

**Board of Commissioners**

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Shirley Fanning Lasseter, District 1  
Lynette Howard, District 2  
Mike Beaudreau, District 3  
John Heard, District 4



**Public Hearing Minutes**  
**Tuesday, February 22, 2011 - 7:00 PM**

**I. Call To Order, Invocation, Pledge to Flag****II. Opening Remarks by Chairman****III. Approval of Agenda**

{Action: Approved Motion: Beaudreau Second: Howard Vote: 4-0}

**IV. Approval of Minutes: Business Session: February 15, 2011**

{Action: Approved Motion: Beaudreau Second:  
Howard Vote: 4-0}

**V. Announcements**

- **Resolution of Recognition:** Commending the Donation of the Cardiovascular Group and Gwinnett Consultants in Cardiology  
{Action: Approved Motion: Beaudreau Second: Howard Vote: 4-0}
- **Resolution of Recognition:** 2010 Eagle Scouts  
{Action: Approved Motion: Beaudreau Second: Howard Vote: 4-0}

**VI. New Business****I. County Administration**

**2011-0242 Approval/authorization** of a resolution authorizing the establishment of a ninety day minimum vacancy period following the separation of employment by employees in order to reduce personnel costs and promote efficiency and effectiveness in service delivery; amending the fiscal year 2011 budget; authorizing future budget amendments associated with vacancies; and providing for an exception process. (Staff Recommendation: Approval) {Action: Approved Motion: Beaudreau Second: Howard Vote: 4-0}

**2011-0255 Approval** of the January 31, 2011 financial status report and ratification of all budget amendments. (Staff Recommendation: Approval) {Action: Approved Motion: Beaudreau Second: Howard Vote: 4-0}

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**VI. New Business**

**2. Fire Services/Bill Myers**

**2011-0265 Approval/authorization** to accept a donation in the amount of \$67,000 from Cardiovascular Group and Gwinnett Consultants in Cardiology for Physio-Control's LIFENET software to be installed on Fire & Emergency Services emergency response units. Commission District - All (Staff Recommendation: Approval) **{Action: Approved Motion: Beaudreau Second: Heard Vote: 4-0}**

**VII. Public Hearing – Old Business**

**I. Planning & Development/Bryan Lackey**

**2010-0639 CIC2010-00012**, Applicant: Sentinel Properties, Inc., Owner: Gwinnett County Habitat for Humanity, to Change Conditions of Zoning on property zoned R-ZT to Reduce Dwelling Size, District 7 Land Lot 233 Parcel 430, District 7 Land Lot 233 Parcel 421, 4100 Block of Terrace Oaks Lane, 4100 Block of Terrace Oaks Court, 0.20 Acre. District 1/Lasseter[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] **{Action: Denied Motion: Lasseter Second: Beaudreau Vote: 3-0-1 (Heard Abstained)}**

**2011-0040 CIC2011-00004**, Applicant: KRR, BM, LLC, Owner: KRR BM, LLC, to Change Conditions of Zoning on property zoned R-75 CSO to Reduce Dwelling Size, District 1 Land Lot 004 Parcels 757 - 781, 783 - 793, 752 and 496, 3300 Block of North Bogan Road, 4500 - 4600 Block of Bogan Meadows Drive, 4500 Block of Bogan Meadows Court, 30.59 Acres. District 4/Heard **(Tabled on 02/22/2011) (Tabled to 04/26/2011)(Public hearing was held)**[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] **{Action: Tabled Motion: Heard Second: Beaudreau Vote: 4-0}**

**VII. Public Hearing – Old Business**

**I. Planning & Development/Bryan Lackey**

**2010-0923 CIC2010-00015**, Applicant: Peoples Bank & Trust, Owners: Peoples Bank & Trust and Northwood Properties, to change Conditions of Zoning on property zoned R-60 to Reduce Dwelling Size and Revise Required Building Materials, District 7 Land Lot 224 Parcel 001, District 7 Land Lot 224 Parcel 001, 229, 272, 273, 274, 275, 276, 277, 278, 279, 280, 290, 291, 292, 293, 303, 304 and 305, 3900 Block of Thompson Mill Road, 3100 Block of Jocassee Drive, 3900 Block of Sovereign Drive, 3100 Block of Tallulah Drive, 22.4 Acres. District 4/Heard (Tabled on 02/22/2011) (Tabled to 04/26/2011)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny] {Action: Tabled Motion: Heard Second: Beaudreau Vote: 4-0}

**2010-1085 CIC2010-00017**, Applicant: 3664 Properties, LLC, Owner: 3664 Properties, LLC & 1699 Land Company, LLC, To Change Conditions of Zoning on property zoned R-ZT to Reduce Dwelling Size and Revise Required Building Materials, District 7 Land Lot 148 Parcels 351; 423; 424; 426; 429; 430; 431; 432; 433; 434; 435; 436; 437; 438, District 7 Land Lot 149 Parcels 323; 324; 325; 326; 327; 328; 329; 330; 335; 336; 337; 338; 339; 340; 341; 342; 343; 344; 345; 346; 347; 348; 349; 350; 354, 2700 - 2800 Block of Tuscany Park Drive, 400 - 500 Block of Tuscany Walk Lane, 500 - 600 Block of Rock Springs Road, 9.74 Acres. District 4/Heard (Tabled on 02/22/2011) (Tabled to 04/26/2011)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 4/19/2011] {Action: Tabled Motion: Heard Second: Beaudreau Vote: 4-0}

**VII. Public Hearing – Old Business**

**I. Planning & Development/Bryan Lackey**

**2011-0039 CIC2011-00003**, Applicant: KRR Partners, LLC, Owners: KRR Partners, LLC, KRR Partners 2, LLC, Community Bank of the South, to Change Conditions of Zoning on property zoned R-TH to Reduce Dwelling Size, Revise Required Building Materials, and Reduce Garage Requirement, District 7 Land Lot 032 Parcels 416 - 430, 439 - 490, and 503, 900 Block of Parkside Walk Lane, 900 - 1000 Block of Parkside Wood Court, 500 - 800 Block of Justin Place Lane, 1000 Block of Justin Place Court, 1000 Block of Haley Woods Court, 900 - 1000 Block of Haley Woods Lane, 9.67 Acres. District 1/Laseter (Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 3/16/2011] {Action: Tabled Motion: Laseter Second: Beaudreau Vote: 4-0}

**2010-1028 SUP2010-00061**, Applicant: The Dacula Congregation of Jehovah's Witnesses, Owner: The Dacula Congregation of Jehovah's Witnesses, for a Special Use Permit in an RA-200 Zoning District to Allow a Church (Reduction in Buffers), District 5 Land Lot 280 Parcel 002, 1500 Block of Ace McMillian Road, 9.67 Acres. District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] {Action: Denied Motion: Beaudreau Second: Howard Vote: 3-1 (Heard Opposed)}

**2010-1030 SUP2010-00063**, Applicant: Randy West, Owner: Randy West, for a Special Use Permit in an RA-200 Zoning District to Allow a Special Events Facility, District 1 Land Lot 001 Parcel 007A, 3100 Block of Hamilton Mill Road, 3.67 Acres. District 4/Heard (Tabled on 02/22/2011) (Tabled to 03/15/2011)(Public hearing was held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] {Action: Tabled Motion: Heard Second: Beaudreau Vote: 4-0}

**2010-1032 SUP2010-00064**, Applicant: Joseph Barillari, Owner: Simpson Circle, LLC, for a Special Use Permit in an M-2 Zoning District for a Metal Salvage Operation, District 6 Land Lot 258 Parcel 252, 2700 Block of Simpson Circle, 2.3 Acres. District 2/Howard[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Change Motion: Howard Second: Beaudreau Vote: 4-0}

**VII. Public Hearing – Old Business**

**I. Planning & Development/Bryan Lackey**

**2011-0041 SUP2011-00001**, Applicant: Kris Stone, Owner: Jeff Wearing, for a Special Use Permit in a C-2 Zoning District to Allow Outdoor Storage, District 5 Land Lot 050 Parcel 132, 1800 Block of Lawrenceville Highway, 0.99 Acre. District 4/Heard[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] **{Action: Approved with Stipulations Motion: Heard Second: Beaudreau Vote: 4-0}**

**2011-0045 SUP2011-00006**, Applicant: Justin Park, Owner: James Park, for a Special Use Permit in an O-I Zoning District to Allow a Personal Care Home (Congregate), District 7 Land Lot 117 Parcel 025, 2300 Block of Meadow Church Way, 10.28 Acres. District 1/Lasseter **(Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was not held)**[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 3/16/2011] **{Action: Tabled Motion: Lasseter Second: Beaudreau Vote: 4-0}**

**2010-1035 RZC2010-00021**, Applicant: Pointebrand, LLC & Pointebrand II, LLC, Owner: Pointebrand, LLC & Pointebrand II, LLC, R-ZT & C-2 to M-I, Office / Warehouse / Distribution, District 7 Land Lot 172 Parcels 001 & 009, 500 - 600 Block of Horizon Drive, 80.27 Acres. District 4/Heard **(Tabled on 02/22/2011) (Tabled to 05/24/2011)(Public hearing was not held)**[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 5/17/2011] **{Action: Tabled Motion: Heard Second: Beaudreau Vote: 4-0}**

**2011-0033 RZC2011-00002**, Applicant: Metro Green, LLC, Owners: PK-4351 Pleasantdale, LLC, FR-4351 Pleasantdale, LLC, LW-4351 Pleasantdale, LLC, M-1 to M-2, Recovered Materials Processing Facility, District 6 Land Lot 220 Parcel 010, 4300 Block of Pleasantdale Road, 16.84 Acres. District 2/Howard **(Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was not held)**[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 3/16/2011] **{Action: Tabled Motion: Howard Second: Beaudreau Vote: 4-0}**

## **VII. Public Hearing – Old Business**

### **I. Planning & Development/Bryan Lackey**

**2011-0034 SUP2011-00007**, Applicant: Metro Green, LLC, Owners: PK-4351 Pleasantdale, LLC, FR-4351 Pleasantdale, LLC, LW-4351 Pleasantdale, LLC, for a Special Use Permit in an M-2 (Proposed) Zoning District to Allow a Salvage Operation, District 6 Land Lot 220 Parcel 010, 4300 Block of Pleasantdale Road, 16.84 Acres. District 2/Howard (Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 3/16/2011] {Action: Tabled Motion: Howard Second: Beaudreau Vote: 4-0}

**2011-0035 RZC2011-00003**, Applicants: Jean Lauderdale and Stanley Green, Owners: Jean Lauderdale and Stanley Green, R-100 & C-1 to C-2, Commercial Retail Uses (Reduction in Buffers), District 7 Land Lot 156 Parcels 004 and 522, 1300 Block of Old Peachtree Road, 2800 Block of Meadow Church Road, 2.05 Acres. District 1/Lasseter (Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Deny] {Action: Tabled Motion: Lasseter Second: Beaudreau Vote: 4-0}

## **VIII. Public Hearing – New Business**

### **I. Change in Conditions**

**2011-0144 CIC2011-00005**, Applicant: Roman International, LLC, Owner: Alexander Roman, to Change Conditions of Zoning on property zoned C-2 to Delete Required Building Improvements, Delete Billboard Restrictions, and Delete Interparcel Access Requirements, District 6 Land Lot 052 Parcel 006C, 3500 Block of Stone Mountain Highway, 1.71 Acres. District 3/Beaudreau (Tabled on 02/22/2011) (Tabled to 03/22/2011)(Public hearing was held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] {Action: Tabled Motion: Beaudreau Second: Heard Vote: 4-0}

## **VIII. Public Hearing – New Business**

### **2. Special Use Permit**

**2011-0145 SUP2011-00009**, Applicant: Cynthia Holdrich, Owners: F. K. and Rosemarie Wells, for a Special Use Permit in an RA-200 Zoning District to Allow a Home Occupation (Hair Salon), District 2 Land Lot 001 Parcel 018A, 900 Block of Auburn Road, 2.0 Acres. District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] **{Action: Approved with Stipulations Motion: Beaudreau Second: Heard Vote: 4-0}**

**2011-0146 SUP2011-00010**, Applicant: Coliseum Properties, LLC, Owner: Coliseum Properties, LLC, for a Special Use Permit in a C-2 Zoning District for Automobile Service (Renewal), District 6 Land Lot 246A Parcels 013 & 014, 6600 Block of Buford Highway, 0.60 Acre. District 2/Howard[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] **{Action: Approved with Stipulations Motion: Howard Second: Beaudreau Vote: 4-0}**

**2011-0147 SUP2011-00011**, Applicant: Jimmy E. Smith, Owner: Jimmy E. Smith, for a Special Use Permit in an M-1 Zoning District for an Automobile Body Repair Shop, District 5 Land Lot 208 Parcel 019, 600 Block of Airport Road, 1.04 Acres. District 4/Heard[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] **{Action: Approved with Stipulations Motion: Heard Second: Beaudreau Vote: 4-0}**

### **3. Planning & Development/Bryan Lackey**

**2011-0151 Approval/authorization** of OTO2011-00001, to amend the Gwinnett County Occupation Tax and Business Regulation Ordinance (Article I Sections 18-8 and 18-29, Article II Section 18-72, Article IV Section 18-106, Article V Section 18-136, Article VII Sections 18-182 and 18-188, Article XI Section 18-296, Article XIV Section 18-351 and Article XV Section 18-352). Authorization for the Chairman/Vice Chairman to execute the Ordinance subject to Law Department approval. (Staff Recommendation: Approval) **{Action: Approved Motion: Heard Second: Beaudreau Vote: 4-0}**

**IX. Comments from Audience**

**X. Adjournment**