTION : NEW, SINGLE-FAMILY SUBDIVISION

CASE NUMBER : RESDEV2024-00053		ADDRESS : 2755 LANGLEY RD, LOGANVILLE, GA 30052		PROJECT : LANGLEY VALLEY SUBDIVISION	
COMMISSION DIST: 3		TOTAL ACRES : 0.00		DEVELOPER	
PARCEL # : 5124 060		DENSITY : N/A		DESIGNER	
		SALEDIN KADERIN 2755 LANGLEY RD LOGANVILLE, GA 30052		BOBBY BULLARD BULLARD LAND PLANNING 1235 PROSPECT RD LAWRENCEVILLE, GA 30043	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A			
RECEIVED ON : 10/25/2024		OPEN SPACE PROVIDED :			
ISSUED ON : 4/2/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : No			
PROJECT DESCRIPTION : NEW, SINGLE-FAMILY SUBDIVISION					
TOTAL FOR : Residential Development Permit		NO. OF CASES : 3		NO. OF LOTS : 0	
				TOTAL ACRES : 0.00	

Commercial Development Permit

CASE NUMBER : COMDEV2024-00054		ADDRESS : 770 COLLINS HILL RD, LAWRENCEVILLE, GA 30046		PROJECT : SPARROW LAWRENCEVILLE	
COMMISSION DIST: 3		TOTAL ACRES : 7.58		DEVELOPER	
PARCEL # : 7010 104		DENSITY : N/A		DESIGNER	
		MIL T BARBER SPARROW PARTNERS 2500 BEE CAVR ROAD AUSTIN, TX 78746		AUSTIN DOHRN KIMLEY-HORN & ASSOCIATES, INC. 3930 EAST JONES BRIDGE ROAD PEACHTREE CORNERS, GA 30092	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A			
RECEIVED ON : 3/13/2024		OPEN SPACE PROVIDED :			
ISSUED ON : 4/2/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : Yes			
PROJECT DESCRIPTION : CITY OF LAWRENCEVILLE, NEW, COMMERCIAL DEVELOPMENT					

CASE NUMBER : COMDEV2024-00200		ADDRESS : 3141 LAWRENCEVILLE SUWANEE RD, SUWANEE, GA 30024		PROJECT : WHATABURGER
COMMISSION DIST: 4		TOTAL ACRES : 1.22		DEVELOPER
PARCEL # : 7169 176		DENSITY : N/A		DESIGNER
				JASON CULPEPPER WHATABURGER 300 CONCORD PLAZA DRIVE SAN ANTONIO, TX 78216
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		ERIK HOUSTON INGENIUM ENTERPRISES 5995 PARWAY NORTH BLVD CUMMING, GA 30040
RECEIVED ON : 9/9/2024		OPEN SPACE PROVIDED :		
ISSUED ON : 4/3/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : Yes		
PROJECT DESCRIPTION : CITY OF SUWANEE, REDEVELOPMENT, COMMERCIAL DEVELOPMENT				
CASE NUMBER : COMDEV2024-00210		ADDRESS : 5952 CUMMING HWY, BUFORD, GA 30518		PROJECT : FIFTH THIRD BANK - CUMMING HIGHWAY
COMMISSION DIST: 4		TOTAL ACRES : 1.27		DEVELOPER
PARCEL # : 7339 016		DENSITY : N/A		DESIGNER
				JACOB POU CBRE GLOBAL WORKPLACE SOLUTIONS 201 S. COLLGE ST CHALOTTE, NC 28202
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		ANDREW THOMAS WHITEHEAD TRAVIS PRUITT & ASSOCIATES, INC 4317 PARK DRIVE NORCROSS, GA 30093
RECEIVED ON : 9/18/2024		OPEN SPACE PROVIDED :		
ISSUED ON : 4/3/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : Yes		
PROJECT DESCRIPTION : CITY OF SUGAR HILL, REDEVELOPMENT, COMMERCIAL DEVELOPMENT.				
CASE NUMBER : COMDEV2025-00005		ADDRESS : 3380 SATELLITE BLVD, DULUTH, GA 30096		PROJECT : TESLA- DULUTH
COMMISSION DIST: 1		TOTAL ACRES : 3.91		DEVELOPER
PARCEL # : 6232 059		DENSITY : N/A		DESIGNER
				DARRELL BAKER DT TRINITY, LLC 1505 LAKES PARKWAY STE 190 LAWRENCEVILLE, GA 30043
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		BRIAN KAY ATWELL, LLC 1255 LAKES PARKWAY LAWRENCEVILLE, GA 30043
RECEIVED ON : 1/13/2025		OPEN SPACE PROVIDED :		
ISSUED ON : 4/4/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : No		
PROJECT DESCRIPTION : REDEVELOPMENT, COMMERCIAL DEVELOPMENT				
TOTAL FOR : Commercial Development Permit		NO. OF CASES : 4		NO. OF LOTS : 0
				TOTAL ACRES : 13.98

Plat

CASE NUMBER : PLAT2024-00394

ADDRESS : BUFORD HWY (400 BLOCK), SUGAR
HILL, GA 30518

PROJECT : VICTORIA OAKS

COMMISSION DIST: 4

TOTAL ACRES : 0.00

DEVELOPER

DESIGNER

PARCEL # : 7255 013

DENSITY : N/A

ERIC XUE
POWERBUILD CONSTRUCTION, LLC
211 FRASIER STREET
MARIETTA, GA 30060KEVIN G PATE
TRAVIS PRUITT & ASSOCIATES, INC.
4317 PARK DR
NORCROSS, GA 30093STATUS : PLANS
AUTHORIZED

NO. OF LOTS : N/A

RECEIVED ON : 10/3/2024

OPEN SPACE PROVIDED :

ISSUED ON : 4/4/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : Yes

PROJECT DESCRIPTION : CITY OF SUGAR HILL, SINGLE-FAMILY SUBDIVISION TOWNHOMES, R-36, 37 LOTS, 4.75 ACRES, SEWER

CASE NUMBER : PLAT2025-00067

ADDRESS : THE CORNERS PARKWAY (6500
BLOCK), PEACHTREE CORNERS, GA
30092

PROJECT : ROIB2 PEACHTREE CORNERS, LLC

COMMISSION DIST: 1

TOTAL ACRES : 0.00

DEVELOPER

DESIGNER

PARCEL # : 6283 072

DENSITY : N/A

JOHN O'CONNELL
ROIB2 PEACHTREE CORNERS, LLC
504 RHETT STREET
GREENVILLE, SC 29601-2455ADAM T BRATTON
PROFESSIONAL LAND SURVEYORS, LLC
317 GRASSDALE ROAD
CARTERSVILLE, GA 30120STATUS : PLANS
AUTHORIZED

NO. OF LOTS : N/A

RECEIVED ON : 2/21/2025

OPEN SPACE PROVIDED :

ISSUED ON : 4/2/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : Yes

PROJECT DESCRIPTION : COMMERCIAL PLATTING ONLY, C2, 2 LOTS, 20.59 ACRES, SEWER

TOTAL FOR : Plat**NO. OF CASES : 2****NO. OF LOTS : 0****TOTAL ACRES : 0.00****GRAND TOTALS****NO. OF CASES : 9****NO. OF LOTS : 0****TOTAL ACRES : 13.98**