



Gwinnett County Board of Commissioners

Tuesday, April 22, 2008 - 7:00 PM

Public Hearing - Agenda

I. Call To Order, Invocation, Pledge to Flag

II. Opening Remarks by Chairman

III. Approval of Agenda

IV. Approval of Minutes:

Business Session: April 15, 2008
Executive Session: April 22, 2008

V. Announcements

- Resolution of Recognition: Foster Care Support Month – May 2008
- Resolution of Recognition: Commending Gwinnett Civil Air Patrol's 100th Anniversary

VI. Old Business

1. Commissioners

2008-0438 Approval of appointment to the Housing Authority. Term expires April 26, 2013. District 1/Green(Tabled on 4/15/2008)

2. County Administration

2008-0128 Approval of a Resolution Consenting to the De-Annexation of Certain Property from the City of Buford, Georgia(Tabled on 1/22/2008)(Staff Recommendation: Approval)

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VII. New Business

1. Financial Services/Lisa Johnsa

2008-0475 Approval and adoption of the update to Gwinnett County's Comprehensive Solid Waste Management Plan.(Staff Recommendation: Approval)

2. Police Services/Charlie Walters

2008-0500 Approval/authorization for the Chairman to execute an Intergovernmental Agreement for Law Enforcement Services between the City of Grayson, Georgia and Gwinnett County, Georgia, a political subdivision of the State of Georgia, acting through the Board of Commissioners of Gwinnett County.(Staff Recommendation: Approve)

VIII. Public Hearing – Old Business

1. Planning & Development/Glenn Stephens

2008-0326 CIC-08-009, Applicant: Integrity Development, Inc., Owner: New Mercies Christian Church, to Change Conditions of Zoning for Property Zoned M-1 (Reduction in Buffers), (Parking Lot), District 6 Land Lot 090 Parcel 109, 3900-4000 Block of Darling Court, 6.18 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0327 SUP-08-026, Applicant: Integrity Development, Inc., Owner: New Mercies Christian Church, for a Special Use Permit in an M-1 Zoning District to Allow a Church (Parking Lot), District 6 Land Lot 090 Parcel 109, 3900-4000 Block of Darling Court, 6.18 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

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VIII. Public Hearing – Old Business

1. Planning & Development/Glenn Stephens

2008-0283 SUP-08-017, Applicant: Pleasant Hill Forum, LLC., Owner: Pleasant Hill Forum, LLC., for a Special Use Permit in a C-2 Zoning District to Allow Automotive Car Wash (Full Service), District 6 Land Lot 013 Parcel 008, 3600 Block of Centerville Highway, 0.76 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0285 SUP-08-019, Applicant: T.J.R. - V Corp., Owner Timothy Roe, for a Special Use Permit in a C-2 Zoning District to Allow Truck Rental, District 7 Land Lot 048 Parcel 432, 1300 Block of Lawrenceville Suwanee Road, 0.51 Acres, District 1/Green(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

2007-1201 RZC-07-057, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Robert M. Cain, et al, R-100 & C-1 to O-I, Retirement Community (Reduction in Buffers), District 5 Land Lot 013 Parcels 129, 130, 136, 143, 144, 164, and 181, 2800 Block of Hutchins Road and the 2800-2900 Block of Brittney Place, 34.16 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2007-1202 SUP-07-029, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Robert M. Cain, et al, for a Special Use Permit in an O-I (Proposed) Zoning District to Allow a Retirement Community, District 5 Land Lot 013 Parcels 129, 130, 136, 143, 144, 164, and 181, 2800 Block of Hutchins Road and the 2800-2900 Block of Brittney Place, 34.16 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

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VIII. Public Hearing – Old Business

1. Planning & Development/Glenn Stephens

2007-1549 RZC-08-019, Applicant: Richard B. Jones, Owner: Richard B. Jones, RA-200 to C-1, Commercial Retail Uses, District 3 Land Lot 004 Parcels 006, 085, and 116, 5100 Block of Braselton Highway, 6.53 Acres, District 4/Kenerly(Tabled on 10/23/2007)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

2008-0109 RZC-08-048, Applicants: Billy and Brenda Ewing, Owners: Billy and Brenda Ewing, R-100 to C-2, Commercial Retail Uses (Reduction in Buffers), District 6 Land Lot 033 Parcels 012 and 058, 2900 Block of Parkwood Road, 1.47 Acres, District 3/Beaudreau(Tabled on 2/26/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny without Prejudice]

2008-0211 RZC-08-055, Applicant: Corridor Property Group, LLC., Owner: Corridor Property Group, LLC., R-100 to C-2, Commercial Retail Uses (Reduction in Buffers), District 7 Land Lot 067 Parcels 008 and 009, 1700 Block of Collins Hill Road, 0-100 Block of Russell Road, 3.20 Acres, District 4/Kenerly(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions as O-I w/SUP]

2008-0212 RZC-04-068 (Reconsidered by Consent Order), Applicant: CDI Russell, LLC, Owner: CDI Russell, LLC., R-100 to C-2, Commercial Retail Uses (Reduction in Buffers), District 7 Land Lot 067 Parcel 004, 1700 Block of Collins Hill Road and the 0-100 Block of Russell Road, 1.58 Acres, District 4/Kenerly(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions as R-100 CSO]

2008-0236 RZM-08-003, Applicant: Davis Development, Owner: George Vincent West, R-100 to RM-13, Apartments (Reduction in Buffers) District 7 Land Lot 216 Parcel 003, 900-1200 Block of Satellite Boulevard, 29.72 Acres, District 4/Kenerly(Tabled on 2/26/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

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1. Planning & Development/Glenn Stephens

2008-0237 RZM-08-005, Applicant: Christopher Albright, Owner: Albright Hershel Development, R-100 to R-SR, Senior Oriented Residences, District 5 Land Lot 212 Parcels 033, 038, 282, 283, and 284, 1100 Block of Alcovy Road, 8.76 Acres, District 4/Kenerly(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Deny]

2007-0923 RZR-07-022, Applicant: Kathryn Umstead, Owner: Kathryn B. Umstead, et al, RA-200 to R-ZT, Single-Family Subdivision (Reduction in Buffers), District 1 Land Lot 001 Parcels 406 and 416, 2400-2500 Block of West Rock Quarry Road, 12.64 Acres, District 4/Kenerly(Tabled on 11/27/2007)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions as R-75 CSO][Planning Commission Recommendation: Deny]

IX. Public Hearing – New Business

1. Transportation/Brian Allen

2008-0439 Approval of incorporation into the Gwinnett County Speed Hump Program - Longmont at Sugarloaf (M-0092-49) estimated cost: \$19,680.00 - 2001 Sales Tax Program - Commission District 4/Kenerly(Staff Recommendation: Approval)

2. Change in Conditions:

2008-0455 CIC-08-010, Applicant: Bill Hamilton, Owner: Thomas Chae, to Change Conditions of Zoning for Property Zoned C-2, District 6 Land Lot 208 Parcel 012, 1900 Block of Pleasant Hill Road and the 1900 Block of Day Drive, 0.44 Acres, District 1/Green[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

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2. Change in Conditions:

2008-0456 CIC-08-011, Applicant: Jeehoon Park, Owner: Holcomb Bridge Real Estate, LLC, to Change Conditions of Zoning for Property Zoned O-I, District 6 Land Lot 313 Parcel 145, 6300 Block of Primrose Hill Court and the 3900 Block of Holcomb Bridge Road, 2.96 Acres, District 2/Nasuti[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0457 CIC-08-012, Applicant: Alex Roman, Owner: Roman International, to Change Conditions of Zoning for Property Zoned C-2, District 6 Land Lot 052 Parcel 001, 3500 Block of Stone Mountain Highway and the 2100 Block of Parkwood Road, 2.48 Acres, District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0329 SUP-07-085, Applicant: Amazing Cars, Inc., Owner: Roman International, for a Special Use Permit in a C-2 Zoning District to Allow Automobile Sales and Service, District 6 Land Lot 052 Parcel 006C, 3500 Block of Stone Mountain Highway, 1.70 Acres, District 3/Beaudreau(Tabled on 3/25/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0458 CIC-08-013, Applicant: Your Extra Attic, Owner: Davis Terry, LP, to Change Conditions of Zoning for Property Zoned C-2, District 7 Land Lot 073 Parcel 358, 1500 Block of Duluth Highway and the 1500 Block of Stone Path Way, 2.86 Acres, District 1/Green[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0459 SUP-08-032, Applicant: Your Extra Attic, Owner: Davis Terry, LP, for a Special Use Permit in a C-2 Zoning District to Allow a Self-Storage Facility (Climate Controlled), District 7 Land Lot 073 Parcel 358, 1500 Block of Duluth Highway and the 1500 Block of Stone Path Way, 2.86 Acres, District 1/Green[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

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3. Special Use Permit:

2008-0460 SUP-08-027, Applicant: Gregory H. Stephens, Owner: Gregory H. Stephens, for a Special Use Permit in a C-2 Zoning District to Allow a Tire Store, District 7 Land Lot 094 Parcel 157, 1900 Block of Braselton Highway, 0.73 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny]

2008-0461 SUP-08-029, Applicant: Land Solutions Group, Owner: Rosebud Baptist Church, for a Special Use Permit in a R-100 Zoning District to Allow a Church, District 4 Land Lot 273 Parcel 013, 1800 Block of Knight Circle, 3.06 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions]

2008-0462 SUP-08-030, Applicant: Atlanta Best Deals, LLC, Owner: Victor Connell, for a Special Use Permit in a C-2 Zoning District to Allow Automobile Sales (Reduction in Buffers), District 6 Land Lot 256 Parcel 124, 5100 Block of Buford Highway, 1.88 Acres, District 2/Nasuti[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0463 SUP-08-033, Applicant: The Widewaters Group, Inc., Owner: The Widewaters Group, Inc., for a Special Use Permit in a C-1 Zoning District to Allow a Grocery Store, District 4 Land Lot 321 Parcels 002, 003, 004, 046, and 500, 3500 Block of Lee Road, 4500 Block of Mink Livsey Road and the 4500 Block of Rosebud Drive, 9.93 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0464 SUP-08-034, Applicant: The Widewaters Group, Inc., Owner: The Widewaters Group, Inc., for a Special Use Permit in a C-1 Zoning District to Allow a Restaurant, District 4 Land Lot 321 Parcels 002, 003, 004, 046 and 500, 3500 Block of Lee Road, 4500 Block of Mink Livsey Road and the 4500 Block of Rosebud Drive, 9.93 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

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4. Rezonings:

2008-0440 RZC-08-056, Applicant: Stanley Green, Owner: Stanley Green, R-100 to C-1, Commercial Retail Uses (Reduction in Buffers), District 7 Land Lot 156 Parcel 004, 1300 Block of Old Peachtree Road and the 2900 Block of Meadow Church Road, 1.82 Acres, District 1/Green[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0441 RZC-08-058, Applicant: A. Omotayo Idowu, Owner: A. Omotayo Idowu, O-I to C-2, Commercial Retail Uses (Reduction in Buffers), District 6 Land Lot 058 Parcel 018, 2400 Block of West Park Place Boulevard and the 2200 Block of Rockbridge Road, 4.54 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0442 RZC-08-059, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Sweetwater Center, Inc., C-1 to C-2, Commercial Retail Uses (Reduction in Buffers), District 7 Land Lot 077 Parcel 021, 2900 Block of Old Norcross Road and the 3000 Block of Sweetwater Road, 3.33 Acres, District 1/Green[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0444 RZC-08-061, Applicant: Samuel C. McCullough, Owner: Richard C. Wernick, R-100 to O-I, Office Uses (Reduction in Buffers), District 7 Land Lot 073 Parcel 022, 1700 Block of Duluth Highway. 0.54 Acres, District 1/Green[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0445 RZC-08-063, Applicant: Vintage Communities, Owner: Vintage Communities, R-100 to O-I, Assisted Living Facility (Reduction in Buffers), District 5 Land Lot 156 Parcel 013, 0-100 Block of Ozora Road, 2.79 Acres, District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

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4. Rezoning:

2008-0446 SUP-08-021, Applicant: Vintage Communities, Inc., Owner: Vintage Communities, Inc., for a Special Use Permit in a (Proposed) O-I Zoning District to Allow an Assisted Living Facility, District 5 Land Lot 156 Parcels 001 and 013, 0-100 Block of Ozora Road, 4.29 Acres, District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0447 RZC-08-065, Applicant: Azalea Drive Family Partners, Owner: Owner: Azalea Drive Family Partners, R-100 to C-1, Commercial Retail Uses, District 7 Land Lot 106 Parcels 002 and 002A, 2100 Block of Azalea Drive and the 800-900 Block of Camp Perrin Road, 5.19 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 05/13/2008]

2008-0448 RZC-08-066, Philippine American Center in Georgia (PACG), Owner: Philippine American Center in Georgia (PACG), R-100 to O-I, Cultural Facility (Reduction in Buffers), District 6 Land Lot 054 Parcel 010C, 2300 Block of Bethany Church Road, 0.85 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

2008-0449 RZC-08-067, Applicant: Progressive Recycling, LLC, Owner: Progressive Recycling, LLC, M-1 to M-2, Salvage Operation, District 6 Land Lot 258 Parcel 051, 2700 Block of Simpson Circle and the 2700 Block of Keystone Court, 1.01 Acres, District 2/Nasuti[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 06/17/2008]

2008-0450 SUP-08-025, Applicant: Progressive Recycling, LLC, Owner: Progressive Recycling, LLC, for a Special Use Permit in a M-2 (Proposed) Zoning District to Allow a Salvage Operation, District 6 Land Lot 258 Parcel 051, 2700 Block of Simpson Circle and the 2700 Block of Keystone Court, 1.01 Acres, District 2/Nasuti[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 06/17/2008]

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4. Rezonings:

2008-0451 RZC-08-069, Applicant: L&P Development Associates, LLC, Owner L&P Development Associates, LLC, C-1 to C-2, Commercial Uses (Reduction in Buffers), District 6 Land Lot 258 Parcel 339, 2800 Block of Simpson Circle, 2.53 Acres, District 2/Nasuti[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

2008-0452 RZR-08-002, Applicant: Oakland Partners, LLC, Owner: Oakland Partners, LLC, R-100 to R-75 CSO, Single-Family Conservation Subdivision, District 7 Land Lot 293 Parcels 031 and 281 South of 1500 Block of Peachtree Industrial Boulevard, 200 Block of Old Swimming Pool Road and the 4900 Block of Maplecliff Drive, 9.83 Acres, District 4/Kenerly[Planning Department Recommendation: Approve][Planning Commission Recommendation: Approve]

2008-0454 SUP-08-028, Applicant: Oakland Partners, LLC, Owner: Oakland Partners, LLC for a Special Use Permit in a (Proposed) R-75 CSO Zoning District to Allow Single-Family Conservation Subdivision, District 7 Land Lot 293 Parcels 031 and 281, South of 1500 Block of Peachtree Industrial Boulevard, 200 Block of Old Swimming Pool Road and the 4900 Block of Maplecliff Drive, 9.83 Acres, District 4/Kenerly[Planning Department Recommendation: Approve][Planning Commission Recommendation: Approve]

5. Planning & Development/Glenn Stephens

2008-0435 TSP-2008-00010 - Request for construction of a 126 ft tall Monopole Telecommunication Tower and ground equipment. Location is 3052 Centerville Rosebud Road. Commission District 3 (Beaudreau).(Staff Recommendation: Approval with conditions)

X. Comments from Audience

XI. Adjournment