



# Gwinnett County Board of Commissioners

Tuesday, November 18, 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. Announcements**

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

#### **1. Planning & Development/Glenn Stephens**

**2008-2133 TSP-2008-00023**, Construction of a 195 foot Tall Monopole Telecommunication Tower with ground equipment. Location is 2050 Hurricane Shoals Rd. Commission District 3 (Beaudreau). (Tabled on 09/23/2008) (Staff Recommendation: Approval with Conditions)(Public hearing was held)

**2008-2134 TSP-2008-00024**, Construction of a 199 foot Tall Telecommunication Tower with ground equipment. Location is 2565 Camp Mitchell Road. Commission District 3 (Beaudreau). (Tabled on 09/23/2008) (Staff Recommendation: Approval with Conditions)(Public hearing was not held)

**2008-2319 TSP-2008-00027** - Allow construction of a 155 foot tall Monopole Telecommunication Tower with ground equipment. Location is: 2443 Collins Hill Road, Commission District 4 (Kenerly). (Tabled on 10/28/2008) (Staff Recommendation: Approval with conditions)(Public hearing was not held)

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**V. Public Hearing - Old Business**

**1. Planning & Development/Glenn Stephens**

**2008-2498 MUO-08-003**, Applicant: Vintage Communities, Owner: Vintage Communities, M-1 to MUO, Mixed-Use Overlay, District 7 Land Lot 044 Parcels 009 and 225, 1700 Block of Lakes Parkway, 11.58 Acres, District 1/Green (Tabled on 10/28/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

**2008-2272 SUP-08-074**, Applicant: JC Properties of Georgia, LLC., Owner: JC Properties of Georgia LLC., for a Special Use Permit in a C-2 Zoning District to Allow a Billiard Hall, District 7 Land Lot 152 Parcel 263, 2700 Block of Lawrenceville-Suwanee Road, 3.56 Acres, District 1/Green (Tabled on 10/28/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

**2008-2404 SUP-08-076**, Applicant: Navid Yazdanpanah, Owner: Karen Maclaurin for a Special Use Permit in a C-2 Zoning District to Allow Automobile Sales and Service, District 6 Land Lot 055 Parcel 124, 4300 Block of Stone Mountain Highway, 4.11 Acres, District 3/Beaudreau (Tabled on 10/28/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Deny without Prejudice]

**2008-2558 RZR-08-001**, Formerly 2008-0321, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Mark Wages, RA-200 to R-75 Modified, Modified Single-Family Subdivision, District 5 Land Lot 265 Parcel 001, 1900-2100 Block of Givens Road, 33.20 Acres, District 3/Beaudreau (Tabled on 09/23/2008)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions As R-100][Planning Commission Recommendation: Approve with Conditions as R-100]

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**1. Planning & Development/Glenn Stephens**

**2008-2559 SUP-08-010**, Formerly 2008-0322, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Mark Wages, for a Special Use Permit in an R-75 (Proposed) Zoning District to Allow a Modified Single-Family Subdivision, District 5 Land Lot 265 Parcel 001, 1900-2100 Block of Givens Road, 33.20 Acres, District 3/Beaudreau (Tabled on 09/23/2008)(Public hearing was not held)[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

**VI. Public Hearing – New Business**

**1. County Administration**

**2008-2740 Approval** of adoption of the redevelopment plan for the Evermore Tax Allocation District #1. (Staff Recommendation: Approval)

**2008-2741 Approval** of adoption of the Redevelopment Plan for the Gwinnett Place Tax Allocation District #1. (Staff Recommendation: Approval)

**2008-2742 Approval** of adoption of the Redevelopment Plan for Gwinnett Village Gateway Tax Allocation District #1. (Staff Recommendation: Approval)

**2. Transportation/Brian Allen**

**2008-2697 Approval** of incorporation into the Gwinnett County Speed Hump Program Ellsworth Glen (M-0092-57) - estimated cost: \$9,840.00 - 2001 Sales Tax Program - Commission District 4/Kenerly (Staff Recommendation: Approval )

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**VI. Public Hearing – New Business**

**3. Special Use Permit**

**2008-2671 SUP-08-088**, Applicant: Korean Seventh Day Adventist, Owner: Patrick De Connick, for a Special Use Permit in a RA-200 Zoning District to Allow a Church, District 1 Land Lot 002 Parcel 091, 2600 Block of Sardis Way, 6.04 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny without Prejudice]

**2008-2672 SUP-08-089**, Applicant: Don Woo, Owner: Pleasant Hill Forum, LLC, for a Special Use Permit in a C-2 Zoning District to Allow an Automotive Car Wash (Full Service), District 6 Land Lot 013 Parcels 302, 303, 304, 305, and 306, 3600 Block of Centerville Highway and the 3600 Block of Campbell Road, 7.24 Acres, District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 12/3/2008]

**2008-2673 SUP-08-090**, Applicant: Franklin T. Ly, Owner: Robert W. Campbell, for a Special Use Permit in a R-100 Zoning District to Allow a Church and Community Center, District 6 Land Lot 020 Parcel 002, 4100 Block of Campbell Road, 7.20 Acres, District 3/Beaudreau[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

**2008-2675 SUP-08-091**, Applicant: Angela Igwe-Simms, Owner Angela Igwe-Simms, for a Special Use Permit in a R-100 Zoning District to Allow a Home Occupation (Hair Salon), District 4 Land Lot 299 Parcel 033, 4400 Block of Hidden Stream Drive, 3.0 Acres, District 3/Beaudreau[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

**2008-2676 SUP-08-092**, Applicant: Jerry Higgins, Owner: Jerry Higgins, for a Special Use Permit in a R-100 Zoning District to Allow a Metal Building Greater than 550 Square Feet, District 7 Land Lot 321 Parcel 016B, 5500 Block of Cumming Highway and the 600 Block of Old Cumming Road, 1.90 Acres, District 4/Kenerly[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

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**3. Special Use Permit**

**2008-2677 SUP-08-093**, Applicant: Fast Trip Corporation, Owner: Fast Trip Corporation, for a Special Use Permit in a C-1 Zoning District to Allow a Grocery Store, District 6 Land Lot 189 Parcel 002B, 1400 Block of Pirkle Road and the 5800 Block of Singleton Road, 1.81 Acres, District 2/Nasuti[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions]

**4. Rezonings**

**2008-2668 RZC-09-002**, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Valerie Hewatt, C-1 to C-2, Commercial/Retail Uses (Reduction of Buffers), District 7 Land Lot 027 Parcel 010, 700 Block of Braselton Highway, 1.07 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

**20082669 SUP-09-001**, Applicant: Mahaffey Pickens Tucker LLP, Owner: Valerie Hewatt, for a Special Use Permit in a C-2 (Proposed) Zoning District to Allow a Tattoo Parlor, District 7 Land Lot 027 Parcel 010, 700 Block of Braselton Highway, 1.07 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

**2008-2670 CIC-08-022**, Applicant: Mahaffey Pickens Tucker, LLP, Owner: Valerie Hewatt, to Change Conditions of Zoning for Property Zoned O-I (Reduction in Buffers), District 7 Land Lot 027 Parcel 010, 700 Block of Braselton Highway, 2.08 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny]

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**4. Rezonings**

**2008-2679 RZC-08-018** (Reheard by Consent Order), Applicant: Legacy Academy, Owner John W Heard, R-75 to O-I, Daycare Center (Reduction in Buffers), District 7 Land Lot 318 Parcel 047, 5500 Block of Suwanee Dam Road and the 5500 Block of Kennedy Road, 2.654 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny without Prejudice]

**2008-2680 SUP-08-004** (Reheard by Consent Order), Applicant: Legacy Academy, Owner John W. Heard, For a Special Use Permit in an O-I (Proposed) Zoning District to Allow a Daycare Center, District 7 Land Lot 318 Parcel 047, 5500 Block of Suwanee Dam Road and the 5500 Block of Kennedy Road, 2.654 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Deny without Prejudice]

**2008-2681 RZC-07-009** (Reheard by Consent Order), Applicant: Peggy Slappey Properties, Owner: Jack Burel, et al, RA-200 to O-I, Office Uses, District 1 Land Lot 001 Parcels 009 and 045, 2900 Block of Hamilton Mill Road, 9.01 Acres, District 4/Kenerly[Planning Department Recommendation: Deny][Planning Commission Recommendation: Tabled - Date: 12/3/2008]

**5. Planning & Development/Glenn Stephens**

**2008-2591 TSP-2008-00038** - Construction of a 32' tall steeple atop Immanuel Full Gospel Church. Total height of structure from ground to top of steeple is 66'. Location is 1481 Lawrenceville-Suwanee Road, Lawrenceville, GA 30043. Commission District 4 (Kenerly). (Staff Recommendation: Approval with Condition)

**2008-2593 TSP-2008-00039** - Construction of a 94' tall steeple with cross atop Hamilton Mill United Methodist Church, for a total height from ground to top of cross of 151'4". Location is: 1450 Pine Road. Commission District 4 (Kenerly). (Staff Recommendation: Approval with Condition)

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**5. Planning & Development/Glenn Stephens**

**2008-2663** - for Chairman to execute a Resolution to transmit the Gwinnett County 2030 Unified Plan to the Atlanta Regional Commission for regional and state review.[Planning Department Recommendation: Approve][Planning Commission Recommendation: Approve]

**VII. Comments from Audience**

**VIII. Adjournment**