

# 2010 Development Activity Report



Gwinnett County Department of Planning and Development  
Planning Data Services Section

## **2010 DEVELOPMENT ACTIVITY REPORT**

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## 1.0 Introduction

The **2010 Development Activity Report** presents data, analyses, and trends of rezoning, subdivision and commercial development and residential and nonresidential building activity that occurred in unincorporated Gwinnett County during 2010. The review of development activity during the past year provides a picture of growth trends in Gwinnett County. This report is intended to evaluate these trends as well as identify the directions of anticipated development. This document should prove useful for planning activities including land use planning, facilities planning, and market analysis.

This report is divided into three sections: Rezoning Activity, Development Permit Activity, and Building Permit Activity. The Rezoning Activity section presents information about rezoning applications processed in 2010 while the second section, Development Permit Activity reviews and evaluates the type and location of land development permits including Subdivision, Multifamily, and Commercial Development Permits issued during 2010. The last section, Building Permit Activity presents and analyzes residential and nonresidential building permits issued in 2010. Location maps of the 2010 rezonings and development permits are in each respective section. Listings of the rezonings and development permits are in the appendix. This report and previous development activity reports are also available in PDF format on the Gwinnett County Department of Planning and Development's [Data & Maps](#) web page. In addition, PDF reports of rezoning and Special Use Permits received, building permits issued weekly, development permits issued weekly, and weekly development and building plan review project submittals are available on the Department's [web site](#). Users can also [search the Department's permit database](#) through the web site using several selection criteria including location, name and date ranges.

To report various types of data, Gwinnett County has been divided into seven subareas or planning areas: 1-Buford/Sugar Hill, 2-Duluth/Suwanee, 3-Norcross/Peachtree Corners, 4-Lilburn/Southwest Gwinnett, 5-Lawrenceville/Central Gwinnett, 6-Dacula/East Gwinnett, and 7-Snellville/Grayson. A map depicting these planning areas is located in the appendix. The Department of Planning and Development, Planning Data Services Section compiled the information in this report from rezoning case and permit data provided by other department sections including Current Planning, Development Review, and Building Permits. **All data refer to the unincorporated portions of Gwinnett County and do not include the development activity of the fifteen municipalities located entirely or partially within Gwinnett unless otherwise noted.**

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## 2.0 Rezoning Activity

Information concerning the number and outcome of rezoning applications processed annually since 1986 is presented in Table 1 and Figure 1. In 2010 the Planning Division processed 30 rezoning applications. Of the 30 rezoning requests scheduled for public hearings during 2010, three applications were withdrawn, one case was tabled, 19 applications were approved, and 7 requests were denied. Information about each 2010 rezoning case is located in the appendix and their locations are depicted on Figure 2.

Historical changes in the number of rezoning applications can be attributed to many reasons including administrative changes in the county's rezoning processes and procedures. The Gwinnett County Department of Planning and Development reduced the number of rezonings accepted on a monthly basis from 20 to 14 beginning in July 1996. Also in 1996, the department accepted no rezonings for multifamily developments by resolution of the Gwinnett County Board of Commissioners. This moratorium was initiated to enable the Department of Planning and Development to determine the impact of multifamily developments on public facilities and services.

The Gwinnett County Board of Commissioners initiated another rezoning moratorium in August 2000. No additional rezoning applications were accepted after August 2000 to allow the Department of Planning and Development to process the backlog of existing applications. The moratorium was lifted in January 2001. However, there was another change in the county's rezoning procedures during that year. While the limit of 14 rezoning applications and eight (8) unrelated Special Use Permits accepted per month remained, rezoning cases were assigned to monthly public hearing agendas based upon the type of proposed development or zoning category requested. For example, RZC cases include commercial, office

**Table 1**  
**1986- 2010 Rezoning Applications**

Year	Accepted	Withdrawn	Approved	Denied	Tabled
2010	30	3	19	7	1
2009	45	6	22	16	1
2008 <sup>c</sup>	61	5	31	21	4
2007 <sup>b</sup>	157	12	97	44	4
2006	148	16	108	20	4
2005	164	10	115	36	3
2004	190	21 <sup>a</sup>	132	36	1
2003	170	18	111	41	0
2002	165	17	108	39	1
2001	142	15	104	23	0
2000	172	14	135	23	0
1999	171	6	137	27	1
1998	182	12	152	17	1
1997	160	10	127	20	3
1996	175	12	130	28	5
1995	209	22	149	37	1
1994	213	2	179	26	6
1993	154	2	137	14	1
1992	180	11	149	19	1
1991	132	12	111	9	0
1990	141	11	108	22	0
1989	139	14	104	19	2
1988	170	21	120	28	1
1987	197	21	136	40	0
1986	191	21	134	35	1

a. Six of the withdrawn cases were reassigned as CIC cases

b. 2007 includes 2008 RZC cases processed during 2007 and two 2007 MUR cases

c. Excludes 2008 RZC cases processed during 2007

Source: Gwinnett County Department of Planning and Development

and industrial requests, RZM cases include multifamily and townhome applications, and RZR cases are intended for single-family subdivision proposals. Rezoning cases are processed on a quarterly basis depending on case type.

In 2002, the Mixed-Use Redevelopment (MUR) Overlay Zoning District was approved. The purpose of the Mixed-Use Overlay District was to promote new mixed-use development or the redevelopment of existing properties in a manner that integrates commercial and/or office with residential land uses, promotes pedestrian accessibility among uses, reduces automobile trips, provides a livable environment for project residents, and enhances the value and aesthetics of the surrounding community. In 2008, the Board of Commissioners renamed the MUR district to the Mixed-Use Overlay District (MUO) and amended some of the district's provisions to promote new mixed-use development or the redevelopment of existing properties. The Department of Planning and Development did not process any MUO applications in 2010.

In 2004, another significant procedural change occurred with the creation of the Change-in-Conditions (CIC) case type. CIC applications are requests to change the conditions imposed from a previous rezoning case. Historically, these requests were processed as new rezoning applications. In an effort to streamline the rezoning process, the CIC case type was enacted and these cases are scheduled for the next available agenda regardless of development type in contrast to the other rezoning case types (RZR, RZC, and RZM) that are heard on a public hearing schedule based on development type. This report does not include CIC case information since data from previous rezoning cases have been included in earlier versions of this document. For information purposes only, the Current Planning Section processed 19 CIC requests during 2010.

In addition to the rezoning cases, 65 Special Use Permits (SUP) were processed by the Current Planning Section in 2010. SUPs are not tracked in this report since most are for minor uses or activities that do not change the primary land use on a piece of property with one exception - stand-alone SUPs are granted for R-100 and R-75 Modified and Conservation Subdivision Ordinance (CSO) subdivisions. However, in 2010 there were no SUPs for CSO or Modified subdivisions.

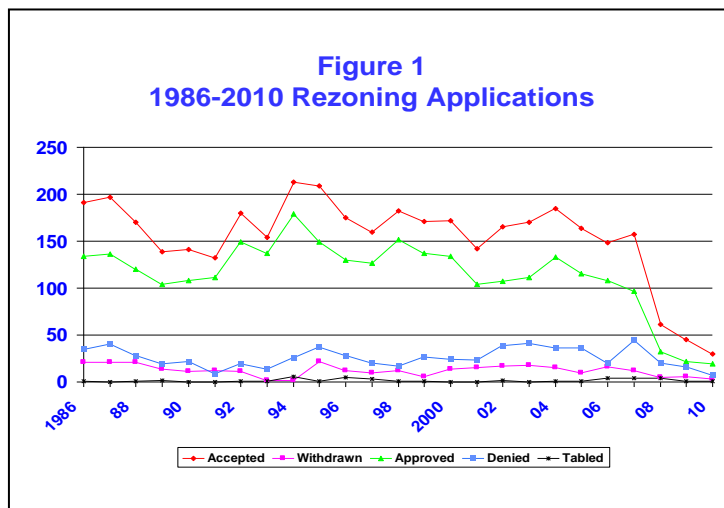


Figure 1 demonstrates the cyclical nature of rezoning activity that reflects trends in the local and regional economy in general and the local real estate market more specifically. As depicted in the figure, rezoning activity was very high in the middle 1980s - a significant growth period locally, regionally, and nationally before dipping during the economic recession in the early 1990s. Rezoning activity in Gwinnett began to rise in the middle 1990s reflecting the strengthening of the regional and local economies and real estate markets.

The drop in 1996 and 1997 can be attributed to the reduction in the number of applications accepted by the county, the moratorium on multifamily

rezoning requests, and a reflection of the record setting number of applications approved during the previous two years. Rezoning activity increased during the late 1990s and 2000 because of the incredible growth in the regional and local economies. However, by late 2000, the nation, state, and region slid into an economic slowdown. The significant decrease in rezoning activity in 2001 years reflects this economic downturn. As seen in the graph, the number of applications accepted since 2001 had increased steadily until 2004 as many rezoning cases were now processed as CIC cases.

There has been a steady decrease in the number of rezoning cases filed since 2004 with the exception of 2007 since many of the RZC cases originally scheduled for 2008 were added to the 2007 totals. However, rezoning activity particularly residential requests collapsed during 2008. Only five RZR (single-family subdivisions) and five RZM (multifamily residential) applications were submitted in 2008. Rezoning activity fell

off the charts in 2009 particularly residential rezonings. This trend continued into 2010 when only four (4) residential rezoning requests were processed with 138 housing units being approved.

Generally, rezoning property is one of the first steps in the land development process; thus, historical rezoning activity may be used to roughly predict future levels and areas of growth and development activity. For example, a smaller number of approved applications and accompanying number of proposed housing units and nonresidential space in one year might result in less development and building permit activity the following year or more. However, not all property that is rezoned is developed and all property that is developed does not necessarily go through the rezoning process.

Table 2 contains data concerning acreage, housing unit, and nonresidential space approved through rezonings annually since 1986. In 2010 100 acres were rezoned with proposals for only 137 housing units and about 249,000 square feet of commercial, office, warehouse, institutional, and industrial space. The amount of both approved nonresidential square footage and housing units dropped dramatically from 2008 and even more so from previous years. This dramatic decline in activity is unprecedented in modern times. Clearly the national and regional recession and housing bubble bust has continued to affect the local real estate market tremendously since late 2007.

**Table 2**  
**Acres, Housing Units, and Square Feet Rezoned Since 1986**

Year	Acres	Housing Units	Square Feet (Million)
2010	100	138	.249
2009	175	69	.616
2008 <sup>b</sup>	282	1,829	3.509
2007 <sup>a</sup>	897	2,166	3.374
2006	2,247	6,033	1.441
2005	2,829	7,497	1.142
2004	2,232	7,498	2.113
2003	2,184	5,902	2.338
2002	2,004	5,647	1.664
2001	1,862	5,044	2.594
2000	4,487	8,126	7.543
1999	3,375	9,144	2.636
1998	3,834	7,463	11.742
1997	2,526	3,848	8.983
1996	2,297	3,551	3.615
1995	3,001	5,278	5.169
1994	5,792	10,551	9.576
1993	4,647	8,891	2.369
1992	3,855	8,512	2.229
1991	3,096	4,994	3.466
1990	2,821	5,020	12.548
1989	3,283	4,006	11.225
1988	1,887	1,429	10.572
1987	4,846	7,308	16.460
1986	3,079	5,706	7.762
a. Includes 2008 RZC cases processed in 2007			
b. Excludes 2008 RZC cases processed in 2007			
Source: Gwinnett County Department of Planning and Development			

## 2.1 Residential Rezoning

Table 3 contains the number of housing units approved annually through rezonings since 1986 by residential zoning district. Housing unit information associated with rezonings should be used cautiously. The approved housing counts are either the applicant's request, a rezoning condition limiting the total number of units, a rezoning condition setting a housing unit density, or a calculation of a total number of housing units based on a standard density measure for various residential zoning districts. These housing unit totals are **approximate** numbers. More specific unit data are provided in the development permitting process when site plans are more precise and a more realistic number of potential housing units is available.

With that caveat, in general there has been a notable increase in the number of proposed housing units in rezonings to more dense single-family residential districts since 1987. The number of rezonings for smaller lot single-family subdivisions has increased in Gwinnett primarily because of escalating property values, the availability of public water and wastewater service, and the decrease in available undeveloped land available in the county. As for traditional single-family residential subdivision activity, there was one approved rezoning to the R-ZT (single-family detached residential) zoning district that accounted for 64 dwelling units in 2010.

**Table 3**  
**Proposed Housing Units Zoned to Residential Districts Since 1987**

Year	RA-200	R-100	R-75	R-60	R-SR	R-ZT	R-TH	RM	MUO	HRR
2010	1	1	0	0	0	64	72	0	0	0
2009	0	0	1	66	0	2	0	0	0	0
2008	1	0	22	0	0	0	14	300	1,492	0
2007	0	459	278	127	391	215	246	0	NA	0
2006	0	2,220	356	0	390	1,451	1,347	6	NA	263
2005	0	3,488	1,090	140	NA	1,381	1,246	152	NA	NA
2004	2	1,767	347	484	NA	2,770	NA	2,128	NA	NA
2003	1	1,708	695	332	NA	1,761	NA	1,405	NA	NA
2002	0	2,131	187	36	NA	1,494	NA	1,799	NA	NA
2001	1	1,757	709	18	NA	1,177	NA	1,382	NA	NA
2000	1	4,210	682	72	NA	1,167	NA	1,515	NA	NA
1999	2	3,447	1,205	200	NA	2,082	NA	2,208	NA	NA
1998	5	2,904	795	584	NA	754	NA	2,347	NA	NA
1997	4	1,952	503	461	NA	338	NA	590	NA	NA
1996	4	2,222	1,032	203	NA	90	NA	0	NA	NA
1995	3	1,677	1,302	430	NA	371	NA	1,496	NA	NA
1994	9	3,651	2,821	395	NA	249	NA	3,426	NA	NA
1993	7	5,487	775	899	NA	1,412	NA	247	NA	NA
1992	7	1,680	2,312	3,433	NA	886	NA	194	NA	NA
1991	3	1,484	1,354	0	NA	2,139	NA	0	NA	NA
1990	5	1,102	2,321	0	NA	985	NA	890	NA	NA
1989	2	247	2,554	0	NA	1,145	NA	46	NA	NA
1988	22	559	337	0	NA	504	NA	0	NA	NA
1987	58	1,430	871	0	NA	1,916	NA	3,024	NA	NA

2007 figures do not include 450 housing units approved under MUR2007-00002  
2000 figures do not include 480 housing units approved within a planned retirement/assisted living center.  
R-100 and R-75 include modified and CSO developments.  
No rezoning applications for multifamily developments were accepted in 1996.  
Units in R-140 District 1987- 58, 1988-22, 1989-12. None Since.  
Source: Gwinnett County Department of Planning and Development

Historically, there have been wide fluctuations in multifamily rezoning activity in the county. As presented in Table 3, the demand for multifamily units in Gwinnett has generally been much more cyclical than for single-family housing. A large number of multifamily housing units were constructed in Gwinnett County during the middle 1980s. This large supply coupled with lower population growth and household formation caused by the slow down in the local and regional economies in the early 1990s resulted in much higher vacancy rates in Gwinnett County's existing multifamily housing market. Because of these high vacancy rates, very little apartment rezoning activity occurred from 1988 through 1993. As the regional and local economies improved and Gwinnett County's population increased significantly, multifamily vacancy rates fell. The number of multifamily rezoning requests and proposed housing units increased tremendously peaking in 1994 with plans for 3,426 multifamily units. Reflecting the cyclical nature of multifamily rezoning requests, the number of proposed units dropped to 1,496 in 1995. Fewer multifamily rezoning applications with proposals for new housing units were filed in 1995 because of the significant number of multifamily housing units approved in 1994 satisfying the market for the immediate future. In addition the Gwinnett County Board of Commissioners denied two of the multifamily rezoning applications submitted in 1995.

In 1996, no rezoning applications for multifamily districts were accepted because of a moratorium imposed by the Gwinnett County Board of Commissioners to allow the Gwinnett County Department of Planning and Development to analyze the impact of multifamily development on public facilities and services. Despite the lifting of the multifamily rezoning moratorium, only 590 multifamily housing units were approved in 1997. Again, noting the cyclical nature of multifamily housing development, the number of proposed multifamily housing units increased dramatically in 1998 and 1999 when over 4,500 multifamily housing units were approved through rezonings. However there was a significant drop in 2000 when 1,515 multifamily units were approved – a decrease of 31 percent from 1999. The number of multifamily units approved through rezonings continued to decline during 2001, albeit slightly. The number decreased to 1,382 units or 8 percent less than the amount approved in 2000. In 2003, the number of housing units approved through rezonings to RM zoning districts decreased by 394 or 22 percent as compared to 2002. In addition, the vast majority of the housing units approved in the RM districts were for attached townhomes rather than the traditional apartment building type multifamily dwelling unit.

In 2004, 2,128 units were approved in RM zoning districts. Similar to 2003, 1,496 of the units approved in the RM districts were attached townhomes while apartments (two developments) accounted for the remaining 632 units. In 2005, rezonings to RM districts accounted for just 152 townhouse units. There were no rezonings for apartment developments in 2005. In 2006, there was only one rezoning to a RMD (multifamily duplex residential district) with six housing units. There were also no rezonings for apartment developments in 2007. Continuing the same trend, there was just one approved rezoning case to RM-13 - a multifamily district in 2008. Approximately 300 units were approved for this proposed apartment development located on Satellite Boulevard. In 2010, one townhome development with 72 proposed attached units was approved.

## **2.2 Nonresidential Rezonings**

Table 4 presents the amount of square feet and acres approved through rezonings for nonresidential land uses during 2010. Of the 15 cases approved for nonresidential uses, nine (9) changes were for commercial or retail uses encompassing over 148,000 square feet of space, five (5) changes were for office or institutional uses with 68,000 proposed square feet, and finally there was one (1) request approved for an industrial use totaling 33,000 square feet.

Overall approximately 249,000 square feet were approved through nonresidential rezonings in 2010. The amount of nonresidential square feet approved annually through rezonings since 2001 had remained relatively stable after a high of 7.5 million square feet in 2000. However, the sluggish national and state economies and the ongoing and real estate crisis have continued to impact the nonresidential sector as the amount of approved space dropped again by 60 percent even compared to the small amount proposed in 2009.

## 2.3 Rezoning Activity by Planning Area

Table 5 presents case, acreage, housing unit, and square footage data approved through rezonings by planning area. The locations of the 2010 rezoning cases are depicted on Figure 2 with a corresponding listing located in the appendix. A closer examination of rezoning activity by planning area reveals the differences in the rezoning activity in various areas of Gwinnett County. For instance, the Norcross/Peachtree Corners Planning Area had the largest number of approved rezoning cases. This is somewhat surprising given that this area is more urbanized and developed than other areas of the county. However, as in the recent past, planning areas in the central and eastern areas of the county including the Lawrenceville/Central

Gwinnett Planning Area and the Dacula/East Gwinnett Planning Area experienced the most rezoning activity – nine cases or 47 percent of the approved rezonings. In comparison, no cases were approved in northeast Gwinnett County.

The largest number of housing units – 72 were approved in one proposed townhome development in Norcross/Peachtree Corners while there was another case approved for a single-family development in Dacula/East Gwinnett consisting of 65 housing units.

In 2010 the location of rezonings for nonresidential developments was similar to residential request – the most square footage was approved in Norcross/Peachtree Corners while northeast Gwinnett experienced no rezoning activity. Nonresidential rezonings in Norcross/Peachtree Corners accounted for 43 percent of the 249,000 square feet of nonresidential space approved during 2010 in the county.

**Table 4**  
**2010 Nonresidential Rezoning Cases by Land Use**

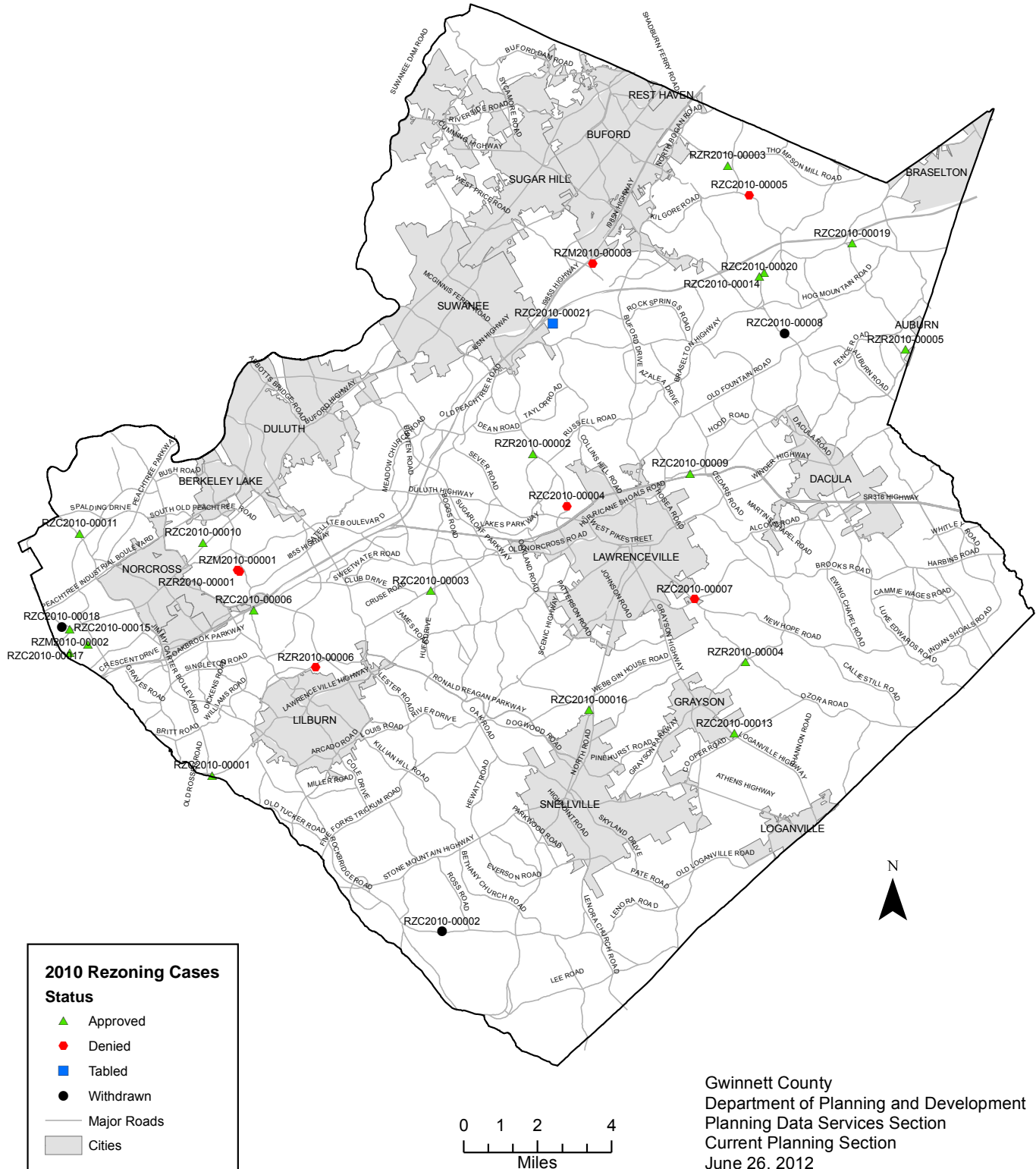
Land Use	Cases	Square Feet	Acres
Commercial/Retail	9	148,303	29.42
Office/Institutional	5	68,106	17.7
Industrial	1	33,544	5.71
Total	15	249,953	52.83
Source: Gwinnett County Department of Planning and Development			

**Table 5**  
**2010 Approved Rezoning Cases by Planning Area**

Planning Area	Cases	Housing Units	Square Feet	Acres
1-Buford/Sugar Hill	0	0	0	0
2-Duluth/Suwanee	0	0	0	0
3-Norcross/Peachtree Corners	6	72	107,588	30.5
4-Lilburn/Southwest Gwinnett	1	0	32,884	2.82
5-Lawrenceville/Central Gwinnett	4	1	54,750	17.16
6-Dacula/East Gwinnett	5	65	43,785	37.4
7-Snellville/Grayson	3	0	10,946	12.37
Total	19	138	249,953	100.25
Approved cases only				
Source: Gwinnett County Department of Planning and Development				

# Figure 2

## 2010 Rezoning Cases



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### 3.0 Development Permit Activity

This section of the report presents information concerning the number of permits and housing units and the amount of nonresidential square footage approved through Commercial (CDP), Multifamily (MDP), and Subdivision (SDP) Development Permits in 2010. The data presented in this section are for unincorporated Gwinnett County only and do not include development activity within the county's 15 municipalities with four exceptions: Gwinnett County issues development permits for county-owned projects regardless of location, Gwinnett County also issues development permits for curb-cuts on county-maintained roads regardless of the location in the county, Gwinnett County provides plan review services for the city of Grayson and Gwinnett County provides fire plan review and water and sewer plan review services on projects located throughout the county.

Table 6 presents the number of Subdivision, Multifamily, and Commercial Development Permits issued annually by Gwinnett County since 1991. Complete listings of the 2010 Subdivision, Multifamily, and Commercial Development Permits are located in the appendix while the locations of the permits are depicted on Figure 5 and Figure 6.

In 2010, Gwinnett County issued 122 Subdivision, Multifamily, and Commercial Development Permits approving just 520,000 square feet of nonresidential space and 162 housing units on approximately 556 acres. These numbers continue to be dramatically less than all years since 1991 with a huge decrease in proposed dwelling units. For example, the total number of housing units permitted in 2010 was less than 5% of the number proposed in 2007.

**Table 6**  
**Annual Development Activity 1991-2010**

Year	Permits	Acres	Housing Units	Square Feet (Millions)	Hotel Rooms
2010	122	556	162	.520	0
2009	110	471	471	.628	0
2008	202	1,104	622	4.857	0
2007	346	2,767	3,261	4.035	107
2006	396	5,531	7,547	6.637	0
2005	419	4,728	10,609	5.682	0
2004	426	4,098	8,914	5.323	0
2003	434	4,932	10,085	3.265	0
2002	389	4,379	8,518	5.625	71
2001	416	5,649	7,483	7.769	162
2000	477	6,890	12,480	9.348	268
1999	485	6,319	10,612	8.037	169
1998	602	6,964	10,488	11.034	703
1997	534	6,619	7,167	10.403	278
1996	472	5,709	8,459	9.294	1,542
1995	476	5,551	7,886	10.707	921
1994	440	4,948	8,692	6.410	132
1993	377	5,491	8,952	3.872	0
1992	311	4,739	7,254	2.288	0
1991	266	4,042	4,190	3.277	0
Source: Gwinnett County Department of Planning and Development					

Table 7 presents the number of housing units and amount of nonresidential space permitted in Gwinnett County by land use through Subdivision, Multifamily, and Commercial Development Permits in 2010. As presented in the table, only eight (8) permits were issued for single-family or townhome developments on 30 acres containing 162 proposed units. The local housing market continues to slide as the number of proposed dwelling units was even less than in 2009 when it was thought the bottom had completely fallen out of the housing market. The number of approved residential units decreased from 471 in 2009 to 126 in 2010.

During 2010, the new nonresidential space market in Gwinnett also continued to decline and was almost nonexistent. Only 114 permits were issued for nonresidential developments that ranged from stores and offices to parking lots and recreation areas. These

proposed nonresidential developments encompassed approximately 526 acres with just 520,000 square feet of space. Compared to just two years earlier, the amount of permitted nonresidential space decreased by over 4.3 million square feet or 90 percent.

### 3.1 Development Permit Activity by Planning Area

Table 8 and Table 9 present the permits, housing units, acres, and nonresidential space approved in 2010 by planning area. The locations of the development permits issued during 2010 are depicted on Figure 5 and Figure 6 while a list of the development permits is provided in the appendix. An examination of land development activity by planning area reveals that the largest number of permits - 23 were issued in the Lawrenceville/Central Gwinnett Planning Area and these accounted for 19 percent of Gwinnett County's development permit total. In contrast, the least amount of development permit activity occurred in the Buford/Sugar Hill Planning Area where only eight (8) development permits were issued. Besides the dismal land development market, most of the land area in the Buford/Sugar Hill Planning Area is within the cities of Buford, Sugar Hill, and Rest Haven where Gwinnett County does not generally regulate land development activity.

**Table 7**  
**Housing Units, Square Feet, and Acres**  
**Permitted by Land Use in 2010**

Type	Permits	Housing Units	Square Feet	Acres
Single-family	5	94	NA	18.2
Townhomes	3	68	NA	11.5
<b>Residential</b>	<b>8</b>	<b>162</b>	<b>NA</b>	<b>29.7</b>
Commercial/Retail	35	NA	197,245	73.4
Industrial	10	NA	30,560	42.1
Office	3	NA	126,915	19.6
Government <sup>1</sup>	9	NA	11,582	193.7
Institutional <sup>2</sup>	14	NA	56,959	56.8
Other <sup>3</sup>	43	NA	97,110	140.4
<b>Nonresidential</b>	<b>114</b>	<b>NA</b>	<b>520,371</b>	<b>526</b>
<b>Total</b>	<b>122</b>	<b>162</b>	<b>520,371</b>	<b>555.7</b>
<sup>1</sup> Government includes public schools. <sup>2</sup> Institutional includes churches, private schools, and hospital/health care facilities. <sup>3</sup> Other includes driveways, towers, recreation areas, utilities, parking, and curb cuts. Source: Gwinnett County Department of Planning and Development				

**Table 8**  
**2010 Development Permits by Planning Area**

Planning Area	Residential			Nonresidential			Total	
	Permits	Units	Acres	Permits	Square Feet	Acres	Permits	Acres
1-Buford/Sugar Hill	0	0	0	8	25,376	20.9	8	20.9
2-Duluth/Suwanee	7	162	22.7	12	36,135	40.1	19	62.8
3-Norcross/Peachtree Corners	0	0	0	16	2,940	32.5	16	32.5
4-Lilburn/Southwest Gwinnett	0	0	0	22	31,103	166.4	22	166.4
5-Lawrenceville/Central Gwinnett	0	0	0	23	268,817	107.1	23	107.1
6-Dacula/East Gwinnett	0	0	0	17	126,188	102	17	102
7-Snellville/Grayson	1	0	7	16	29,812	57.1	17	64.1
Total	8	162	29.7	114	520,371	526.1	122	555.8
Residential includes Apartments, Condominiums, Single-family, and Townhomes.								
Nonresidential includes Commercial/Retail, Industrial, Office, Government, Institutional, and Other.								
Source: Gwinnett County Department of Planning and Development								

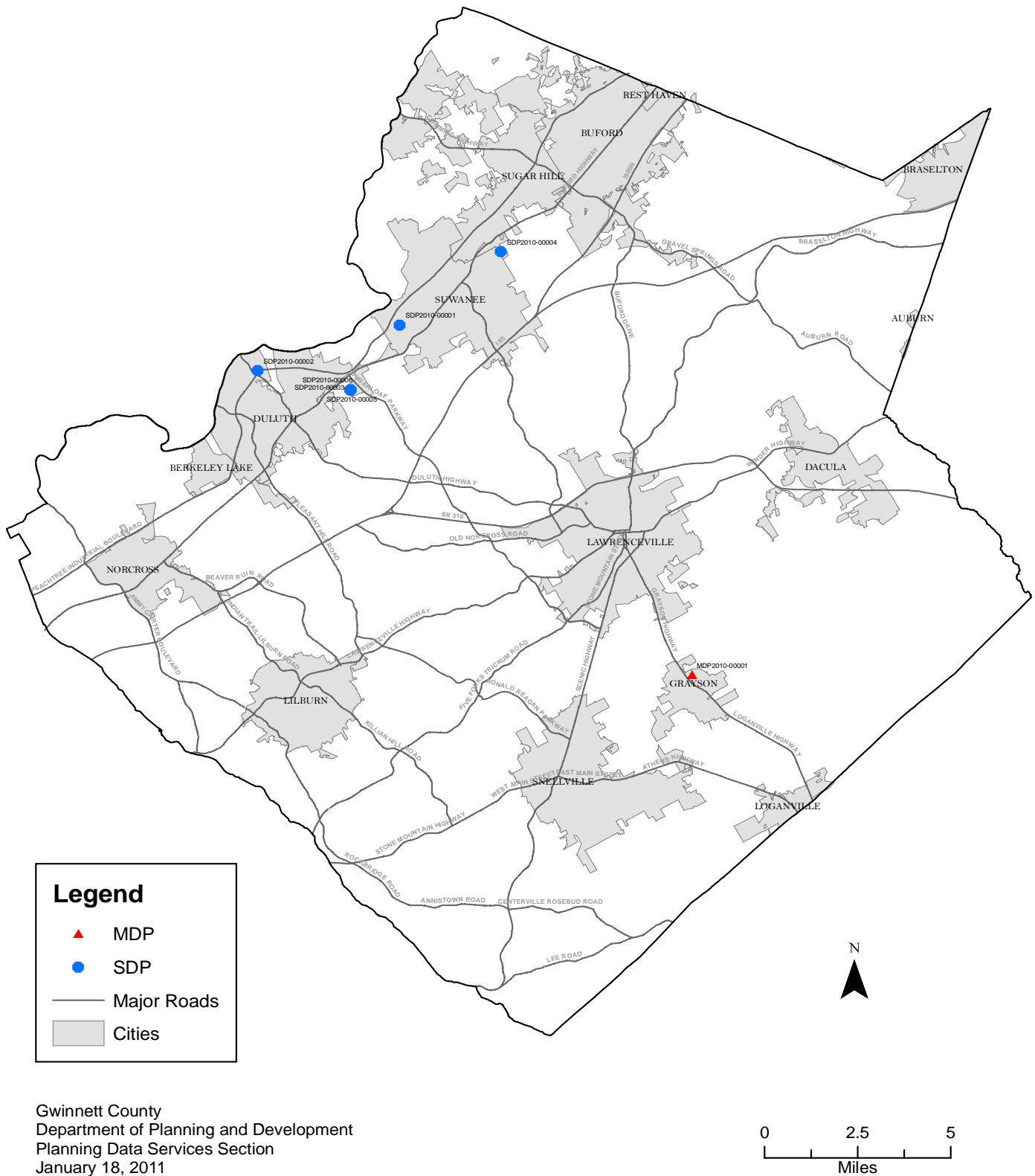
Residential development data for 2010 clearly indicate what little housing growth occurred primarily in the Duluth/Suwanee Planning Area. This planning area experienced some residential development activity during the past year when 126 new dwelling units were proposed.

The Lawrenceville/Central Gwinnett Planning Area had the largest amount of proposed nonresidential space. The 23 nonresidential development permits issued in the planning area accounted for 20 percent of Gwinnett County's total and the 268,000 square feet of nonresidential space comprised 52 percent of Gwinnett County's total permitted nonresidential space. Dacula/East Gwinnett had the next largest amount of nonresidential space permitted – over 126,000 square feet. Land development activity in Gwinnett was practically nonexistent in 2010. Neither the residential and nonresidential markets experienced any substantial activity. Until the existing inventory of available residential lots and commercial space is reduced, Gwinnett County will continue to experience similar low-levels of development permit activity for years to come.

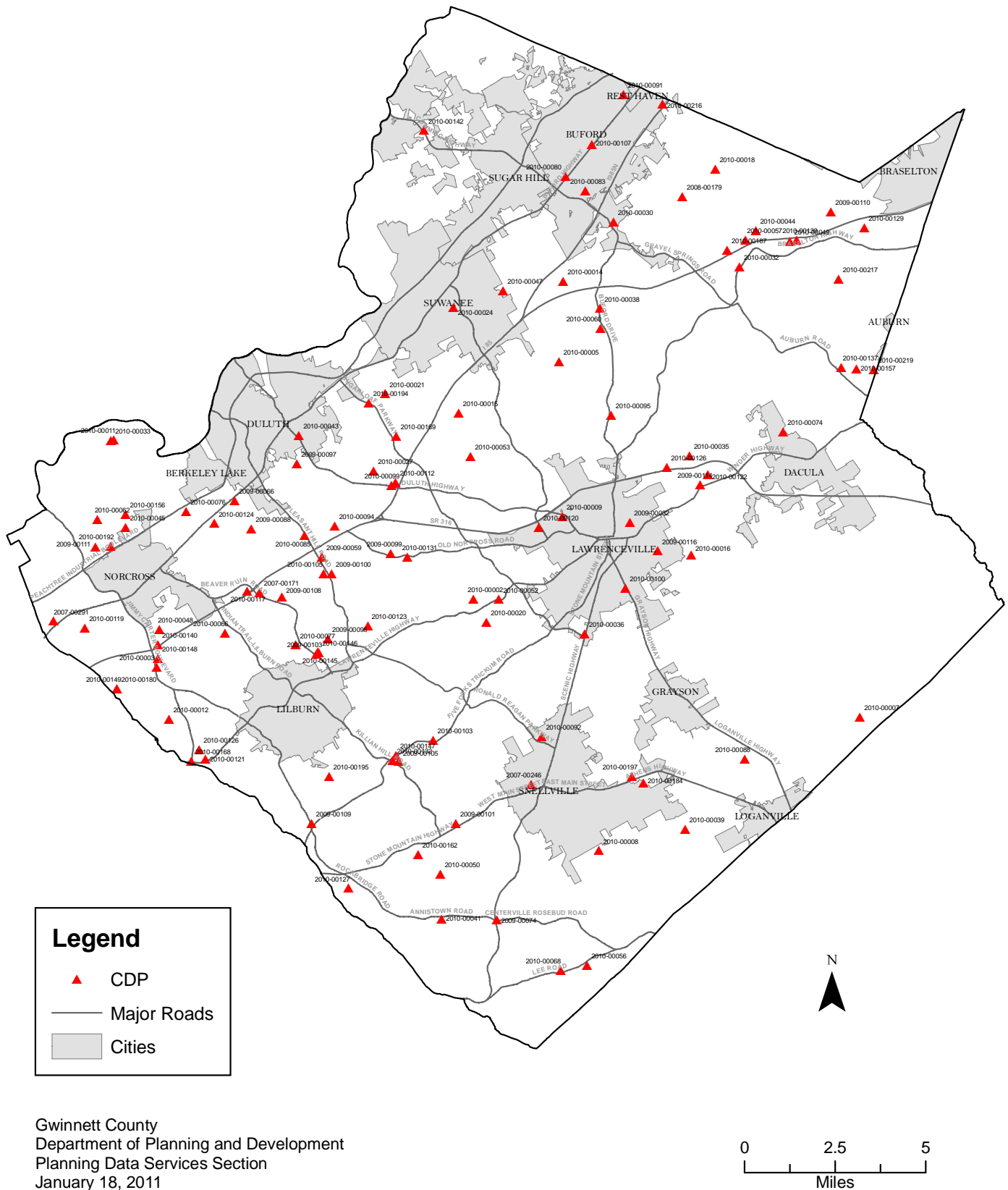
**Table 9**  
**2010 Residential Development Permits Issued by Planning Area**

Area	Housing Type	Permits	Units
1 - Buford/Sugar Hill	NA	NA	NA
2 - Duluth/Suwanee	Single-family	5	94
	Townhomes	2	68
3 - Norcross/Peachtree Corners	NA	NA	NA
4 - Lilburn/Southwest Gwinnett	NA	NA	NA
5 - Lawrenceville/Central Gwinnett	NA	NA	NA
6 - Dacula/East Gwinnett	NA	NA	NA
7 - Snellville/Grayson	Townhomes	1	NA
Gwinnett County	Single-family	5	94
	Townhomes	3	68
	Total	8	162
Source: Gwinnett County Department of Planning and Development			

**Figure 3**  
**2010 Subdivision and Multifamily Development Permits**  
**(SDPs and MDPs)**



**Figure 4**  
**2010 Commercial Development Permits (CDPs)**



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## 4.0 Building Permit Activity

Building permit and housing unit data for 2010 are presented in Table 10. The building permit and housing unit totals reflect major new construction only and exclude permits issued for signs, swimming pools, temporary construction offices, renovations, minor additions, and other similar uses. Including all of these

**Table 10**  
**Major Building Permit Activity by Land Use Since 1986**

Year	SF Units	MF Units	Mobile Home	Total Res	Comm <sup>3</sup>	Ind <sup>4</sup>	Inst <sup>5</sup>	Total Nonres	Total
2010	697	395	6	1,098	33	1	14	48	1,146
2009	329	217	8	554	83	0	19	102	656
2008	870	633	26	1,529	171	11	48	230	1,759
2007	2,641	981	18	3,640	169	13	69	251	3,890
2006	5,136	2,638	19	7,793	185	26	105	316	8,109
2005	6,632	1,579	50	8,261	184	29	111	324	8,585
2004	7,166	1,508	79	8,753	171	20	94	293	9,046
2003	6,956	1,553	53	8,562	170	21	208	399	8,961
2002	7,230	1,996	90	9,316	195	25	71	291	9,607
2001	8,018	1,318	117	9,453	159	37	37	233	9,686
2000	7,110	3,999	94	11,203	146	44	35	225	11,428
1999	7,224	1,566	120	8,910	188	49	20	257	9,167
1998	6,737	2,859	106	9,702	135	66	29	230	9,932
1997	5,764	2,006	93	7,863	156	73	31	260	8,123
1996	6,005	1,523	156	7,684	181	51	24	256	7,940
1995	5,388	2,561	162	8,111	190	56	22	268	8,379
1994	5,495	1,546	184	7,225	147	44	53	244	7,469
1993	5,790	601	119	6,510	85	19	19	123	6,633
1992	4,743	94	120	4,957	69	14	24	107	5,064
1991	3,330	135	189	3,654	65	19	14	98	3,752
1990	2,856	543	195	3,594	142	23	16	181	3,775
1989	3,184	178	179	3,541	102	48	15	165	3,706
1988	3,894	1,501	239	5,634	145	73	15	233	5,867
1987	4,710	428	313	5,451	158	50	25	233	5,684
1986	5,746	3,928	409	10,083	286	91	18	395	10,478

<sup>1</sup> Single-family includes duplexes. <sup>2</sup> Multifamily includes apartments, condominiums, townhomes, and quadraplexes. <sup>3</sup> Commercial includes offices, restaurants, hotel/motels, and towers. <sup>4</sup> Industrial includes office/warehouse. <sup>5</sup> Institutional includes government, schools, churches, and clubhouses.  
Source: Gwinnett County Department of Planning and Development.

types of work and minor land uses, Gwinnett County issued 6,789 building permits in 2010. In 2010 Gwinnett County only issued 1,146 building permits for new construction projects that included 1,098 housing units and 48 significant nonresidential structures. In comparison to 2009 (a very slow year with regards to permit activity), building permit activity in Gwinnett has risen slightly. For example, the number of permitted single-family housing units increased by 368 units or over 100 percent while multifamily housing unit permits grew by 178 units – a 82 percent increase. However, the amount of nonresidential permits fell dramatically - 54 permits or over 53 percent. Overall when the more recent building permit numbers are contrasted to building permit activity in past years particularly during the mid-2000s, the latest declines are even more staggering.

#### 4.1 Residential Building Permit Activity

Table 11 presents the number of permits and housing units, the amount of nonresidential square feet, and the estimated construction cost of building permits issued in 2010 by type of land use. Residential construction was the primary land development activity in Gwinnett County during 2010. Of the 826 building permits issued, 778 or 94 percent were for some type of residential use. Construction of single-family dwellings accounted for the largest number of residential building permits – 697 or 90 percent of all of the residential building permits. In addition, six (6) permits or one percent were issued for mobile homes – another form of single-family housing. Multifamily development accounted for the remaining eight (8) percent of the residential building permits issued. All of these multifamily dwelling units were apartments or townhomes.

**Table 11**  
**2010 Building Permit Activity**

Land Use	Building Permits	Housing Units	Square Feet	Estimated Const Cost
Single-family <sup>1</sup>	697	697	NA	\$80,211,332
Apartments	12	332	NA	\$22,067,400
Townhomes	63	63	NA	\$4,918,901
Mobile Homes	6	6	NA	NA
Total Residential	778	1,098	NA	\$107,197,633
Commercial/Retail <sup>3</sup>	33	NA	188,293	\$12,715,836
Industrial <sup>4</sup>	1	NA	145,203	\$5,800,000
Institutional <sup>5</sup>	13	NA	62,907	\$5,294,540
Government <sup>6</sup>	1	NA	10,508	\$3,500,000
Total Nonresidential	48	NA	406,911	\$27,310,376
Total	826	1,098	406,911	\$134,508,009

<sup>1</sup> Single-family includes duplexes. <sup>2</sup> Apartment includes quadraplexes.  
<sup>3</sup> Commercial/retail includes offices, restaurants, hotel/motels, and towers.  
<sup>4</sup> Industrial includes office/warehouse/distribution facilities. <sup>5</sup> Institutional includes churches, clubhouses and other similar uses. <sup>6</sup> Government includes public schools.  
Source: Gwinnett County Department of Planning and Development

#### 4.2 Nonresidential Building Permit Activity

During 2010 Gwinnett County issued 48 building permits for over 400,000 square feet of new nonresidential space. Of the 48 building permits issued for nonresidential projects, 33 were for commercial, retail, or office developments consisting of approximately 188,000 square feet of space with an estimated construction cost of \$12.7 million. Institutional uses accounted for 13 permits and 62,000 square feet of space while one (1) building permit was issued for an industrial project encompassing over 145,000 square feet of space.

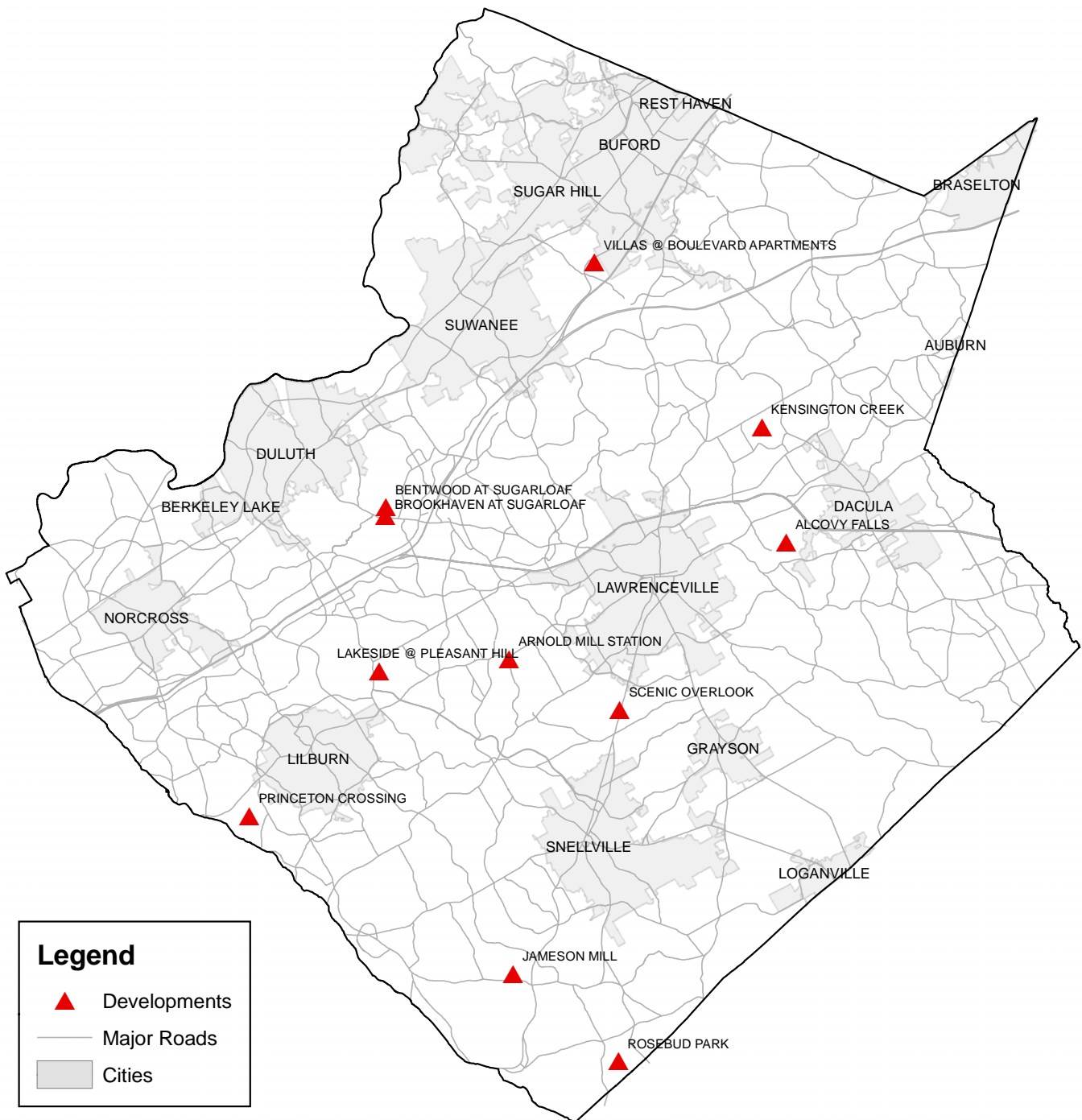
### 4.3 Subdivision Building Permit Activity

Listed in Table 12 and depicted on Figure 7 are the single-family subdivisions, townhome communities or apartment developments where 15 or more building permits were issued during 2010. The table lists the number of permits, the average size, and the average calculated building cost of homes in these developments.

**Table 12**  
**Developments With The Most Building Permit Activity in 2010**

Development	Building Permits	Average Square Feet	Average Building Cost
Alcovy Falls	20	1,378	\$57,312
Arnold Mill Station	26	2,251	\$93,576
Bentwood @ Sugarloaf	32	3,018	\$125,769
Brookhaven @ Sugarloaf (Townhomes)	16	2,266	\$94,533
Jameson Mill	28	3,257	\$135,662
Kensington Creek	25	2,339	\$97,204
Lakeside @ Pleasant Hill	17	2,209	\$92,108
Princeton Crossing	31	3,121	\$129,737
Rosebud Park	15	2,511	\$104,451
Scenic Overlook	17	2,091	\$86,928
Villas @ Boulevard Apartments	11 (307 Units)	NA	NA
Source: Gwinnett County Department of Planning and Development			

**Figure 5**  
**Developments with the Most Building Permit Activity in 2010**



Gwinnett County  
 Department of Planning and Development  
 Planning Data Services Section  
 January 25, 2011



Table 13 lists the most active residential builders in Gwinnett County during 2010. Fifteen or more residential building permits were issued to these builders or companies. The table lists the number of permits, the average house size, the average building cost, and the single-family subdivisions or multifamily developments that the builder had a significant number of permits.

**Table 13**  
**Major Home Builders In 2010**

Builder	Building Permits	Average Square Feet	Average Building Cost	Major Subdivisions/Developments (Building Permits Issued)
Alex Tetterton Homes	24	2,966	\$123,281	Villages @ Old Norcross South (7)
Almont Homes	32	2,522	\$104,999	Enclave @ Ivy Creek (13)
Bowen Family Homes	37	2,144	\$88,967	Brynfield (10)
Creskide Communities	46	2,127	\$88,545	Lakeside @ Pleasant Hill (16), Williams Crossing (11)
D R Horton Homes	77	2,861	\$118,694	Kensington Creek (22), Pucketts Manor (13)
Jefferson Homes	35	3,221	\$134,180	Jameson Mill (28)
Jim Chapman Communities	16	2,266	\$94,533	Brookhaven @ Sugarloaf (16)
JSA Inc.	17	2,091	\$86,928	Scenic Overlook (17)
Lenar Georgia Inc.	24	2,782	\$115,931	Byers Landing (12), Trey Vista on the Lake (12)
Meridian Homes USA	17	2,566	\$106,923	Woodland Brook Estates (10)
Peachtree Communities	15	3,074	\$128,072	Westchester Place (10)
Pulte Homes Corporation	28	3,017	\$125,754	Bentwood @ Sugarloaf (28)
Richardson Housing Group	30	2,074	\$86,364	Oakland Downs (12), Whitfield Estates (11)
Ryland Group	59	3,014	\$125,355	Princeton Crossing (31)
Smith Douglas Comm.	24	1,512	\$62,948	Alcovy Falls (20)
Wilson Parker Homes	45	2,399	\$99,759	Arnold Road Station (26), Rosebud (15)
Source: Gwinnett County Department of Planning and Development				

#### 4.4 Building Permit Activity by Planning Area

Table 14 presents housing units, square footage and estimated construction costs of the building permits issued in 2010 by planning area while Table 15 presents 2010 residential building permits issued by planning area. With 231 permits or 28 percent of all building permits, the Dacula/East Gwinnett Planning Area experienced the greatest amount of building permit activity. This area was followed by the Lawrenceville/Central Gwinnett Planning Area where 182 building permits or 22 percent of the county's total number of permits were issued.

The least number of building permits were issued in the Norcross/Peachtree Corners Planning Area - 42 building permits or only five percent of Gwinnett County's total number of building permits. While this low number can certainly be attributed to the miserable real estate market, other factors include that less vacant land is available for development and fewer building permits were issued in the planning areas located in the more urbanized area of the county. The next smallest amount of building permit activity occurred in the Buford/Sugar Hill Planning Area. Only 47 building permits or six percent of the County's total were issued in this area. Most of the land area in the Buford/Sugar Hill Planning Area is within the cities of Buford, Sugar Hill, and Rest Haven where Gwinnett County does not generally regulate land development activity.

**Table 14**  
**2010 Building Permit Activity by Planning Area**

Planning Area	Permits	Housing Units	Square Feet*	Estimated Cost*
1 – Buford/Sugar Hill	47	338	11,537	\$25,146,191
2 – Duluth/Suwanee	72	63	54,280	\$11,163,226
3 – Norcross/Peachtree Corners	42	63	15,825	\$7,720,394
4 – Lilburn/Southwest Gwinnett	108	101	36,331	\$12,664,308
5 – Lawrenceville/Central Gwinnett	182	173	209,634	\$25,507,835
6 – Dacula/East Gwinnett	231	223	48,824	\$29,829,799
7 – Snellville/Grayson	144	137	30,480	\$22,476,256
Gwinnett County	826	1,098	406,911	\$134,508,009
*Total square feet for nonresidential building permits. Estimated cost is for all building permits.				
Source: Gwinnett County Department of Planning and Development				

In 2010, the largest number of housing units – 338 or 31 percent of Gwinnett County's total were permitted in the Buford/Sugar Hill Planning Area. The Villas at the Boulevard apartments accounted for 307 of these units. The largest amount of nonresidential space was permitted in the Lawrenceville/Central Gwinnett Planning Area – over 209,000 square feet. By far the least amount of nonresidential space – 11,000 square feet was permitted in the Buford/Sugar Hill Planning Area. Again, most of the land area in this planning area is located in the cities of Buford and Sugar Hill so most nonresidential development activity is generally occurring within city limits.

Overall, single-family homes accounted for the largest number and proportion of permitted housing units in Gwinnett during 2010 – 697 or 63 percent. Building permits for single-family housing were issued primarily in two planning areas – Lawrenceville/Central Gwinnett with 161 permits and Dacula/East Gwinnett with 222 units. These planning areas accounted for approximately or 55 percent of all single-family permits.

Residential development in these areas has primarily been suburban-style single-family subdivisions with housing units on individual lots. However as land prices continue to increase and with the implementation by the county of new, nontraditional zoning and land development regulations, these single-family subdivisions are becoming more dense than developments traditionally built in Gwinnett County.

In 2010, the single-family homes permitted in the Snellville/Grayson Planning Area averaged 3,179 square feet in size - the largest average size in the county. In contrast, the smallest single-family homes were permitted in the Lawrenceville/Central Gwinnett Planning Area – averaging 2,279 square feet. As one would expect the larger homes permitted in Snellville/Grayson also had the highest estimated construction costs - \$132,127 while the estimated building cost of single-family homes in the Lawrenceville/Central Gwinnett Planning Area averaged \$94,800. Overall new single-family homes permitted in Gwinnett County during 2010 averaged 2,780 square feet in size with a building cost of \$116,050.

Multifamily housing accounted for 332 units or 30 percent of the total number of dwelling units permitted in Gwinnett County during 2010. The vast majority of apartment units were permitted in the Buford/Sugar Hill Planning Area – 307 or 92 percent of Gwinnett County's total number of permitted multifamily units.

**Table 15**  
**2010 Residential Building Permits Issued by Planning Area**

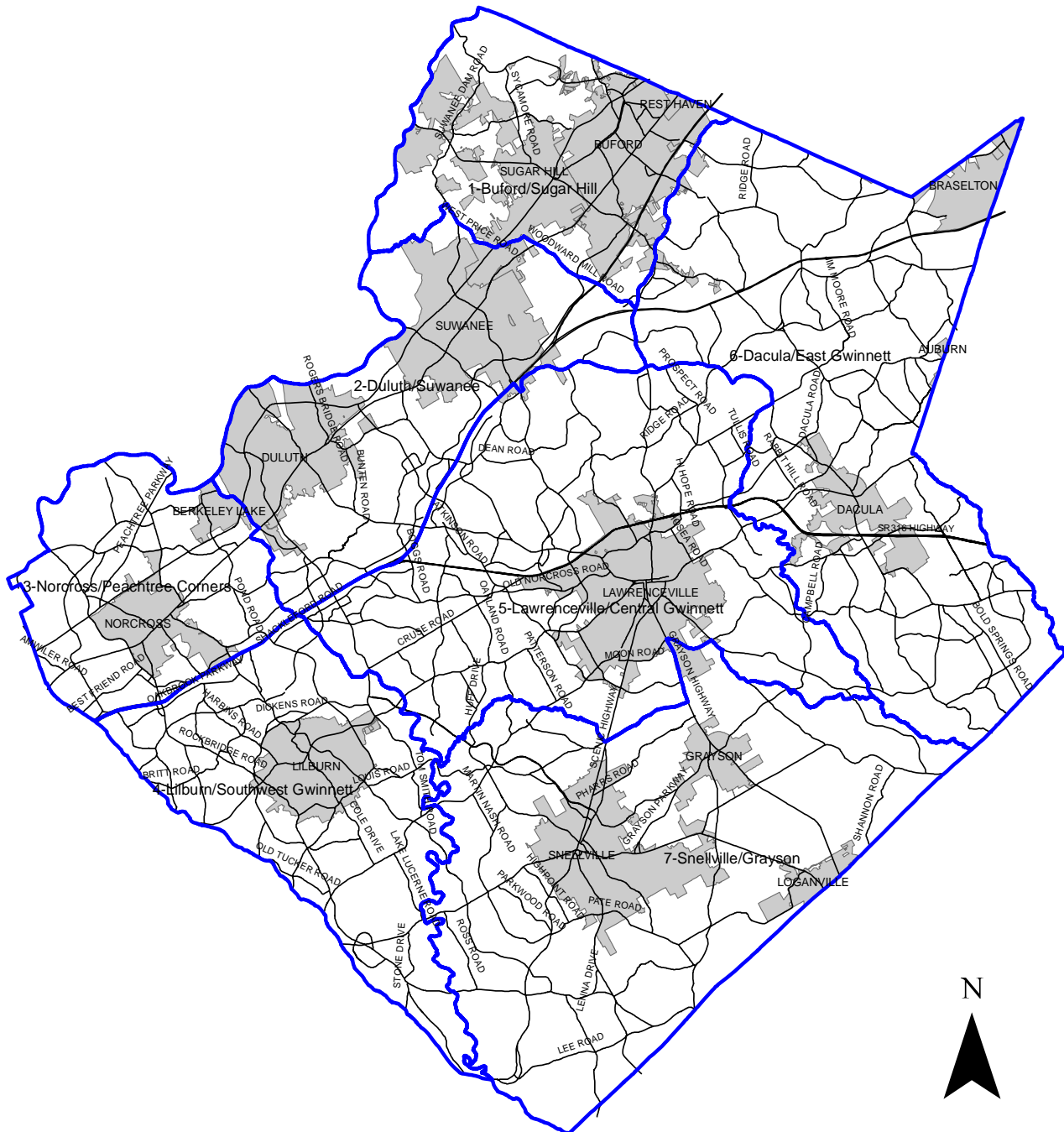
Area	Housing Type	Units	Avg Size	Avg Bldg Cost
1 - Buford/Sugar Hill	Apartments	307	NA	NA
	Single-family	31	2,589	\$107,793
2 - Duluth/Suwanee	Single-family	50	3,145	\$130,974
	Townhouse	13	2,278	\$94,997
3 - Norcross/Peachtree Corners	Apartments	25	NA	NA
	Mobile Home	2	NA	NA
	Single-family	19	2,736	\$113,759
	Townhouse	17	1,863	\$77,352
4 - Lilburn/Southwest Gwinnett	Mobile Home	2	NA	NA
	Single-family	86	2,779	\$115,585
	Townhouse	13	1,746	\$72,740
5 - Lawrenceville/Central Gwinnett	Single-family	161	2,279	\$94,800
	Townhouse	12	1,702	\$70,931
6 - Dacula/East Gwinnett	Mobile Home	1	NA	NA
	Single-family	222	2,754	\$117,317
7 - Snellville/Grayson	Mobile Home	1	NA	NA
	Single-family	128	3,179	\$132,127
	Townhouse	8	1,717	\$71,521
Gwinnett County	Apartments	332	NA	NA
	Mobile Home	6	NA	NA
	Single-family	697	2,780	\$116,050
	Townhouse	63	1,861	\$77,508
Source: Gwinnett County Department of Planning and Development				

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## Appendix

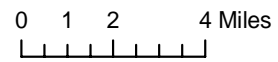
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## Gwinnett County Planning Areas

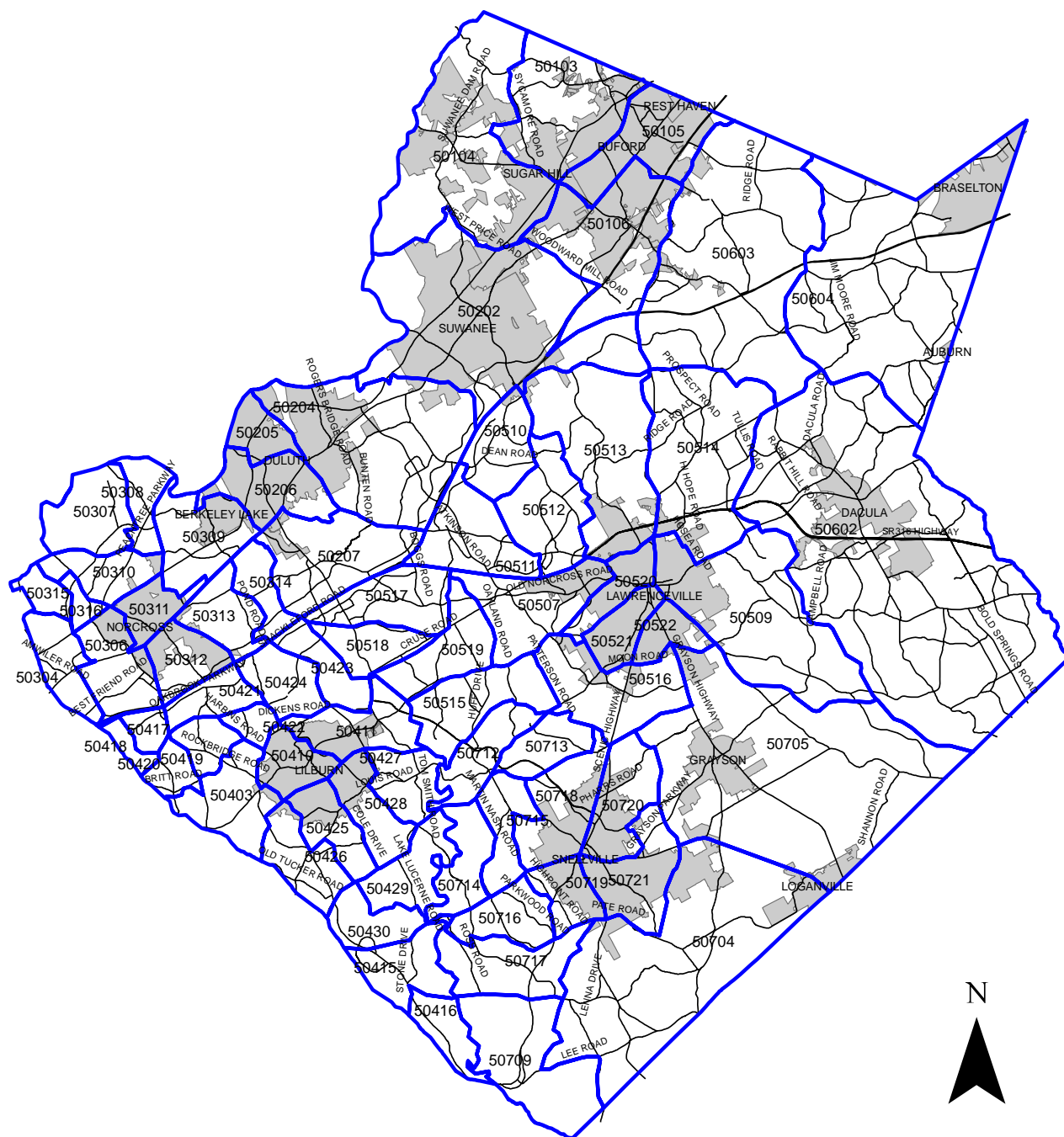


Planning Areas are 1970 Census Tracts

Gwinnett County Department of Planning and Development  
Planning Data Services  
November 14, 2007



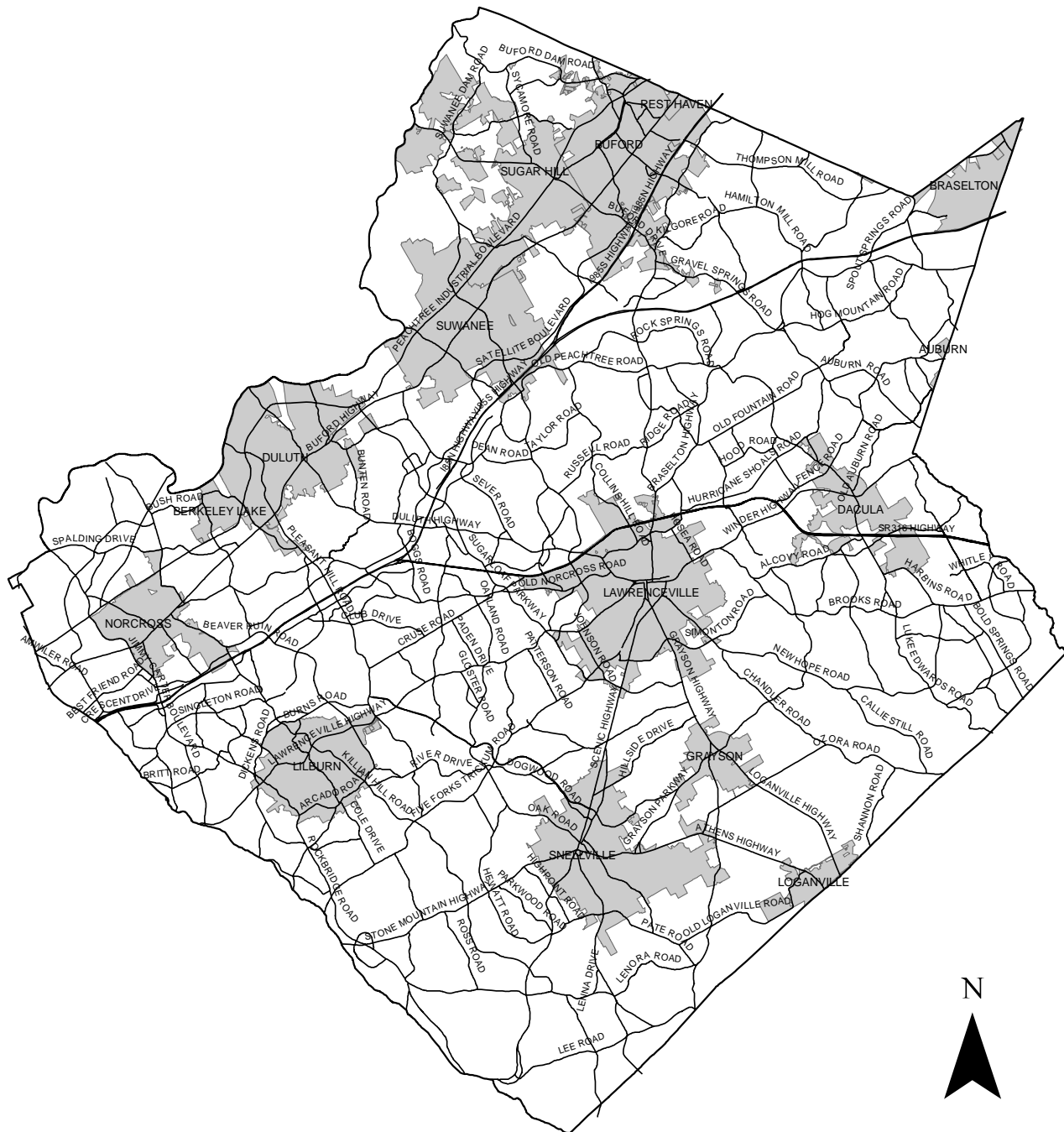
# Gwinnett County 2000 Census Tracts



Gwinnett County Department of Planning and Development  
 Planning Data Services  
 November 14, 2007

0 1 2 4 Miles

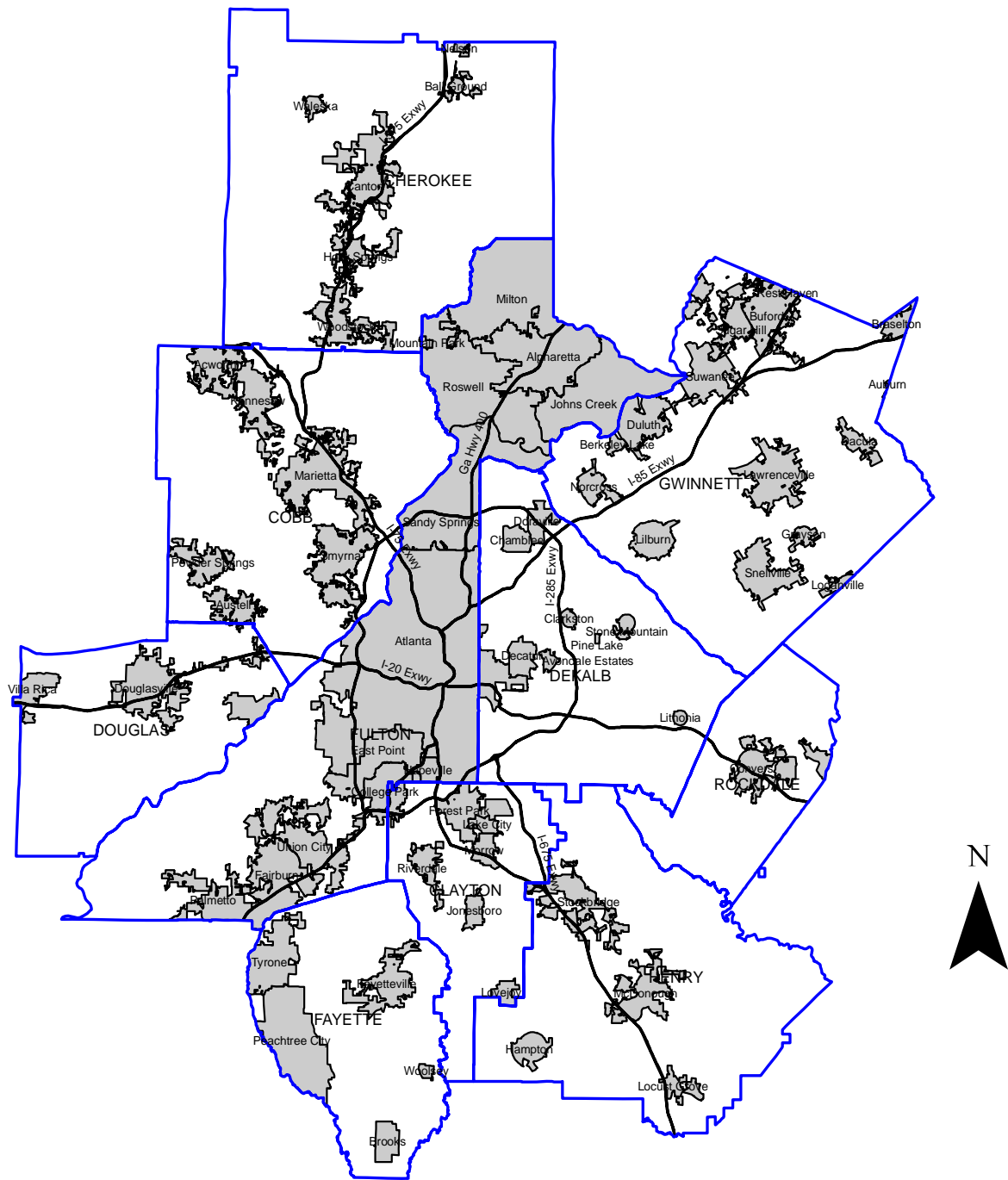
# Gwinnett County Municipalities



Gwinnett County Department of Planning and Development  
 Planning Data Services  
 November 14, 2007

0 1 2 4 Miles

# Atlanta Region



Ten-county Atlanta Region as defined by the Atlanta Regional Commission

Gwinnett County Department of Planning and Development  
 Planning Data Services  
 November 14, 2007

0 2.5 5 10 Miles

## Gwinnett County Department of Planning and Development

### Current Planning Case Activity Report

#### Case Number: CIC2010-00001

Status: APPROVED WITH CONDITIONS

Status Date: 2/16/2010

Original Zoning: M-2

Proposed Zoning: NA

Approved Zoning: NA

Comments: NA

---

Applicant: MCCULLOUGH TOWING

Address: 4431 BUFORD HIGHWAY

Map Reference Number: 6259 051 Commission District: 2

Acres: 1.48 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO AMEND THE TIME LIMIT FOR VEHICLE STORAGE

#### Case Number: CIC2010-00002

Status: DENIED WITHOUT PREJUDICE

Status Date: 1/26/2010

Original Zoning: C-2

Proposed Zoning: NA

Approved Zoning: NA

Comments: NA

---

Applicant: WAYNE SHEFFIELD

Address: 3383 HAMILTON MILL ROAD

Map Reference Number: 7182 065 Commission District: 4

Acres: 1.25 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3680

Proposed Use: CHANGE IN CONDITIONS TO AMEND ORIGINAL SITE PLAN

#### Case Number: CIC2010-00003

Status: ADMINISTRATIVELY WITHDRAWN

Status Date: 1/26/2010

Original Zoning: O-I

Proposed Zoning: NA

Approved Zoning: NA

Comments: NA

---

Applicant: TIMOTHY PUGH

Address: 3495 HAMILTON MILL ROAD

Map Reference Number: 7183 003B Commission District: 4

Acres: 0.85 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO DELETE THE REQUIREMENT FOR DEDICATION OF RIGHT-OF-WAY

**Case Number: CIC2010-00004**

Status: APPROVED WITH CONDITIONS

Status Date: 2/23/2010

Original Zoning: R-100

Proposed Zoning: NA

Approved Zoning: NA

Comments: NA

---

Applicant: RACEBROOK, INC.

Address: 4040 GUNNIN ROAD

Map Reference Number: 6315 035 Commission District: 2

Acres: 2.76 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5000

Proposed Use: CHANGE IN CONDITIONS TO ALLOW MALE DORMITORY RESIDENTS

**Case Number: CIC2010-00005**

Status: DENIED WITHOUT PREJUDICE

Status Date: 6/22/2010

Original Zoning: C-1

Proposed Zoning: C-1

Approved Zoning: N/A

Comments: NA

---

Applicant: PIB DEVELOPMENT, LLC

Address: 4400 PEACHTREE INDUSTRIAL BOULEVARD

Map Reference Number: 6268 043 Commission District: 2

Acres: 4.998 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 24900

Proposed Use: CHANGE IN CONDITIONS TO ELIMINATE BUFFER REQUIREMENT

**Case Number: CIC2010-00006**

Status: APPROVED WITH CONDITIONS

Status Date: 2/23/2010

Original Zoning: C-2

Proposed Zoning: NA

Approved Zoning: NA

Comments: NA

---

Applicant: KELLY J. CALVO

Address: 4745 BUFORD HIGHWAY

Map Reference Number: 6258 248 Commission District: 2

Acres: 1.37 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5000

Proposed Use: CHANGE IN CONDITIONS TO MODIFY USE RESTRICTIONS

**Case Number: CIC2010-00007**

Status: APPROVED WITH CONDITIONS

Status Date: 5/25/2010

Original Zoning: M-1

Proposed Zoning: M-1

Approved Zoning: M-1

Comments: NA

---

Applicant: DEBBIE YOUNG - STREET SMARTS

Address: 1000 SATELLITE BOULEVARD

Map Reference Number: 7154 025 Commission District: 1

Acres: 10.8 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 168925

Proposed Use: CHANGE IN CONDITIONS TO REDUCE LANDSCAPE STRIP FROM 25 FT. TO 10 FT.

**Case Number: CIC2010-00008**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/15/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: NA  
Comments: NA

Applicant: GEORGE SCHOFIELD CO., INC.  
Address: 6200 LAWRENCEVILLE HIGHWAY  
Map Reference Number: 6139 018 Commission District: 2  
Acres: 4 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6360  
Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTIONS

---

**Case Number: CIC2010-00009**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: RALPH E. BLACK, JR.  
Address: 2800 BUFORD DRIVE  
Map Reference Number: 7146 042 Commission District: 4  
Acres: 1.23 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: CHANGE IN CONDITIONS TO INCREASE SIGN HEIGHT FROM 6 FT.  
TO 10 FT.

---

**Case Number: CIC2010-00010**

Status: WITHDRAWN  
Status Date: 7/27/2010  
Original Zoning: WITHDRAWN  
Proposed Zoning: WITHDRAWN  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: WITHDRAWN  
Address: WITHDRAWN WITHDRAWN  
Map Reference Number: WITHDRAWN Commission District:  
Acres: 0 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: WITHDRAWN

---

**Case Number: CIC2010-00011**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: MAJID ZIBANEJADRAD  
Address: 4300 BUFORD HIGHWAY  
Map Reference Number: 6259 042 Commission District: 2  
Acres: 0.7 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3082  
Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTIONS

---

**Case Number: CIC2010-00012**

Status: DENIED

Status Date: 2/22/2011

Original Zoning: R-ZT

Proposed Zoning: R-ZT

Approved Zoning: DENIED

Comments: NA

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Applicant: SENTINEL PROPERTIES, INC.

Address: 4100 TERRACE OAKS LANE

Map Reference Number: 7233 430 Commission District: 1

Acres: 0.2 Proposed Units: 2 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO AMEND DWELLING SIZE

**Case Number: CIC2010-00013**

Status: APPROVED WITH CONDITIONS

Status Date: 10/26/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: C-2

Comments: NA

---

Applicant: ANTHONY J. KIPPES

Address: 2700 LAUREL DRIVE

Map Reference Number: 7146 023 Commission District: 4

Acres: 2.27 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTION

**Case Number: CIC2010-00014**

Status: WITHDRAWN

Status Date: 10/26/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: WITHDRAWN

Comments: NA

---

Applicant: THE BISHOP COMPANY, LLC

Address: 3500 BRASELTON HIGHWAY

Map Reference Number: 3002 035 Commission District: 3

Acres: 2.14 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTION  
(REDUCTION IN BUFFERS)

**Case Number: CIC2010-00015**

Status: APPROVED WITH CONDITIONS

Status Date: 5/17/2011

Original Zoning: R-60

Proposed Zoning: R-60

Approved Zoning: R-60

Comments: NA

---

Applicant: PEOPLES BANK & TRUST

Address: 3900 THOMPSON MILL ROAD

Map Reference Number: 7224 001 Commission District: 4

Acres: 22.4 Proposed Units: 73 Approved Units: 73 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO REDUCE DWELLING SIZE & REVISE  
REQUIRED BUILDING MATERIALS

**Case Number: CIC2010-00016**

Status: APPROVED WITH CONDITIONS

Status Date: 11/16/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: C-2

Comments: NA

---

Applicant: CITY LIGHTS, LLC

Address: 4900 SOUTH OLD PEACHTREE ROAD

Map Reference Number: 6270 082 Commission District: 2

Acres: 1.31 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6000

Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTIONS  
(RESTAURANT)

**Case Number: CIC2010-00017**

Status: APPROVED WITH CONDITIONS

Status Date: 4/26/2011

Original Zoning: R-ZT

Proposed Zoning: R-ZT

Approved Zoning: R-ZT

Comments: NA

---

Applicant: 3664 PROPERTIES, LLC

Address: 2700 TUSCANY PARK DRIVE

Map Reference Number: 7148 351 Commission District: 4

Acres: 9.74 Proposed Units: 39 Approved Units: 39 Proposed SqFt: 0

Proposed Use: CHANGE IN CONDITIONS TO REDUCE DWELLING SIZE & REVISE  
BUILDING MATERIALS

**Case Number: CIC2010-00018**

Status: APPROVED WITH CONDITIONS

Status Date: 12/14/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: C-2

Comments: NA

---

Applicant: DWN HAMILTON MILL, LLC

Address: 2700 HAMILTON MILL ROAD

Map Reference Number: 1001 857 Commission District: 4

Acres: 1.8 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 9480

Proposed Use: CHANGE IN CONDITIONS TO ELIMINATE BERM AND CONDITIONS  
OF ZONING

**Case Number: CIC2010-00019**

Status: APPROVED WITH CONDITIONS

Status Date: 12/14/2010

Original Zoning: M-2

Proposed Zoning: M-2

Approved Zoning: M-2

Comments: NA

---

Applicant: MAHAFFEY PICKENS TUCKER, LLP

Address: 4400 SHACKLEFORD ROAD

Map Reference Number: 6210 010 Commission District: 1

Acres: 9.04 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 39200

Proposed Use: CHANGE IN CONDITIONS TO REMOVE USE RESTRICTIONS

**Case Number: CRZ2010-00001**

Status: APPROVED

Status Date: 12/14/2010

Original Zoning: RA-200

Proposed Zoning: O-I

Approved Zoning: O-I

Comments: NA

Applicant: GWINNETT COUNTY DEPARTMENT OF PLANNING & DEVELOPMENT

Address: 700 HI HOPE LANE

Map Reference Number: 7013 004A Commission District: 4

Acres: 10 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 30500

Proposed Use: NON-PROFIT INSTITUTIONAL USES

---

**Case Number: MIH2010-00001**

Status: APPROVED WITH CONDITIONS

Status Date: 9/21/2010

Original Zoning: R-100

Proposed Zoning: R-100

Approved Zoning: R-100

Comments: NA

Applicant: WAYNE WARBINGTON

Address: 1300 VIRGIL MOON ROAD

Map Reference Number: 5096 019 Commission District: 3

Acres: 3.09 Proposed Units: 1 Approved Units: 0 Proposed SqFt: 0

Proposed Use: MOVED-IN HOUSE

---

**Case Number: RZC2010-00001**

Status: APPROVED WITH CONDITIONS

Status Date: 1/26/2010

Original Zoning: C-2, C-2

Proposed Zoning: C-2

Approved Zoning: C-2

Comments: NA

Applicant: DINH PHAN

Address: 6330 LAWRENCEVILLE HIGHWAY

Map Reference Number: 6140 023 Commission District: 2

Acres: 2.82 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 32884

Proposed Use: COMMERCIAL/RETAIL USES (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00002**

Status: ADMINISTRATIVELY WITHDRAWN

Status Date: 1/26/2010

Original Zoning: R-140

Proposed Zoning: O-I

Approved Zoning: NA

Comments: NA

Applicant: WON SUK SEO

Address: 4775 ANNISTOWN ROAD

Map Reference Number: 6038 225 Commission District: 3

Acres: 3.3 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 4453

Proposed Use: PERSONAL CARE HOME (REDUCTION IN BUFFERS)

**Case Number: RZC2010-00003**

Status: APPROVED WITH CONDITIONS  
Status Date: 1/26/2010  
Original Zoning: R-75  
Proposed Zoning: O-I  
Approved Zoning: O-I  
Comments: NA

Applicant: MYRNA DELAROSA  
Address: 2728 CRUSE ROAD  
Map Reference Number: 7002 004 Commission District: 4  
Acres: 0.69 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6000  
Proposed Use: OFFICE USES (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00004**

Status: DENIED WITHOUT PREJUDICE  
Status Date: 12/14/2010  
Original Zoning: RM  
Proposed Zoning: C-2  
Approved Zoning: DENIED WITHOUT PREJUDICE  
Comments: NA

Applicant: CURT B. THOMPSON  
Address: 900 LAWRENCEVILLE-SUWANEE ROAD  
Map Reference Number: 7032 020 Commission District: 1  
Acres: 1.19 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 17586  
Proposed Use: COMMERCIAL/RETAIL USES (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00005**

Status: DENIED  
Status Date: 9/21/2010  
Original Zoning: R-140  
Proposed Zoning: M-1  
Approved Zoning: DENIED  
Comments: NA

Applicant: HAMPTON HOUSE HANDMADE TRIM  
Address: 3255 HAMILTON MILL ROAD  
Map Reference Number: 1001 167 Commission District: 4  
Acres: 0.92 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1700  
Proposed Use: WHOLESALE/WAREHOUSING (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00006**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: M-1  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: PIERRE MAALOUF  
Address: 1796 WILLOW TRAIL PARKWAY  
Map Reference Number: 6199 116 Commission District: 1  
Acres: 2.56 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 9000  
Proposed Use: COMMERCIAL/RETAIL USES

---

**Case Number: RZC2010-00007**

Status: DENIED  
Status Date: 7/27/2010  
Original Zoning: C-1  
Proposed Zoning: C-2  
Approved Zoning: DENIED  
Comments: NA

Applicant: SHAMSHA LAKHANI  
Address: 880 NEW HOPE ROAD  
Map Reference Number: 5172 157 Commission District: 4  
Acres: 1.78 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 540  
Proposed Use: EMISSION INSPECTION STATION

---

**Case Number: RZC2010-00008**

Status: WITHDRAWN  
Status Date: 4/27/2010  
Original Zoning: RA-200  
Proposed Zoning: C-2  
Approved Zoning: NA  
Comments: NA

Applicant: INTEGRITY ENGINEERING & DEVELOPMENT SERVICES  
Address: 1472 AUBURN ROAD  
Map Reference Number: 3001 011 Commission District: 3  
Acres: 2 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5067  
Proposed Use: COMMERCIAL/RETAIL USES (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00009**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: M-1  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: STERLING AUTOBODY CENTERS  
Address: 900 HURRICANE SHOALS ROAD  
Map Reference Number: 5209 006 Commission District: 4  
Acres: 3.5 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 18250  
Proposed Use: AUTO BODY SHOP

---

**Case Number: RZC2010-00010**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: M-1  
Proposed Zoning: C-3  
Approved Zoning: C-3  
Comments: NA

Applicant: W. PAUL KESMODEL, JR., ESQ.  
Address: 4900 BUFORD HIGHWAY  
Map Reference Number: 6257 006 Commission District: 2  
Acres: 4.06 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 50900  
Proposed Use: AUTOMOTIVE & COMMERCIAL RETAIL USES

---

**Case Number: RZC2010-00011**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: O-I  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: ASHA PROPERTIES, LLC  
Address: 6200 SMITHPOINTE DRIVE  
Map Reference Number: 6304 303 Commission District: 2  
Acres: 1.96 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 11990  
Proposed Use: BUSINESS COLLEGE OR BUSINESS SCHOOL

---

**Case Number: RZC2010-00012**

Status: NUMBER SKIPPED  
Status Date:  
Original Zoning: SKIPPED #  
Proposed Zoning: SKIPPED #  
Approved Zoning: NA  
Comments: NUMBER SKIPPED IN ACCELA

Applicant: SKIPPED #  
Address: SKIPPED #  
Map Reference Number: SKIPPED # Commission District:  
Acres: 0 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: SKIPPED #

---

**Case Number: RZC2010-00013**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/5/2010  
Original Zoning: C-1  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: ALEN DELIC  
Address: 2600 LOGANVILLE HIGHWAY  
Map Reference Number: 5155 011 Commission District: 3  
Acres: 0.73 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1500  
Proposed Use: CONTRACTOR'S OFFICE (WATER DAMAGE RESTORATION)

---

**Case Number: RZC2010-00014**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: C-1  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: RIGHT NOW HEATING AND AIR, LLC  
Address: 3000 BRASELTON HIGHWAY  
Map Reference Number: 3002 081 Commission District: 3  
Acres: 0.63 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 8400  
Proposed Use: CONTRACTOR'S OFFICE (HEATING AND AIR CONDITIONING)

---

**Case Number: RZC2010-00015**

Status: APPROVED WITH CONDITIONS

Status Date: 9/21/2010

Original Zoning: C-2

Proposed Zoning: M-2

Approved Zoning: M-2

Comments: NA

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Applicant: NEWELL RECYCLING

Address: 2800 AMWILER ROAD

Map Reference Number: 6250 072 Commission District: 2

Acres: 5.71 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 33544

Proposed Use: RECOVERED MATERIALS PROCESSING FACILITY (COMMUNITY RECYCLING CENTER)

**Case Number: RZC2010-00016**

Status: APPROVED WITH CONDITIONS

Status Date: 10/26/2010

Original Zoning: R-100

Proposed Zoning: O-I

Approved Zoning: O-I

Comments: NA

---

Applicant: LARISSA K. BENSON

Address: 1400 SCENIC HIGHWAY

Map Reference Number: 5074 300 Commission District: 3

Acres: 0.41 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1706

Proposed Use: REAL ESTATE OFFICE (REDUCTION IN BUFFERS)

**Case Number: RZC2010-00017**

Status: APPROVED WITH CONDITIONS

Status Date: 11/16/2010

Original Zoning: M-1

Proposed Zoning: M-2

Approved Zoning: M-2

Comments: NA

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Applicant: WILLARD'S WRECKER SERVICE, INC.

Address: 2400 PLEASANTDALE ROAD

Map Reference Number: 6246A242 Commission District: 2

Acres: 1.99 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2244

Proposed Use: TOWING & WRECKER SERVICE / IMPOUND LOT (REDUCTION IN BUFFERS)

**Case Number: RZC2010-00018**

Status: WITHDRAWN

Status Date: 11/16/2010

Original Zoning: M-1

Proposed Zoning: C-2

Approved Zoning: WITHDRAWN

Comments: NA

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Applicant: GO AUTOS, INC.

Address: 2800 AMWILER ROAD

Map Reference Number: 6250 073 Commission District: 2

Acres: 2.51 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 10600

Proposed Use: AUTOMOBILE SALES

**Case Number: RZC2010-00019**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/28/2011  
Original Zoning: RA-200  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: GEORGE P. FLANNIGAN  
Address: 4000 BRASELTON HIGHWAY  
Map Reference Number: 3003 040 Commission District: 4  
Acres: 3.89 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 17385  
Proposed Use: COMMERCIAL / RETAIL USES (REDUCTION IN BUFFERS)

---

**Case Number: RZC2010-00020**

Status: APPROVED WITH CONDITIONS AS O-I  
Status Date: 6/28/2011  
Original Zoning: RA-200  
Proposed Zoning: C-1  
Approved Zoning: O-I  
Comments: APPROVED AS O-I

Applicant: GEORGE P. FLANNIGAN  
Address: 2900 BRASELTON HIGHWAY  
Map Reference Number: 7099 001 Commission District: 4  
Acres: 4.64 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 18000  
Proposed Use: DAYCARE CENTER

---

**Case Number: RZC2010-00021**

Status: TBL TO 6-26-12  
Status Date: 6/26/2012  
Original Zoning: R-ZT, C-2  
Proposed Zoning: M-1  
Approved Zoning: M-1  
Comments: NA

Applicant: POINTEBRAND, LLC  
Address: 600 HORIZON DRIVE  
Map Reference Number: 7172 001 Commission District: 4  
Acres: 80.27 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 449830  
Proposed Use: OFFICE/WAREHOUSE/DISTRIBUTION (REDUCTION IN BUFFERS)

---

**Case Number: RZM2010-00001**

Status: DENIED  
Status Date: 1/26/2010  
Original Zoning: R-75 CSO  
Proposed Zoning: R-TH  
Approved Zoning: NA  
Comments: NA

Applicant: MPM DEVELOPMENT, LLC  
Address: 6000 POND ROAD  
Map Reference Number: 6228 226 Commission District: 2  
Acres: 14.24 Proposed Units: 90 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: TOWNHOMES

---

**Case Number: RZM2010-00002**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: MUR  
Proposed Zoning: R-TH  
Approved Zoning: R-TH  
Comments: NA

Applicant: PACIFIC GROUP, INC.  
Address: 2400 GLOBAL FORUM BOULEVARD  
Map Reference Number: 6247 183X Commission District: 2  
Acres: 14.22 Proposed Units: 72 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: TOWNHOMES

---

**Case Number: RZM2010-00003**

Status: DENIED WITHOUT PREJUDICE  
Status Date: 10/26/2010  
Original Zoning: R-ZT  
Proposed Zoning: RM-13  
Approved Zoning: NA  
Comments: NA

Applicant: SPARK I, LLC  
Address: 1300 PLUNKETTS ROAD  
Map Reference Number: 7188 013 Commission District: 4  
Acres: 17.79 Proposed Units: 199 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: APARTMENTS (REDUCTION IN BUFFERS)

---

**Case Number: RZR2010-00001**

Status: DENIED  
Status Date: 1/26/2010  
Original Zoning: R-75 CSO  
Proposed Zoning: R-ZT  
Approved Zoning: NA  
Comments: NA

Applicant: MPM DEVELOPMENT, LLC  
Address: 6000 POND ROAD  
Map Reference Number: 6228 226 Commission District: 2  
Acres: 31.95 Proposed Units: 116 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: SINGLE-FAMILY SUBDIVISION

---

**Case Number: RZR2010-00002**

Status: APPROVED  
Status Date: 10/26/2010  
Original Zoning: O-I  
Proposed Zoning: R-100  
Approved Zoning: R-100  
Comments: NA

Applicant: JERRY T. HERRINGTON  
Address: 1700 LAWRENCEVILLE-SUWANEE ROAD  
Map Reference Number: 7070 026 Commission District: 1  
Acres: 2.97 Proposed Units: 1 Approved Units: 1 Proposed SqFt: 0  
Proposed Use: SINGLE-FAMILY RESIDENCE

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**Case Number: RZR2010-00003**

Status: APPROVED WITH CONDITIONS  
Status Date: 3/23/2010  
Original Zoning: R-SR  
Proposed Zoning: R-ZT  
Approved Zoning: R-ZT  
Comments: NA

Applicant: TWO WILLOWS DEVELOPMENT GROUP, LLC  
Address: 3300 BART JOHNSON ROAD  
Map Reference Number: 1004 145 Commission District: 4  
Acres: 18.35 Proposed Units: 64 Approved Units: 64 Proposed SqFt: 0  
Proposed Use: SINGLE-FAMILY SUBDIVISION (REDUCTION IN BUFFERS)

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**Case Number: RZR2010-00004**

Status: APPROVED WITH CONDITIONS  
Status Date: 12/14/2010  
Original Zoning: R-100  
Proposed Zoning: RA-200  
Approved Zoning: RA-200  
Comments: NA

Applicant: RUTH H. YANCEY  
Address: 300 GRAYSON NEW HOPE ROAD  
Map Reference Number: 5185 107 Commission District: 3  
Acres: 11.23 Proposed Units: 1 Approved Units: 1 Proposed SqFt: 7740  
Proposed Use: SPECIAL EVENTS FACILITY

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**Case Number: RZR2010-00005**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: R-100  
Proposed Zoning: RA-200  
Approved Zoning: RA-200  
Comments: NA

Applicant: BENJAMIN R. HARTSOCK  
Address: 500 HAYES ROAD  
Map Reference Number: 2002 099 Commission District: 3  
Acres: 9.89 Proposed Units: 1 Approved Units: 1 Proposed SqFt: 0  
Proposed Use: SINGLE-FAMILY RESIDENCE

---

**Case Number: RZR2010-00006**

Status: DENIED WITHOUT PREJUDICE  
Status Date: 11/16/2010  
Original Zoning: R-75 MODIFIED & R-75  
Proposed Zoning: R-75  
Approved Zoning: DENIED WITHOUT PREJUDICE  
Comments: NA

Applicant: AMERICAN ISLAMIC INSTITUTE  
Address: 4400 BURNS ROAD  
Map Reference Number: 6158B021 Commission District: 2  
Acres: 3.19 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2600  
Proposed Use: MOSQUE AND ISLAMIC CENTER (REDUCTION IN BUFFERS)

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**Case Number: SUP2010-00001**

Status: DENIED

Status Date: 2/23/2010

Original Zoning: C-3

Proposed Zoning: C-3

Approved Zoning: NA

Comments: NA

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Applicant: MOONGRACE, INC.

Address: 2100 PLEASANT HILL ROAD

Map Reference Number: 6232 003 Commission District: 1

Acres: 27.5 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 891

Proposed Use: TATTOO PARLOR

**Case Number: SUP2010-00002**

Status: ADMINISTRATIVELY WITHDRAWN

Status Date: 1/26/2010

Original Zoning: R-140

Proposed Zoning: O-I

Approved Zoning: NA

Comments: NA

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Applicant: WON SUK SEO

Address: 4775 ANNISTOWN ROAD

Map Reference Number: 6038 225 Commission District: 3

Acres: 3.3 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 4453

Proposed Use: PERSONAL CARE HOME (REDUCTION IN BUFFERS)

**Case Number: SUP2010-00003**

Status: DENIED WITHOUT PREJUDICE

Status Date: 1/26/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: NA

Comments: NA

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Applicant: WAYNE SHEFFIELD

Address: 3383 HAMILTON MILL ROAD

Map Reference Number: 7182 065 Commission District: 4

Acres: 1.25 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3680

Proposed Use: AUTOMOTIVE CAR WASH (SELF SERVICE)

**Case Number: SUP2010-00004**

Status: DENIED WITHOUT PREJUDICE

Status Date: 7/27/2010

Original Zoning: C-1

Proposed Zoning: C-1

Approved Zoning: DENIED WITHOUT PREJUDICE

Comments: NA

---

Applicant: CURT THOMPSON

Address: 5054 SINGLETON ROAD

Map Reference Number: 6186 013 Commission District: 2

Acres: 1.51 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 19000

Proposed Use: BUILDING HEIGHT INCREASE FROM 3 TO 4 STORIES

**Case Number: SUP2010-00005**

Status: APPROVED WITH CONDITIONS  
Status Date: 2/23/2010  
Original Zoning: R-75  
Proposed Zoning: R-75  
Approved Zoning: R-75  
Comments: NA

Applicant: CINTHYA MARTINEZ  
Address: 2627 NORCROSS ROAD  
Map Reference Number: 7041 234 Commission District: 1  
Acres: 0.35 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1883  
Proposed Use: HOME OCCUPATION (GROUP DAYCARE)

---

**Case Number: SUP2010-00006**

Status: APPROVED WITH CONDITIONS  
Status Date: 4/27/2010  
Original Zoning: M-1  
Proposed Zoning: M-1  
Approved Zoning: NA  
Comments: NA

Applicant: KOBBOY SARPONG  
Address: 4535 SOUTH BERKELEY LAKE ROAD  
Map Reference Number: 6269 019 Commission District: 2  
Acres: 1.96 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3572  
Proposed Use: CHURCH

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**Case Number: SUP2010-00007**

Status: APPROVED WITH CONDITIONS  
Status Date: 2/23/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: CARSMETICS  
Address: 6000 JIMMY CARTER BOULEVARD  
Map Reference Number: 6223 090 Commission District: 2  
Acres: 0.717 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6465  
Proposed Use: AUTOMOBILE BODY REPAIR SHOP

---

**Case Number: SUP2010-00008**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: M-1  
Proposed Zoning: C-2  
Approved Zoning: N/A  
Comments: NA

Applicant: PIERRE MAALOUF  
Address: 1796 WILLOW TRAIL PARKWAY  
Map Reference Number: 6199 116 Commission District: 1  
Acres: 2.56 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 9000  
Proposed Use: OUTDOOR RECREATION / TRAINING FACILITY

---

**Case Number: SUP2010-00009**

Status: APPROVED WITH CONDITIONS  
Status Date: 2/23/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: KELLY J. CALVO  
Address: 4745 BUFORD HIGHWAY  
Map Reference Number: 6258 248 Commission District: 2  
Acres: 1.37 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5000  
Proposed Use: AUTOMOBILE AND MOTORCYCLE REPAIR

---

**Case Number: SUP2010-00010**

Status: APPROVED WITH CONDITIONS  
Status Date: 2/23/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: HD DEVELOPMENT OF MARYLAND, INC.  
Address: 0875 LAWRENCEVILLE-SUWANEE ROAD  
Map Reference Number: 7008 035 Commission District: 4  
Acres: 10.21 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 103550  
Proposed Use: OUTDOOR SALES AND STORAGE (RENEWAL)

---

**Case Number: SUP2010-00011**

Status: APPROVED WITH CONDITIONS  
Status Date: 2/23/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: NATALYA YEGER  
Address: 0888 PLEASANT HILL ROAD  
Map Reference Number: 6156 001A Commission District: 1  
Acres: 3.59 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1167  
Proposed Use: PAWN SHOP

---

**Case Number: SUP2010-00012**

Status: APPROVED WITH CONDITIONS  
Status Date: 3/16/2010  
Original Zoning: R-75  
Proposed Zoning: R-75  
Approved Zoning: R-75  
Comments: NA

Applicant: DAWN JOHNSON  
Address: 4146 VICKSBURG DRIVE  
Map Reference Number: 5053 230 Commission District: 3  
Acres: 0.36 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2967  
Proposed Use: HOME OCCUPATION (HAIR SALON)

---

**Case Number: SUP2010-00013**

Status: APPROVED WITH CONDITIONS  
Status Date: 3/23/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: N/A  
Comments: NA

Applicant: MAHAFFEY PICKENS TUCKER, LLP  
Address: 965 DULUTH HIGHWAY  
Map Reference Number: 7032 011 Commission District: 1  
Acres: 1.35 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2475  
Proposed Use: TITLE LOAN AND CHECK CASHING FACILITY

---

**Case Number: SUP2010-00014**

Status: DENIED  
Status Date: 4/27/2010  
Original Zoning: R-75  
Proposed Zoning: R-75  
Approved Zoning: NA  
Comments: NA

Applicant: MOSES YOON  
Address: 3959 WOODWARD MILL ROAD  
Map Reference Number: 7232 026 Commission District: 4  
Acres: 5.058 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5600  
Proposed Use: CHURCH

---

**Case Number: SUP2010-00015**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: M-1  
Proposed Zoning: M-1  
Approved Zoning: N/A  
Comments: NA

Applicant: MONTE SINAI CHURCH  
Address: 1 CLYDE ORR DRIVE  
Map Reference Number: 6214 003C Commission District: 1  
Acres: 11.1 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 73600  
Proposed Use: CHURCH (RENEWAL)

---

**Case Number: SUP2010-00016**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: N/A  
Comments: NA

Applicant: PAWN SMART, INC.  
Address: 800 BUFORD DRIVE  
Map Reference Number: 7012 106 Commission District: 4  
Acres: 2.7 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1500  
Proposed Use: PAWN SHOP

---

**Case Number: SUP2010-00017**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: N/A  
Comments: NA

Applicant: INDUS PROPERTIES, LLC  
Address: 2300 LAWRENCEVILLE HIGHWAY  
Map Reference Number: 5047 008 Commission District: 4  
Acres: 1.1 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 528  
Proposed Use: AUTOMOBILE SALES (RENEWAL)

---

**Case Number: SUP2010-00018**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/15/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: NA  
Comments: NA

Applicant: GEORGE SCHOFIELD CO., INC.  
Address: 6200 LAWRENCEVILLE HIGHWAY  
Map Reference Number: 6139 018 Commission District: 2  
Acres: 4 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6360  
Proposed Use: OUTDOOR SALES/STORAGE

---

**Case Number: SUP2010-00019**

Status: APPROVED WITH CONDITIONS  
Status Date: 5/25/2010  
Original Zoning: R-75  
Proposed Zoning: R-75  
Approved Zoning: N/A  
Comments: NA

Applicant: QUALITY CIVIL DESIGNS  
Address: 4700 WEST PRICE ROAD  
Map Reference Number: 7275 005C Commission District: 1  
Acres: 5.3 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1430  
Proposed Use: CHURCH YOUTH MINISTRY AND BALL FIELD (REDUCTION IN BUFFERS)

---

**Case Number: SUP2010-00020**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: MICHAEL K. LEE  
Address: 1400 DULUTH HIGHWAY  
Map Reference Number: 7045 007 Commission District: 1  
Acres: 1.71 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1200  
Proposed Use: TITLE PAWN SHOP

---

**Case Number: SUP2010-00021**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: M-1  
Proposed Zoning: M-1  
Approved Zoning: M-1  
Comments: NA

Applicant: VICKIE CLARK D/B/A KIDS R TRAVELIN  
Address: 2300 WEST PARK PLACE BOULEVARD  
Map Reference Number: 6058 247 Commission District: 3  
Acres: 7.5 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3330  
Proposed Use: DAYCARE CENTER/TUTORING SERVICE

---

**Case Number: SUP2010-00022**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: R-100 CSO  
Proposed Zoning: R-100 CSO  
Approved Zoning: R-100 CSO  
Comments: NA

Applicant: MERCITA FLIPPEN  
Address: 2700 SEDGEVIEW LANE  
Map Reference Number: 1002 841 Commission District: 4  
Acres: 0.014 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: IN-HOME OCCUPATION (HAIR SALON) (RENEWAL)

---

**Case Number: SUP2010-00023**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: M-1  
Proposed Zoning: M-1  
Approved Zoning: M-1  
Comments: NA

Applicant: NORCROSS SOCCER ASSOCIATION, INC.  
Address: 4500 SOUTH BERKELEY LAKE ROAD  
Map Reference Number: 6269 150 Commission District: 2  
Acres: 1.06 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 7000  
Proposed Use: RECREATION FACILITY/TRAINING CENTER (SOCCER)

---

**Case Number: SUP2010-00024**

Status: WITHDRAWN  
Status Date: 6/22/2010  
Original Zoning: M-1  
Proposed Zoning: M-1  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: KIM HUDSON-HALL  
Address: 3500 CRUSE ROAD  
Map Reference Number: 6178 002 Commission District: 1  
Acres: 4.17 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2400  
Proposed Use: ADULT DAY CARE/ACTIVITY CENTER

---

**Case Number: SUP2010-00025**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: STERLING AUTOBODY CENTERS  
Address: 900 HURRICANE SHOALS ROAD  
Map Reference Number: 5209 006 Commission District: 4  
Acres: 3.5 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 18250  
Proposed Use: AUTO BODY SHOP

---

**Case Number: SUP2010-00026**

Status: APPROVED WITH CONDITIONS  
Status Date: 6/22/2010  
Original Zoning: R-100  
Proposed Zoning: R-100  
Approved Zoning: R-100  
Comments: NA

Applicant: MAHAFFEY PICKENS TUCKER, LLP  
Address: 1500 KILLIAN HILL ROAD  
Map Reference Number: 6072 123 Commission District: 3  
Acres: 2.09 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3000  
Proposed Use: FAMILY PERSONAL CARE HOME

---

**Case Number: SUP2010-00027**

Status: APPROVED WITH CONDITIONS  
Status Date: 7/27/2010  
Original Zoning: R-100  
Proposed Zoning: R-100  
Approved Zoning: R-100  
Comments: NA

Applicant: MARTHA ADAMS  
Address: 487 ARBOUR RUN  
Map Reference Number: 7127 088 Commission District: 1  
Acres: 0.48 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: IN HOME OCCUPATION (HAIR SALON)

---

**Case Number: SUP2010-00028**

Status: APPROVED WITH CONDITIONS  
Status Date: 7/27/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: LIGHTNING DETAIL SALON, INC.  
Address: 1000 KILLIAN HILL ROAD  
Map Reference Number: 6090 076 Commission District: 3  
Acres: 0.95 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1226  
Proposed Use: AUTOMOBILE SERVICE

---

**Case Number: SUP2010-00029**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: GTL OF NORCROSS #2, LLC  
Address: 4100 JIMMY CARTER BOULEVARD  
Map Reference Number: 6142 055 Commission District: 2  
Acres: 0.73 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 860  
Proposed Use: TITLE LOAN FACILITY

---

**Case Number: SUP2010-00030**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: B-3, LLC  
Address: 2600 MALL OF GEORGIA BOULEVARD  
Map Reference Number: 7177 067 Commission District: 4  
Acres: 1.67 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 61350  
Proposed Use: CLIMATE CONTROLLED SELF-STORAGE FACILITY

---

**Case Number: SUP2010-00031**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-3  
Proposed Zoning: C-3  
Approved Zoning: C-3  
Comments: NA

Applicant: A+ FINANCIAL SERVICES, INC.  
Address: 2100 PLEASANT HILL ROAD  
Map Reference Number: 6232 003 Commission District: 1  
Acres: 27.51 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 860  
Proposed Use: CHECK CASHING FACILITY

---

**Case Number: SUP2010-00032**

Status: WITHDRAWN  
Status Date: 7/27/2010  
Original Zoning: WITHDRAWN  
Proposed Zoning: WITHDRAWN  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: WITHDRAWN  
Address: WITHDRAWN WITHDRAWN  
Map Reference Number: WITHDRAWN Commission District:  
Acres: 0 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: WITHDRAWN

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**Case Number: SUP2010-00033**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: MAJID ZIBANEJADRAD  
Address: 4300 BUFORD HIGHWAY  
Map Reference Number: 6259 042 Commission District: 2  
Acres: 0.7 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3082  
Proposed Use: AUTOMOBILE BODY REPAIR SHOP

---

**Case Number: SUP2010-00034**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: MAJID ZIBANEJADRAD  
Address: 4300 BUFORD HIGHWAY  
Map Reference Number: 6259 042 Commission District: 2  
Acres: 0.7 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3082  
Proposed Use: AUTOMOBILE SERVICE

---

**Case Number: SUP2010-00035**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: R-100  
Proposed Zoning: R-100  
Approved Zoning: R-100  
Comments: NA

Applicant: PAMELA & JAMES HOGAN  
Address: 3000 CENTERVILLE HIGHWAY  
Map Reference Number: 6031 024 Commission District: 3  
Acres: 1.16 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: HOME OCCUPATION (HAIR SALON) (RENEWAL)

---

**Case Number: SUP2010-00036**

Status: ADMINISTRATIVELY WITHDRAWN  
Status Date: 8/24/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: ADMINISTRATIVELY WITHDRAWN  
Comments: NA

Applicant: ANTHONY C. IBARRA  
Address: 2100 WESTSIDE COURT  
Map Reference Number: 6052 222 Commission District: 3  
Acres: 1.16 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 3600  
Proposed Use: MOTORCYCLE SALES AND SERVICE

---

**Case Number: SUP2010-00037**

Status: APPROVED WITH CONDITIONS  
Status Date: 8/24/2010  
Original Zoning: M-1 & OBP  
Proposed Zoning: M-1 & OBP  
Approved Zoning: M-1, OBP  
Comments: NA

Applicant: FORTRESS MINISTRIES G.A.  
Address: 1600 LAKES PARKWAY  
Map Reference Number: 7035 016 Commission District: 1  
Acres: 17.74 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 99908  
Proposed Use: CHURCH

---

**Case Number: SUP2010-00038**

Status: DENIED  
Status Date: 11/16/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: DENIED  
Comments: NA

Applicant: ROBERT ADAIR  
Address: 6100 LAWRENCEVILLE HIGHWAY  
Map Reference Number: 6139 021 Commission District: 2  
Acres: 2.87 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 436  
Proposed Use: CREMATORY (ACCESSORY)

---

**Case Number: SUP2010-00039**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: ANTHONY J. KIPPES  
Address: 2700 LAUREL DRIVE  
Map Reference Number: 7146 023 Commission District: 4  
Acres: 2.27 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: TRUCK RENTAL

---

**Case Number: SUP2010-00040**

Status: DENIED  
Status Date: 9/21/2010  
Original Zoning: R-75  
Proposed Zoning: R-75  
Approved Zoning: DENIED  
Comments: NA

Applicant: JAIRO ARRIAGA AND ELSA CELY  
Address: 600 BETHESDA SCHOOL ROAD  
Map Reference Number: 7001 051 Commission District: 4  
Acres: 1.05 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1138  
Proposed Use: DAYCARE CENTER (GROUP) (RENEWAL)

---

**Case Number: SUP2010-00041**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: C-1  
Proposed Zoning: C-1  
Approved Zoning: C-1  
Comments: NA

Applicant: JEFF GRAVES  
Address: 2700 OLD SHACKLEFORD ROAD  
Map Reference Number: 7039 890 Commission District: 1  
Acres: 0.06 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2286  
Proposed Use: GROUP HOME FOR CHILDREN

---

**Case Number: SUP2010-00042**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: M-2  
Proposed Zoning: M-2  
Approved Zoning: M-2  
Comments: NA

Applicant: FRESH START CHURCH  
Address: 1900 EVERGREEN BOULEVARD  
Map Reference Number: 7078 024 Commission District: 1  
Acres: 8.99 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 11240  
Proposed Use: CHURCH

---

**Case Number: SUP2010-00043**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: DAVID DANIEL  
Address: 2200 EAST ROCK QUARRY ROAD  
Map Reference Number: 3002 078 Commission District: 3  
Acres: 2 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: RECREATION VEHICLE SALES, SERVICE AND RENTAL

---

**Case Number: SUP2010-00044**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: DAVID DANIEL  
Address: 2200 EAST ROCK QUARRY ROAD  
Map Reference Number: 3002 078 Commission District: 3  
Acres: 2 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: AUTOMOBILE SALES (USED)

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**Case Number: SUP2010-00045**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: C-1  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: RIGHT NOW HEATING AND AIR, LLC  
Address: 3000 BRASELTON HIGHWAY  
Map Reference Number: 3002 081 Commission District: 3  
Acres: 0.63 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 8400  
Proposed Use: OUTDOOR STORAGE

---

**Case Number: SUP2010-00046**

Status: WITHDRAWN  
Status Date: 9/21/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: KIMBERLY WEDDINGTON  
Address: 7000 JIMMY CARTER BOULEVARD  
Map Reference Number: 6274 047 Commission District: 2  
Acres: 5.75 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 6000  
Proposed Use: KENNEL (WITH OUTDOOR FACILITIES)

---

**Case Number: SUP2010-00047**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: RA-200  
Proposed Zoning: RA-200  
Approved Zoning: RA-200  
Comments: NA

Applicant: CALINA HUT  
Address: 2500 DOC HUGHES ROAD  
Map Reference Number: 1002 159 Commission District: 4  
Acres: 1.01 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2500  
Proposed Use: FAMILY PERSONAL CARE HOME

---

**Case Number: SUP2010-00048**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: ALL TIRE AND BRAKE, INC.  
Address: 1700 WINDER HIGHWAY  
Map Reference Number: 5242 023 Commission District: 4  
Acres: 1 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: TRUCK RENTAL

---

**Case Number: SUP2010-00049**

Status: APPROVED WITH CONDITIONS  
Status Date: 9/21/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: ALL TIRE AND BRAKE, INC.  
Address: 1700 WINDER HIGHWAY  
Map Reference Number: 5242 023 Commission District: 4  
Acres: 1 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: OUTDOOR STORAGE (TIRES)

---

**Case Number: SUP2010-00050**

Status: APPROVED WITH CONDITIONS  
Status Date: 12/14/2010  
Original Zoning: R-100  
Proposed Zoning: RA-200  
Approved Zoning: RA-200  
Comments: NA

Applicant: RUTH H. YANCEY  
Address: 300 GRAYSON NEW HOPE ROAD  
Map Reference Number: 5185 107 Commission District: 3  
Acres: 11.23 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 7740  
Proposed Use: SPECIAL EVENTS FACILITY

---

**Case Number: SUP2010-00051**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: C-1  
Proposed Zoning: C-1  
Approved Zoning: C-1  
Comments: NA

Applicant: MATTHEW BERRELL  
Address: 4000 ANNISTOWN ROAD  
Map Reference Number: 6020 021 Commission District: 3  
Acres: 1.44 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 1312  
Proposed Use: DRUG STORE

---

**Case Number: SUP2010-00052**

Status: WITHDRAWN  
Status Date: 10/26/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: THE BISHOP COMPANY, LLC  
Address: 3500 BRASELTON HIGHWAY  
Map Reference Number: 3002 035 Commission District: 3  
Acres: 2.14 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: AUTOMOBILE REPAIR

---

**Case Number: SUP2010-00053**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: R-100  
Proposed Zoning: RA-200  
Approved Zoning: RA-200  
Comments: NA

Applicant: BENJAMIN R. HARTSOCK  
Address: 500 HAYES ROAD  
Map Reference Number: 2002 099 Commission District: 3  
Acres: 9.89 Proposed Units: 1 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: MOBILE HOME (TEMPORARY)

---

**Case Number: SUP2010-00054**

Status: DENIED WITHOUT PREJUDICE  
Status Date: 11/16/2010  
Original Zoning: R-75 MODIFIED & R-75  
Proposed Zoning: R-75  
Approved Zoning: DENIED WITHOUT PREJUDICE  
Comments: NA

Applicant: AMERICAN ISLAMIC INSTITUTE  
Address: 4400 BURNS ROAD  
Map Reference Number: 6158B021 Commission District: 2  
Acres: 3.19 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2600  
Proposed Use: MOSQUE AND ISLAMIC CENTER (REDUCTION IN BUFFERS)

---

**Case Number: SUP2010-00055**

Status: APPROVED WITH CONDITIONS  
Status Date: 11/16/2010  
Original Zoning: M-1  
Proposed Zoning: M-2  
Approved Zoning: M-2  
Comments: NA

Applicant: WILLARD'S WRECKER SERVICE, INC.  
Address: 2400 PLEASANTDALE ROAD  
Map Reference Number: 6246A242 Commission District: 2  
Acres: 1.99 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2244  
Proposed Use: TOWING & WRECKER SERVICE / IMPOUND LOT

---

**Case Number: SUP2010-00056**

Status: DENIED  
Status Date: 11/16/2010  
Original Zoning: R-100 MODIFIED  
Proposed Zoning: R-100 MODIFIED  
Approved Zoning: DENIED  
Comments: NA

Applicant: JENNIFER HARVIEUX  
Address: 200 ASHLEIGH WALK PARKWAY  
Map Reference Number: 7318 177 Commission District: 4  
Acres: 0.34 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: HOME OCCUPATION (HAIR SALON)

---

**Case Number: SUP2010-00057**

Status: APPROVED WITH CONDITIONS  
Status Date: 11/16/2010  
Original Zoning: R-100  
Proposed Zoning: R-100  
Approved Zoning: R-100  
Comments: NA

Applicant: ANNA OBERC  
Address: 3700 KILT LANE  
Map Reference Number: 6012 200 Commission District: 3  
Acres: 0.6 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: HOME OCCUPATION (HAIR SALON)

---

**Case Number: SUP2010-00058**

Status: WITHDRAWN  
Status Date: 11/16/2010  
Original Zoning: M-1  
Proposed Zoning: C-2  
Approved Zoning: WITHDRAWN  
Comments: NA

Applicant: GO AUTOS, INC.  
Address: 2800 AMWILER ROAD  
Map Reference Number: 6250 073 Commission District: 2  
Acres: 2.51 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 10600  
Proposed Use: AUTOMOBILE SALES

---

**Case Number: SUP2010-00059**

Status: APPROVED WITH CONDITIONS  
Status Date: 10/26/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: W. PACES INVESTMENT GROUP, INC.  
Address: 1100 McKENDREE CHURCH ROAD  
Map Reference Number: 7033 254 Commission District: 1  
Acres: 2.6 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 18540  
Proposed Use: RESIDENTIAL SHELTER

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**Case Number: SUP2010-00060**

Status: APPROVED WITH CONDITIONS  
Status Date: 12/14/2010  
Original Zoning: C-2  
Proposed Zoning: C-2  
Approved Zoning: C-2  
Comments: NA

Applicant: CASHMAX  
Address: 900 PLEASANT HILL ROAD  
Map Reference Number: 6177 001C Commission District: 1  
Acres: 2.32 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0  
Proposed Use: TITLE LOAN FACILITY (RENEWAL)

---

**Case Number: SUP2010-00061**

Status: DENIED

Status Date: 2/22/2011

Original Zoning: RA-200

Proposed Zoning: RA-200

Approved Zoning: DENIED

Comments: NA

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Applicant: THE DACULA CONGREGATION OF JEHOVAH'S WITNESSES

Address: 1500 ACE McMILLIAN ROAD

Map Reference Number: 5280 002 Commission District: 3

Acres: 9.67 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5000

Proposed Use: CHURCH

**Case Number: SUP2010-00062**

Status: APPROVED WITH CONDITIONS

Status Date: 12/14/2010

Original Zoning: C-2

Proposed Zoning: C-2

Approved Zoning: C-2

Comments: NA

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Applicant: JULIA GIBRIEL

Address: 2300 LAWRENCEVILLE HIGHWAY

Map Reference Number: 5047 094 Commission District: 4

Acres: 0.53 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 8667

Proposed Use: TIRE STORE

**Case Number: SUP2010-00063**

Status: APPROVED WITH CONDITIONS

Status Date: 3/15/2011

Original Zoning: RA-200

Proposed Zoning: RA-200

Approved Zoning: RA-200

Comments: NA

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Applicant: RANDY WEST

Address: 3100 HAMILTON MILL ROAD

Map Reference Number: 1001 007A Commission District: 4

Acres: 3.67 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 2534

Proposed Use: SPECIAL EVENTS FACILITY

**Case Number: SUP2010-00064**

Status: APPROVED WITH CONDITIONS

Status Date: 2/22/2011

Original Zoning: M-2

Proposed Zoning: M-2

Approved Zoning: C-2

Comments: NA

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Applicant: JOSEPH BARILLARI

Address: 2700 SIMPSON CIRCLE

Map Reference Number: 6258 252 Commission District: 2

Acres: 2.3 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 5000

Proposed Use: METAL SALVAGE OPERATION

**Case Number: SUP2010-00065**

Status: APPROVED WITH CONDITIONS

Status Date: 12/14/2010

Original Zoning: M-2

Proposed Zoning: M-2

Approved Zoning: M-2

Comments: NA

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Applicant: MAHAFFEY PICKENS TUCKER, LLP

Address: 4400 SHACKLEFORD ROAD

Map Reference Number: 6210 010 Commission District: 1

Acres: 9.04 Proposed Units: 0 Approved Units: 0 Proposed SqFt: 0

Proposed Use: CHURCH

# Gwinnett County Department of Planning and Development

## Development Permits

Report Name: Report\_Dev\_Permit\_List

Report Date: 1/19/2011 7:35:01 AM

Permit Number	Date Issued	Subdivision/Project	Type	Location	PIN	Acres	Units	Square Feet	Census Tract
CDP2007-00171	4/16/2010	HOLY VIETNAMESE CHURCH	CHURCH	4498 TIMMERS WAY	6200 014	1.0	0	0	504.23
CDP2007-00246	4/1/2010	GC WATER (NOB HILL)	OTHER-UTILITY	2651 NE CLUB DRIVE	5026 102	3.6	0	0	507.18
CDP2007-00291	3/22/2010	NEWELL RECYCLING	INDUSTRIAL	2800 AMWILER ROAD	6250 004	2.6	0	0	503.04
CDP2008-00179	3/17/2010	HAMILTON MILL SPINE CENTER	OFFICE	3495 HAMILTON MILL ROAD	7183 003B	0.1	0	309	506.03
CDP2009-00032	3/16/2010	GC PARK (PHODES JORDAN PARK)	GOVERNMENT	0100 EAST CROGAN STREET	5175 031	38.6	0	11,130	505.09
CDP2009-00059	6/28/2010	FAIRFIELD INN & SUITES	HOTEL/MOTEL	3570 BRECKINRIDGE BOULEVARD	6204 056	2.0	0	72,112	505.17
CDP2009-00066	3/23/2010	DULUTH AUTOMOTIVE CENTER	COMMERCIAL	4176 BUFORD HIGHWAY	6260 012	1.9	0	480	503.14
CDP2009-00074	9/17/2010	QUIKTRIP	COMMERCIAL	3490 CENTERVILLE HIGHWAY	6020 025	1.3	0	5,027	507.17
CDP2009-00088	1/27/2010	FIRST CHINESE BAPTIST CHURCH	CHURCH	2525 GRAVITT ROAD	6237 003A	2.0	0	2,460	503.14
CDP2009-00095	3/23/2010	GC WATER (HUNTINGTON WAY & BRANDFORD LN)	OTHER-UTILITY	4019 HUNTINGTON WAY	6157 130	3.5	0	0	504.23
CDP2009-00097	2/17/2010	LAKE CLARIBOURNE RESTORATION	OTHER-UTILITY	0000 BRISTOL LANE	6263 003E	10.0	0	0	502.06
CDP2009-00099	3/24/2010	BOGGS ROAD CENTER	COMMERCIAL	1350 BOGGS ROAD	7040 001	7.0	0	5,000	505.17
CDP2009-00100	5/7/2010	MARKET PLACE AT PLEASANT HILL	COMMERCIAL	1502 PLEASANT HILL ROAD	6204 015	0.1	0	330	505.17
CDP2009-00101	4/7/2010	REDEEMED CHRISTIAN CHURCH	CHURCH	2158 MCDANIELS BRIDGE ROAD	6053 002	1.3	0	6,257	507.14
CDP2009-00103	1/19/2010	ROBERT H. USSERY	OTHER-UTILITY	0700 BEAVER RUIN ROAD	6158 005	0.1	0	0	504.11
CDP2009-00105	3/25/2010	LILBURN SCHOOL OF BALLET	COMMERCIAL	4047 DARLING COURT	6090 175	0.1	0	0	504.29
CDP2009-00108	1/11/2010	JANI-KING	OTHER-UTILITY	4290 INTERNATIONAL BOULEVARD	6201 038	0.0	0	0	504.23
CDP2009-00109	11/10/2010	ROCKBRIDGE FAMILY MEDICINE	COMMERCIAL	1192 ROCKBRIDGE ROAD	6094 116	1.1	0	0	504.06
CDP2009-00110	1/28/2010	CROSSING A CHURCH OF NAZARENE	CHURCH	4682 SPOUT SPRINGS ROAD	3007 034	4.2	0	6,030	506.04
CDP2009-00111	1/27/2010	CHICK-FIL-A (PEACHTREE PARKWAY)	RESTAURANT	6105 PEACHTREE PARKWAY	6283 109	1.0	0	0	503.10
CDP2009-00114	1/13/2010	CEDARS ROAD WATER LINE	OTHER-UTILITY	0000 WINDER HIGHWAY	5210 162	11.0	0	0	505.14
CDP2009-00116	5/13/2010	GC WATER (EZZARD ROAD SANITARY SEWER)	OTHER-UTILITY	0239 EZZARD STREET	5180 007	2.4	0	0	505.09
CDP2010-00002	4/15/2010	GC WATER (CRYSTAL LAKE DRIVE)	OTHER-UTILITY	2112 CHEYENNE LANE	5049 195	0.8	0	0	505.07
CDP2010-00003	2/11/2010	KOKO CAR WASH	COMMERCIAL	5375 JIMMY CARTER BOULEVARD	6195 108	0.7	0	0	504.21
CDP2010-00005	3/2/2010	GC WATER (MEADOWMEADE LANE STREAM RESTORATION)	OTHER-UTILITY	0550 MEADOWMEADE LANE	7130 352	0.7	0	0	505.13
CDP2010-00007	3/1/2010	GRAYSTONE CHURCH	CHURCH	1551 OZORA ROAD	5254 024	1.7	0	0	507.05

Permit Number	Date Issued	Subdivision/Project	Type	Location	PIN	Acres	Units	Square Feet	Census Tract
CDP2010-00008	2/23/2010	GC WATER (TEMPLE JOHNSON RD WATER MAIN)	OTHER-UTILITY	0000 TEMPLE JOHNSON ROAD	5035 263	1.5	0	0	507.21
CDP2010-00009	1/21/2010	CHICK-FIL-A	RESTAURANT	0680 WEST PIKE STREET	7009 023	1.0	0	0	505.07
CDP2010-00011	2/19/2010	GC WATER EAST JONES BRIDGE ROAD WATER MAIN REPLACE	OTHER-UTILITY	4427 EAST JONES BRIDGE ROAD	6331 019	0.7	0	0	503.07
CDP2010-00012	1/25/2010	SMOKETREE (BONFIRE)	OTHER-BONFIRE	0843 ARLINGTON DRIVE	6168 233	0.0	0	0	504.20
CDP2010-00014	3/2/2010	GC WATER (F WAYNE HILL WATER RESOURCE CENTER)	OTHER-UTILITY	3320 FINANCIAL CENTER WAY	7190 005	0.2	0	0	501.06
CDP2010-00015	2/12/2010	M2C2S LLC	OTHER-DRIVEWAY	0702 OLD PEACHTREE ROAD	7125 178	0.1	0	0	505.10
CDP2010-00016	2/10/2010	GC SEWER (Castlebrook Sanitary Sewer Improvements)	OTHER-UTILITY	0664 PAPER MILL ROAD	5204 009	0.3	0	0	505.09
CDP2010-00018	1/29/2010	GC SCHOOLS (BUFORD FLEET MAINTENANCE)	GOVERNMENT	3575 RIDGE ROAD	1003 040	0.3	0	0	506.03
CDP2010-00020	3/2/2010	MSE WALL REPAIR	OTHER-LANDFILL	0070 ARNOLD ROAD	5047 090	2.6	0	0	505.15
CDP2010-00021	3/9/2010	SUGARLOAF KOREAN BAPTIST CHURCH	CHURCH	1664 OLD PEACHTREE ROAD	7165 009	0.4	0	13,000	502.04
CDP2010-00024	3/10/2010	CITY OF SUWANEE - RESTROOM FACILITY	GOVERNMENT	0000 MARTIN FARM ROAD	7211 176	1.0	0	0	502.04
CDP2010-00027	10/12/2010	CLAUDIA CARBERA	OTHER-UTILITY	2404 MEADOW CHURCH ROAD	7121 011	0.1	0	0	502.04
CDP2010-00030	2/12/2010	GUNTHER VOLKSWAGEN DEALERSHIP	OTHER-UTILITY	3699 BUFORD DRIVE	7219 126	7.0	0	0	501.06
CDP2010-00032	4/13/2010	PUCKETTS MANOR REC. AREA	OTHER-REC AREA	2307 OTHER-REC AREA	7099 291	3.3	0	1,350	506.03
CDP2010-00033	3/23/2010	GC SEWER (FOX HILL PETITION SEWER)	OTHER-UTILITY	4454 JONES BRIDGE CIRCLE	6331 052	0.0	0	0	503.07
CDP2010-00035	6/18/2010	VALENTINE ENTERPRISES	OFFICE/WAREHOUSE	1291 PROGRESS CENTER AVENUE	5240 023	18.5	0	126,606	505.14
CDP2010-00036	5/26/2010	BOW CENTER	COMMERCIAL	0845 SCENIC HIGHWAY	5108 062	3.7	0	36,500	505.16
CDP2010-00038	4/15/2010	GRAD SLAM EXPRESS CAR WASH	COMMERCIAL	2825 BUFORD DRIVE	7146 042	1.3	0	4,762	506.03
CDP2010-00039	5/18/2010	SKYWAY TOWER GA-01029 (T-MOBILE 9AT3216E SUMMIT C	OTHER-TOWER	1550 COMPTON WOODS DRIVE	5095 004A	0.0	0	0	507.03
CDP2010-00041	5/13/2010	T-MOBILE ANNISTOWN	OTHER-TOWER	4512 ANNISTOWN ROAD	6027 122	0.4	0	0	507.09
CDP2010-00043	3/4/2010	IMAGESCAPES, INC.	COMMERCIAL	3288 DULUTH HIGHWAY	6264 077	0.0	0	0	502.04
CDP2010-00044	3/10/2010	CHICK-FIL-A	RESTAURANT	2635 HAMILTON MILL ROAD	1001 783	0.0	0	0	506.03
CDP2010-00045	6/17/2010	RECALL NA PARKING LOT EXPANSION	OTHER-PARKING	0180 TECHNOLOGY PARKWAY	6285 029	10.9	0	0	503.10
CDP2010-00047	3/22/2010	MORNINGVIEW AMENITY AREA	OTHER-REC AREA	3355 WESTBROOK ROAD	7213 055	0.3	0	0	502.02
CDP2010-00048	3/15/2010	VICTORY WORLD CHURCH	CHURCH	5905 BROOK HOLLOW PARKWAY	6215 075	0.2	0	0	503.12
CDP2010-00049	3/25/2010	GC SCHOOLS (HAMILTON MILL MAINTENANCE)	GOVERNMENT	2270 EAST ROCK QUARRY ROAD	3002 041A	1.0	0	0	506.03
CDP2010-00050	3/29/2010	GC SCHOOLS (SHILOH MIDDLE SCHOOL)	GOVERNMENT	4285 SHILOH ROAD	6047 001A	1.3	0	0	507.17

Permit Number	Date Issued	Subdivision/Project	Type	Location	PIN	Acres	Units	Square Feet	Census Tract
CDP2010-00052	4/27/2010	GC WATER (HUSTON DR / PINE CIR WATERMAIN REPLACEME	OTHER-UTILITY	1835 LAWRENCEVILLE HIGHWAY	5050 010	3.2	0	0	505.07
CDP2010-00053	4/27/2010	GC WATER (MOHAWK DR & CHEROKEE TRAIL WATERLINE REP	OTHER-UTILITY	1194 TAB ROBERTS ROAD	7084 001	3.0	0	0	505.12
CDP2010-00056	8/16/2010	HOPE TABERNACLE SDA CHURCH	CHURCH	4615 LENORA CHURCH ROAD	4318 001	9.9	0	8,476	507.04
CDP2010-00057	5/6/2010	HAMILTON MILL EXPRESS PARK & RIDE STATION	OTHER-PARKING	3220 SARDIS CHURCH ROAD	3002 077	9.0	0	0	506.03
CDP2010-00060	7/1/2010	BRAVES STADIUM/COOLRAY FIELD	OTHER-FIREWORKS PE	2500 BUFORD DRIVE	7132 050	0.0	0	0	502.02
CDP2010-00062	7/14/2010	GC (SPALDING SQUARE STREAM RESTORATION)	OTHER-UTILITY	0000 CENTENNIAL SQUARE	6303A113	1.4	0	0	503.10
CDP2010-00066	5/13/2010	GREATER ATLANTA CHRISTIAN SCHOOL EARLY LEARNING CE	INSTITUTIONAL	1575 INDIAN TRAIL LILBURN ROAD	6198 001	0.4	0	2,759	504.21
CDP2010-00068	12/3/2010	PRECIOUS KIDS DAY CARE	COMMERCIAL	4462 MINK LIVSEY ROAD	4320 001	1.7	0	8,000	507.04
CDP2010-00074	4/28/2010	DACULA EXXON	COMMERCIAL	0475 DACULA ROAD	5303 177	1.0	0	0	506.02
CDP2010-00076	7/12/2010	BIMBO BAKERIES, U.S.A.	OTHER-PARKING	4825 SOUTH OLD PEACHTREE ROAD	6270 075	0.8	0	0	503.09
CDP2010-00077	11/2/2010	ST. MARY OF EGYPT ORTHODOX CHURCH	CHURCH	0925 BEAVER RUIN ROAD	6175 082	0.0	0	0	504.24
CDP2010-00080	5/7/2010	BRICKTON	COMMERCIAL	1660 BUFORD HIGHWAY	7259 206	1.3	0	0	501.05
CDP2010-00083	5/13/2010	BUFORD COLLISION CENTER	COMMERCIAL	4175 SOUTH LEE STREET	7228 001	1.1	0	11,082	501.06
CDP2010-00085	11/12/2010	TACO BELL	RESTAURANT	2121 PLEASANT HILL ROAD	6231 079	0.4	0	0	502.07
CDP2010-00088	7/14/2010	GC (BRUSHY FORK CREEK STREAM RESTORATION)	OTHER-UTILITY	0050 HOPE HOLLOW ROAD	5157 101	3.5	0	0	507.05
CDP2010-00091	5/27/2010	BETHLEHEM HOLDING	INDUSTRIAL	4942 SUMMER OAK DRIVE	7297 094	1.6	0	0	501.05
CDP2010-00092	7/28/2010	EMORY EASTSIDE	INSTITUTIONAL	1600 MEDICAL CENTER WAY	5041 175	1.0	0	0	507.18
CDP2010-00094	10/18/2010	GWINNETT PLACE FORD, LINCOLN, MERCURY	COMMERCIAL	3230 SATELLITE BLVD.	6206 015	7.2	0	17,770	502.07
CDP2010-00095	11/12/2010	CHASE BANK #14313	COMMERCIAL	1495 BUFORD DRIVE	7052 166	1.1	0	4,264	505.14
CDP2010-00099	6/30/2010	MZS EMISSION TESTING	COMMERCIAL	2110 DULUTH HIGHWAY	7116 009	1.3	0	0	502.04
CDP2010-00100	6/29/2010	JOHN FRANCO BUILDING	OFFICE	0561 GRAYSON HIGHWAY	5141 175	1.0	0	0	505.22
CDP2010-00103	11/10/2010	GC PARK (YELLOW RIVER POST OFFICE)	GOVERNMENT	3519 FIVE FORKS TRICKUM ROAD	6088 002	5.1	0	452	507.12
CDP2010-00105	9/17/2010	QUIKTRIP #731	COMMERCIAL	1565 PLEASANT HILL ROAD	6203 010	2.6	0	4,555	505.17
CDP2010-00107	7/1/2010	BUFORD TOWN PARK & COMMUNITY CTR.	GOVERNMENT	2300 BUFORD HIGHWAY	7268 012	6.0	0	0	501.04
CDP2010-00112	9/13/2010	ATLANTA ICE FORUM	COMMERCIAL	2300 SATELLITE BOULEVARD	7116 037	5.7	0	2,046	502.04
CDP2010-00117	8/12/2010	TRUCK COURT	INDUSTRIAL	1870 BEAVER RIDGE CIRCLE	6211 162	1.5	0	0	503.13
CDP2010-00119	10/18/2010	STREAM CULVERT REPAIR	OTHER-UTILITY	2490 WEAVER WAY	6246A283	1.6	0	0	503.06
CDP2010-00120	7/30/2010	GWINNETT MEDICAL CENTER - MCG	INSTITUTIONAL	1000 MEDICAL CENTER BLVD.	7008 025	0.2	0	0	505.07

Permit Number	Date Issued	Subdivision/Project	Type	Location	PIN	Acres	Units	Square Feet	Census Tract
CDP2010-00121	8/2/2010	STONE CENTER OF GEORGIA	COMMERCIAL	6211 LAWRENCEVILLE HIGHWAY	6139 018	3.9	0	0	504.03
CDP2010-00122	8/26/2010	KAG LOGISTICS	INDUSTRIAL	1490 WINDER HIGHWAY	5239 046	2.3	0	0	506.02
CDP2010-00123	12/6/2010	GC PUMP STATION (BEAVER RUIN)	OTHER-UTILITY	3530 CRUSE ROAD	6155 003	2.0	0	0	505.09
CDP2010-00124	10/22/2010	VEOLIA TRANSPORTATION	INDUSTRIAL	2773 SIMPSON CIRCLE	6258 335	2.5	0	0	503.13
CDP2010-00126	11/5/2010	STERLING AUTOBODY CENTER	COMMERCIAL	0942 HURRICANE SHOALS ROAD	5209 006	3.5	0	0	505.14
CDP2010-00126	9/10/2010	CRYMES LANDFILL	OTHER-LANDFILL	6321 LAWRENCEVILLE HIGHWAY	6140 008	12.0	0	0	504.03
CDP2010-00127	9/20/2010	PRECISION HOSE BUILDING ADDITION	INDUSTRIAL	2200 CENTRE PARK COURT	6058 251	0.7	0	18,960	504.15
CDP2010-00129	8/13/2010	GC WATER (PILGRIM LANE) MAIN REPLACEMENT	OTHER-UTILITY	5001 PILGRIM LANE	3007 057	0.1	0	0	506.04
CDP2010-00131	9/8/2010	FAMILY DOLLAR	COMMERCIAL	2630 OLD NORCROSS ROAD	7038 654	1.7	0	8,320	505.17
CDP2010-00132	10/29/2010	LIGHTING DETAIL SALON	COMMERCIAL	1010 KILLIAN HILL ROAD	6090 076	1.0	0	1,804	504.29
CDP2010-00137	12/22/2010	SDA ATLANTA KOREAN MISSION CHURCH	CHURCH	0466 AUBURN ROAD	2003 209	9.0	0	13,000	506.04
CDP2010-00139	12/16/2010	RV WORLD	COMMERCIAL	2289 ROCK QUARRY ROAD	3002 042	2.0	0	0	506.04
CDP2010-00140	10/28/2010	6030 UNITY DRIVE	COMMERCIAL	6030 UNITY DRIVE	6216 033	0.2	0	0	503.12
CDP2010-00142	12/27/2010	CHASE BANK #13924	COMMERCIAL	5900 SUWANEE DAM ROAD	7339 027A	1.6	0	4,294	501.04
CDP2010-00145	9/17/2010	GAL HOLDINGS	OTHER-UTILITY	4217 WALKING LANE	6158 110	0.1	0	0	504.11
CDP2010-00146	9/17/2010	LARRY WALKER	OTHER-UTILITY	4210 BURNS ROAD	6158 125	0.1	0	0	504.11
CDP2010-00147	12/6/2010	SUNTRUST (FIVE FORKS TRICKUM ROAD)	COMMERCIAL	4009 FIVE FORKS TRICKUM ROAD	6090 008	0.9	0	3,180	504.27
CDP2010-00148	10/7/2010	HONG KONG SUPERMARKET	COMMERCIAL	5495 JIMMY CARTER BOULEVARD	6195 203	0.1	0	2,500	504.21
CDP2010-00149	10/15/2010	GC PARK (GRAVES PARK)	GOVERNMENT	1514 GRAVES ROAD	6193 001	70.2	0	0	504.18
CDP2010-00156	11/12/2010	275 SCIENTIFIC DRIVE	INDUSTRIAL	0275 SCIENTIFIC DRIVE	6285 037	3.8	0	0	503.10
CDP2010-00157	12/2/2010	9AT3115A/BURNT HICKORY	OTHER-TOWER	0000 UNION GROVE CIRCLE	2003 058	20.5	0	0	506.04
CDP2010-00162	10/7/2010	GC PUMP STATION (ROSS ROAD)	OTHER-UTILITY	0227 SHILOH ROAD	6055 159	0.0	0	0	507.17
CDP2010-00168	10/29/2010	GEORGIA TITLE LOAN	COMMERCIAL	4124 JIMMY CARTER BOULEVARD	6142 055	0.3	0	1,900	504.03
CDP2010-00169	11/5/2010	KROGER STORE GA 476	COMMERCIAL	6555 SUGARLOAF PARKWAY	7122 011	13.8	0	3,319	502.04
CDP2010-00180	12/14/2010	GC PARK (GRAVES PARK)	GOVERNMENT	1514 GRAVES ROAD	6193 001	70.2	0	0	504.18
CDP2010-00184	12/7/2010	GC WATER (SUMITT SHASE WATER MAIN REPLACEMENT)	OTHER-UTILITY	2885 BROOKS DRIVE	5092 114	1.4	0	0	507.04
CDP2010-00187	11/23/2010	VICTORY WORLD AT HAMILTON MILL	CHURCH	3015 PUCKETTS MILL ROAD	7139 004	25.6	0	4,977	506.03
CDP2010-00192	11/12/2010	T MOBILE (PEACHTREE CORNERS)	INDUSTRIAL	5855 PEACHTREE CORNERS EAST	6273 046	1.5	0	0	503.10
CDP2010-00194	11/8/2010	SUGARLOAF COUNTRY CLUB	SINGLE-FAMILY	6340 SUGARLOAF PARKWAY	7164 300	0.0	0	0	502.04
CDP2010-00195	12/30/2010	GC WATER (YORKSHIRE PLACE WATER MAIN REPLACEMENT)	OTHER-UTILITY	4911 MILLER ROAD	6100 093	0.2	0	0	504.25

Permit Number	Date Issued	Subdivision/Project	Type	Location	PIN	Acres	Units	Square Feet	Census Tract
CDP2010-00197	12/14/2010	B D DIAGNOSTIC	INDUSTRIAL	1475 ATHENS HIGHWAY	5092 007	23.5	0	1,600	507.05
CDP2010-00216	12/15/2010	GLOBAL ELECTRONIC SERVICES	INDUSTRIAL	5333 PALMERO COURT	7265 049	2.2	0	10,000	501.05
CDP2010-00217	12/30/2010	GC WATER MINERAL SPRINGS ROAD WATER MAIN REPLACE	OTHER-UTILITY	1515 MINERAL SPRINGS ROAD	3003 032	1.4	0	0	506.04
CDP2010-00219	12/22/2010	PREMIER GROWERS GREENHOUSES	OTHER-GREENHOUSE	3938 BAILEY ROAD	2003 253	20.8	0	95,760	506.04
MDP2010-00001	3/23/2010	PROVIDENCE GRAYSON COTTAGE HOMES	MULTIFAMILY	0608 EAST CASTLE STREET	5136 352	7.0	0	0	507.05
SDP2010-00001	6/2/2010	SUWANEE STATION	TOWNHOUSE	0000 PARK PASS WAY	7208 011	4.5	44	0	502.02
SDP2010-00002	6/9/2010	RIVERS EDGE AT ABBOTTS BRIDGE	TOWNHOUSE	0000 PEACHTREE INDUSTRIAL BOULEVAR	6324 085	0.0	24	0	502.04
SDP2010-00003	6/30/2010	LAKES AT SUGARLOAF	SINGLE-FAMILY	0000 OLD PEACHTREE ROAD	7200 002	0.0	10	0	502.04
SDP2010-00004	7/6/2010	WILTSHIRE CREST	SINGLE-FAMILY	0000 ROBERTS ROAD	7233 447	18.2	54	0	502.02
SDP2010-00005	7/14/2010	LAKES AT SUGARLOAF	SINGLE-FAMILY	0000 OLD PEACHTREE ROAD	7200 002	0.0	30	0	502.04
SDP2010-00006	8/31/2010	LAKES AT SUGARLOAF	SINGLE-FAMILY	0000 OLD PEACHTREE ROAD	7200 002	0.0	0	0	502.04

# Gwinnett County Department of Planning and Development

## Residential Building Permits by Builder by Residential Development

Report Name: Report\_Build\_Permit\_Summary\_by\_Builder\_by\_Residential\_Development

Report Date: 1/20/2011 4:16:43 PM

Builder				Average	Average
Subdivision/Project	Type	Number of Permits	Housing Units	Square Feet	Estimated Cost
<b>ALEX G TETTERTON HOMES, INC</b>					
GREAT RIVER AT TRIBBLE MILL	Single-family	4	4	2,824	\$117,068
MANORS AT TREE LANE	Single-family	1	1	4,282	\$178,192
NOURS LANDING	Single-family	2	2	3,879	\$161,604
THE MANORS AT TREE LANE	Single-family	1	1	5,701	\$236,249
THE VILLAGES AT OLD NORCROSS	Single-family	7	7	2,527	\$104,873
TUSCANY PARK	Single-family	4	4	2,869	\$119,542
VILLAGES AT OLD NORCROSS SOUTH	Single-family	5	5	2,595	\$108,108
<b>ALMONT HOMES</b>					
ENCLAVE AT IVY CREEK	Single-family	2	2	2,657	\$110,688
FAIRMONT ON THE PARK	Single-family	2	2	2,145	\$89,375
MILL CREEK STATION	Single-family	4	4	3,180	\$132,479
PEACHTREE SHOALS	Single-family	6	6	2,278	\$94,910
RESERVE AT TURNBERRY	Single-family	4	4	2,238	\$93,250
THE ENCLAVE AT IVY CREEK	Single-family	13	13	2,576	\$107,155
THE HAMPTONS	Single-family	1	1	2,267	\$94,458
<b>AVALAN HOMES LLC</b>					
THE INFIELD	Single-family	2	2	1,472	\$63,088
<b>BATTLE PROPERTIES INC</b>					
SONOMA WOODS	Single-family	3	3	2,361	\$98,424
<b>BILTMORE HOMES INC</b>					
THE VILLAGES AT BAY CREEK	Single-family	1	1	2,144	\$89,333
<b>BOWEN &amp; BOWEN CONSTRUCTION</b>					
KENDALL PARK	Single-family	2	2	2,086	\$85,988
MADISON PLACE	Single-family	1	1	2,279	\$95,312
<b>BOWEN FAMILY HOMES INC</b>					
AUTUMNBROOKE	Single-family	4	4	2,041	\$84,832
BERKELEY CHASE	Townhouse	7	7	1,856	\$76,664
BRYNFIELD	Single-family	10	10	2,085	\$86,773
JACOBS FARM	Single-family	7	7	2,128	\$88,385
KENSINGTON CREEK	Single-family	3	3	2,522	\$104,291
KING TRACE	Single-family	2	2	2,896	\$120,176
WILLOUGHBY COVE	Single-family	4	4	2,267	\$94,043
<b>BRENTWOOD AT SUGARLOAF</b>					
BENTWOOD AT SUGARLOAF	Single-family	1	1	3,026	\$126,392
<b>BRIDLERIDGE HOMES LLC</b>					
AUSTIN COMMONS	Single-family	5	5	3,224	\$134,342
<b>BRYCE HOMES</b>					
ABI GLEN	Single-family	1	1	3,100	\$129,167

Builder						
Subdivision/Project	Type	Number of Permits	Housing Units	Average Square Feet	Average Estimated Cost	
<b>BURNS GARNER, INC.</b>						
THE HERITAGE AT GRAYSON	Single-family	1	1	3,000	\$124,320	
<b>CENTEX HOMES</b>						
BENTWOOD AT SUGARLOAF	Single-family	3	3	3,024	\$125,701	
<b>CENTRO DEVELOPMENT CORPORATION</b>						
NORTH GWINNETT ESTATES NORTH	Single-family	1	1	2,273	\$94,708	
OAKLAND TRACE	Single-family	2	2	2,260	\$94,146	
<b>CHAFIN BUILDERS LLC</b>						
BROOKS CHASE	Single-family	5	5	2,756	\$114,850	
<b>CREEKSIDE COMMUNITIES LLC</b>						
CREEKSIDE AT PLEASANT HILL	Single-family	9	9	2,141	\$88,636	
LAKESIDE AT PLEASANT HILL	Single-family	16	16	2,172	\$90,613	
MADISON RIDGE	Townhouse	6	6	1,655	\$68,958	
OAKHURST	Single-family	3	3	2,146	\$89,444	
PINE ROAD, XPL2009-00001	Single-family	1	1	2,047	\$84,952	
WILLIAMS CROSSING	Single-family	11	11	2,309	\$96,227	
<b>D R HORTON INC</b>						
AMELIA PARC	Single-family	7	7	3,064	\$126,688	
EDGEBROOK	Single-family	10	10	3,480	\$143,311	
ENCLAVE AT PARK RIDGE	Single-family	11	11	2,670	\$110,790	
KENSINGTON CREEK	Single-family	22	22	2,314	\$96,237	
PUCKETTS MANOR	Single-family	13	13	3,611	\$150,196	
RIVER STONE	Single-family	1	1	2,963	\$122,248	
THE ENCLAVE AT PARK RIDGE	Single-family	2	2	3,289	\$137,021	
TRILLIUM PARK	Single-family	11	11	2,482	\$103,159	
<b>DANIEL RADU/HOMEOWNER</b>						
DANIEL RADU/HOMEOWNER	Single-family	1	1	1,700	\$70,833	
<b>DAVID WITTKÉ/HOMEOWNER</b>						
NA	Single-family	1	1	4,939	\$205,792	
<b>DONNA BRYSON-PROPERTY</b>						
ACREAGE	Single-family	1	1	3,748	\$155,400	
<b>E &amp; M VENTURES LLC</b>						
THE RESERVE AT EAST JONES BRIDGE	Single-family	1	1	3,690	\$153,570	
<b>EAST ATLANTA BUILDERS LLC</b>						
NOURS LANDING	Single-family	2	2	2,872	\$119,667	
<b>ELITE LAND DEVELOPMENT</b>						
AUTUMNBROOKE	Single-family	5	5	2,719	\$113,283	
FREEMAN CROSSING	Single-family	2	2	2,429	\$101,208	
<b>EXCEL CAPITAL CONSTRUCTION LLC</b>						
LAKESIDE AT PLEASANT HILL	Single-family	1	1	2,796	\$116,032	
<b>FAIRGREEN HOMES LLC</b>						
BROOKSIDE CROSSING	Single-family	7	7	2,738	\$114,101	
<b>FIELD FAMILY PROPERTIES</b>						
THE FOREST	Single-family	1	1	1,412	\$58,833	

Builder						
Subdivision/Project	Type	Number of Permits	Housing Units	Average Square Feet	Average Estimated Cost	
<b>FOREST BROOK PROPERTIES INC</b>						
MOUNTAIN LAUREL	Single-family	1	1	2,409	\$100,375	
<b>FOREST VALLEY HOMES</b>						
WILLIAMS CROSSING	Single-family	2	2	2,230	\$92,917	
<b>GARY &amp; OLSSON PROPERTIES LLC</b>						
HEDGEROWS	Single-family	3	3	4,242	\$176,296	
<b>GARY A KINNEY</b>						
RIVERCLIFF MANOR	Single-family	1	1	2,538	\$105,750	
<b>GEORGE TOMAS HOMES, LLC</b>						
NOURS LANDING	Single-family	3	3	3,617	\$149,875	
<b>GEORGIA WATER EXTRACTION</b>						
BROMLOW WOODS	Single-family	1	1	2,092	\$87,167	
<b>GLEN HUFF HOMES</b>						
MILLSIDE MANOR	Single-family	5	5	1,856	\$76,921	
<b>GWINNETT COUNTY HABITAT FOR HUMANITY INC</b>						
STOKESWOOD TOWNHOMES	Townhouse	8	8	1,908	\$79,500	
<b>HOLT BUILDERS INC</b>						
ASHBURY PARK	Single-family	2	2	3,211	\$133,771	
STONEWATER CREEK	Single-family	3	3	3,743	\$355,972	
<b>ILYA DARIY / HOMEOWNER</b>						
NA	Single-family	1	1	1,818	\$75,750	
<b>J ALAN CUSTOM HOMES INC</b>						
LOT OF RECORDS	Single-family	1	1	4,514	\$188,083	
<b>JEFFERSON HOMES INC</b>						
JAMESON MILL	Single-family	28	28	3,257	\$135,662	
WESTLEIGH	Single-family	7	7	3,078	\$128,250	
<b>JFD BUILDERS</b>						
BARRINGER PARK	Single-family	1	1	2,922	\$121,750	
<b>JIM CHAPMAN COMMUNITIES INC</b>						
BROOKHAVEN AT SUGARLOAF	Townhouse	16	16	2,266	\$94,533	
<b>JOHN THOMAS PARTNERS LLC</b>						
EWELL COLONY	Single-family	4	4	2,202	\$91,729	
<b>JOHN WIELAND HOMES</b>						
STONEHAVEN AT SUGARLOAF	Single-family	3	3	4,245	\$176,861	
<b>JON L ROBY INC</b>						
BROOKHAVEN	Single-family	2	2	3,598	\$149,917	
<b>JOSEPH E HIPPS CONSTRUCTION LLC</b>						
MERANOVA AT MILL CREEK	Single-family	3	3	3,012	\$125,486	
<b>JR HOMES OF ALABAMA LLC</b>						
TUSCAN RIDGE	Single-family	3	3	3,558	\$148,250	
<b>JSA INC</b>						
SCENIC OVERLOOK	Single-family	17	17	2,091	\$86,928	
<b>KERLEY FAMILY HOMES LLC</b>						
LEGACY RIVER	Single-family	3	3	2,080	\$86,653	

Builder						
Subdivision/Project	Type	Number of Permits	Housing Units	Average Square Feet	Average Estimated Cost	
<b>KNOEDLER RESIDENTIAL</b>						
MONTREUX IN-TOWNE	Single-family	1	1	3,185	\$132,608	
<b>LANG ENTERPRISES LTD DBA LANG CUSTOM HOMES</b>						
ESTATES AT NELSON POINTE	Single-family	3	3	4,083	\$169,806	
<b>LENNAR GEORGIA INC</b>						
BEYERS LANDING	Single-family	12	12	2,781	\$115,865	
TREY VISTA ON THE LAKE	Single-family	12	12	2,784	\$115,996	
<b>LOCKRIDGE CONSTRUCTION COMPANY INC</b>						
CREEKMONT	Single-family	4	4	2,320	\$96,657	
<b>LPI/HEDGEROWS INC</b>						
AUSTINS LANDING	Single-family	1	1	3,350	\$139,583	
HIDDEN FALLS	Single-family	2	2	3,550	\$147,917	
<b>MACALLAN GROUP, LLC</b>						
VICTORIA HIGHLANDS	Single-family	10	10	3,547	\$147,319	
<b>MERIDIAN HOMES USA INC</b>						
ANNISTOWN MEADOWS	Single-family	1	1	3,075	\$128,125	
ARBOR OAKS	Single-family	4	4	2,589	\$107,807	
WOODGATE HILLS	Single-family	2	2	2,429	\$101,528	
WOODLAND BROOK ESTATES	Single-family	10	10	2,533	\$105,529	
<b>MILL CREEK CONSTRUCTION SERVICES LLC</b>						
JACOBS FARM	Single-family	5	5	2,506	\$104,408	
<b>MILLCREEK BUILDERS INC</b>						
GARNER CREEK AT PARKVIEW	Single-family	6	6	4,028	\$167,318	
<b>MUNOZ BUILDING INC</b>						
NA	Single-family	1	1	5,242	\$218,417	
<b>NASH PROPERTIES INC</b>						
ESTATES AT NASH LAKE	Single-family	4	4	3,693	\$153,469	
ESTATES AT RIVER FALLS	Single-family	2	2	3,350	\$139,584	
THE ESTATES AT NASH LAKE	Single-family	3	3	3,753	\$156,389	
<b>NEW TREND BUILDERS INC</b>						
THE COVE AT BAY CREEK	Single-family	1	1	3,037	\$126,542	
<b>NIVIA HANDLEY / HOMEOWNER</b>						
WINDSOR CHASE	Single-family	1	1	3,936	\$164,000	
<b>NORTHPOINTE COMMUNITIES LLC</b>						
PARK AT COPPER TRAIL	Single-family	1	1	2,110	\$87,917	
THE PARK AT COPPER TRAIL	Single-family	2	2	2,242	\$93,501	
<b>PACES CONTRACTING SERVICES LLC</b>						
MOUNTAINBROOKE	Single-family	1	1	1,961	\$81,708	
<b>PAUL MATHEW</b>						
ELMWOOD PLACE	Single-family	1	1	7,800	\$325,000	
<b>PEACHTREE COMMUNITIES LLC</b>						
MAGNOLIA CREEK	Single-family	5	5	2,668	\$111,150	
WESTCHESTER PLACE	Single-family	10	10	3,277	\$136,533	
<b>PEACHTREE RESIDENTIAL PROPERTIES INC</b>						
TILLMAN HALL	Single-family	2	2	4,574	\$189,953	

Builder						
Subdivision/Project	Type	Number of Permits	Housing Units	Average Square Feet	Average Estimated Cost	
<b>PREMIER HOMEBUILDERS INC</b>						
TWO WILLOWS PRESERVE	Single-family	5	5	2,353	\$98,025	
<b>PROFESSIONAL DESIGN CONSTRUCTION LLC</b>						
LITTLE SUWANEE POINTE	Townhouse	1	1	2,111	\$87,024	
<b>PULTE HOME CORPORATION</b>						
BENTWOOD AT SUGARLOAF	Single-family	28	28	3,017	\$125,754	
<b>RHG HOMES LLC</b>						
CASTLEBERRY HILLS	Single-family	2	2	2,028	\$84,480	
HAYNESCREST	Townhouse	8	8	1,717	\$71,521	
WHITFIELD ESTATES	Single-family	1	1	2,404	\$100,167	
<b>RICHARDSON HOUSING GROUP INC</b>						
CASTLEBERRY HILLS	Single-family	7	7	2,078	\$86,551	
OAKLAND DOWNS	Townhouse	12	12	1,702	\$70,931	
WHITFIELD ESTATES	Single-family	11	11	2,476	\$103,082	
<b>RICHPORT PROPERTIES</b>						
NEW ROCK BRIDGE	Townhouse	5	5	1,486	\$61,925	
<b>ROBINSON INVESTMENTS</b>						
THE INFIELD	Single-family	3	3	2,204	\$91,819	
<b>RYLAND GROUP INC</b>						
HAMILTON MANOR	Single-family	10	10	3,071	\$127,975	
HIGHBRANCH GLEN	Single-family	4	4	2,803	\$116,189	
PRINCETON CROSSING	Single-family	31	31	3,121	\$129,737	
RIVER STONE	Single-family	9	9	2,977	\$124,037	
VILLAS AT BETHESDA	Single-family	5	5	2,478	\$102,652	
<b>SMITH DOUGLAS COMMUNITIES LLC</b>						
ALCOVY FALLS	Single-family	20	20	1,378	\$57,312	
PROSPECT ESTATES	Single-family	4	4	2,187	\$91,125	
<b>SOUTHLAND HOMES CORP</b>						
MICHELE'S POINT	Single-family	1	1	3,589	\$149,542	
<b>SPARTAN CONSTRUCTORS LLC</b>						
SETTLES BROOK	Single-family	1	1	4,032	\$168,000	
<b>STONECREST HOMES ATLANTA LLC</b>						
MCINTOSH PLACE	Single-family	5	5	2,288	\$95,312	
<b>STOREY CUSTOM HOMES LLLP</b>						
SUGARLOAF COUNTRY CLUB	Single-family	1	1	9,913	\$410,795	
<b>SUMMIT DEVELOPMENT</b>						
THE PARK AT GLENNS RIDGE	Single-family	1	1	3,800	\$158,333	
<b>TARA BUILDERS LLC</b>						
OAK CROSSING	Single-family	5	5	3,202	\$132,194	
RUTLEDGE ESTATES	Single-family	1	1	2,769	\$115,375	
TUSCANY PARK	Single-family	4	4	2,643	\$110,125	
<b>TAYLOR BLAKE HOMES LLC</b>						
LANIER SPRINGS	Single-family	6	6	2,787	\$115,813	
STONE WALK	Single-family	1	1	2,587	\$107,744	

Builder						
Subdivision/Project	Type	Number of Permits	Housing Units	Average Square Feet	Average Estimated Cost	
<b>TAYLOR KNOX HOMES INC</b>						
MANCHESTER WALK	Single-family	4	4	2,205	\$91,854	
<b>TOUCHSTONE HOMES</b>						
IVEY CHASE	Single-family	3	3	2,260	\$94,153	
<b>TUSCAN BUILDERS, LLC</b>						
TUSCAN RIDGE	Single-family	5	5	3,382	\$140,269	
<b>UNIQUE HOMES LLC</b>						
KILLIAN WOODS	Single-family	1	1	2,888	\$120,333	
<b>VALERIU GHIDICEANU</b>						
MILLCREST MANOR	Single-family	1	1	2,000	\$83,333	
<b>VERITAS HOMES</b>						
MERANOVA AT MILL CREEK	Single-family	9	9	3,089	\$128,709	
MISTY BROOK	Single-family	5	5	2,376	\$98,992	
<b>WATERBROOK HOMES LLC</b>						
BROOKS CHASE	Single-family	1	1	2,909	\$120,176	
STONE WALK	Single-family	2	2	2,780	\$115,834	
<b>WELL BUILT HOMES INC</b>						
HEDGEROWS	Single-family	1	1	3,369	\$140,375	
<b>WILSON PARKER HOMES</b>						
ARNOLD MILL STATION	Single-family	26	26	2,251	\$93,576	
EWING FARMS	Single-family	2	2	2,900	\$120,176	
ROSEBUD PARK	Single-family	15	15	2,511	\$104,451	
WATERMILL	Single-family	2	2	2,989	\$124,521	
<b>Grand Total:</b>		760	760	2,673	\$112,013	

# Gwinnett County Department of Planning and Development

## Residential Building Permit Summary by Residential Development

Report Name: Report\_Build\_Permit\_Summary\_by\_Residential\_Developmen

Report Date: 1/20/2011 2:47:19 PM

Subdivision/Development	Type	Number Of Permits	Housing Units	Average Square Feet	Average Estimated Cost
ABI GLEN	Single-family	1	1	3,100	\$129,167
ACREAGE	Single-family	1	1	3,748	\$155,400
ALCOVY FALLS	Single-family	20	20	1,378	\$57,312
AMELIA PARC	Single-family	7	7	3,064	\$126,688
ANNISTOWN MEADOWS	Single-family	1	1	3,075	\$128,125
ARBOR OAKS	Single-family	4	4	2,589	\$107,807
ARNOLD MILL STATION	Single-family	26	26	2,251	\$93,576
ASHBURY PARK	Single-family	2	2	3,211	\$133,771
AUSTIN COMMONS	Single-family	5	5	3,224	\$134,342
AUSTINS LANDING	Single-family	1	1	3,350	\$139,583
AUTUMNBROOKE	Single-family	9	9	2,418	\$100,638
BARRINGER PARK	Single-family	1	1	2,922	\$121,750
BENTWOOD AT SUGARLOAF	Single-family	32	32	3,018	\$125,769
BERKELEY CHASE	Townhouse	7	7	1,856	\$76,664
BEYERS LANDING	Single-family	12	12	2,781	\$115,865
BROMLOW WOODS	Single-family	1	1	2,092	\$87,167
BROOKHAVEN	Single-family	2	2	3,598	\$149,917
BROOKHAVEN AT SUGARLOAF	Townhouse	16	16	2,266	\$94,533
BROOKS CHASE	Single-family	6	6	2,782	\$115,738
BROOKSIDE CROSSING	Single-family	7	7	2,738	\$114,101
BRYNFIELD	Single-family	10	10	2,085	\$86,773
CASTLEBERRY HILLS	Single-family	9	9	2,067	\$86,091
COUNTRYSIDE VILLAGE OF ATLANTA	Mobile Home	1	1	0	\$0
CREEKMONT	Single-family	4	4	2,320	\$96,657
CREEKSIDE AT PLEASANT HILL	Single-family	9	9	2,141	\$88,636
DANIEL RADU/HOMEOWNER	Single-family	1	1	1,700	\$70,833
E A W ENTERPRISES INC	Mobile Home	1	1	0	\$0
EDGEBROOK	Single-family	10	10	3,480	\$143,311
ELMWOOD PLACE	Single-family	1	1	7,800	\$325,000
ENCLAVE AT IVY CREEK	Single-family	2	2	2,657	\$110,688
ENCLAVE AT PARK RIDGE	Single-family	11	11	2,670	\$110,790
ESTATES AT NASH LAKE	Single-family	4	4	3,693	\$153,469
ESTATES AT NELSON POINTE	Single-family	3	3	4,083	\$169,806
ESTATES AT RIVER FALLS	Single-family	2	2	3,350	\$139,584
EWELL COLONY	Single-family	4	4	2,202	\$91,729
EWING FARMS	Single-family	2	2	2,900	\$120,176

Subdivision/Development	Type	Number Of Permits	Housing Units	Average Square Feet	Average Estimated Cost
FAIRMONT ON THE PARK	Single-family	2	2	2,145	\$89,375
FREEMAN CROSSING	Single-family	2	2	2,429	\$101,208
GARNER CREEK AT PARKVIEW	Single-family	6	6	4,028	\$167,318
GREAT RIVER AT TRIBBLE MILL	Single-family	4	4	2,824	\$117,068
HAMILTON MANOR	Single-family	10	10	3,071	\$127,975
HAYNESCREST	Townhouse	8	8	1,717	\$71,521
HEDGEROWS	Single-family	4	4	4,024	\$167,316
HIDDEN FALLS	Single-family	2	2	3,550	\$147,917
HIGHBRANCH GLEN	Single-family	4	4	2,803	\$116,189
IVEY CHASE	Single-family	3	3	2,260	\$94,153
JACOBS FARM	Single-family	12	12	2,285	\$95,061
JAMESON MILL	Single-family	28	28	3,257	\$135,662
KENDALL PARK	Single-family	2	2	2,086	\$85,988
KENSINGTON CREEK	Single-family	25	25	2,339	\$97,204
KILLIAN WOODS	Single-family	1	1	2,888	\$120,333
KING TRACE	Single-family	2	2	2,896	\$120,176
LAKESIDE AT PLEASANT HILL	Single-family	17	17	2,209	\$92,108
LANIER SPRINGS	Single-family	6	6	2,787	\$115,813
LAS COLINAS AT BROOKHOLLOW APT	Apartments	1	25	0	\$1,003,000
LEGACY RIVER	Single-family	3	3	2,080	\$86,653
LITTLE SUWANEE POINTE	Townhouse	1	1	2,111	\$87,024
LOT OF RECORDS	Single-family	1	1	4,514	\$188,083
MADISON PLACE	Single-family	1	1	2,279	\$95,312
MADISON RIDGE	Townhouse	6	6	1,655	\$68,958
MAGNOLIA CREEK	Single-family	5	5	2,668	\$111,150
MANCHESTER WALK	Single-family	4	4	2,205	\$91,854
MANORS AT TREE LANE	Single-family	1	1	4,282	\$178,192
MCINTOSH PLACE	Single-family	5	5	2,288	\$95,312
MERANOVA AT MILL CREEK	Single-family	12	12	3,070	\$127,903
MICHELE'S POINT	Single-family	1	1	3,589	\$149,542
MILL CREEK STATION	Single-family	4	4	3,180	\$132,479
MILLCREST MANOR	Single-family	1	1	2,000	\$83,333
MILLSIDE MANOR	Single-family	5	5	1,856	\$76,921
MISTY BROOK	Single-family	5	5	2,376	\$98,992
MONTREAUX IN-TOWNE	Single-family	1	1	3,185	\$132,608
MOUNTAIN LAUREL	Single-family	1	1	2,409	\$100,375
MOUNTAINBROOKE	Single-family	1	1	1,961	\$81,708
NA	Single-family	3	3	4,000	\$166,653
NEW ROCK BRIDGE	Townhouse	5	5	1,486	\$61,925
NORCROSS MOBILE HOME VILLAGE	Mobile Home	2	2	0	\$0
NORTH GWINNETT ESTATES NORTH	Single-family	1	1	2,273	\$94,708

Subdivision/Development	Type	Number Of Permits	Housing Units	Average Square Feet	Average Estimated Cost
NOURS LANDING	Single-family	7	7	3,479	\$144,595
OAK CROSSING	Single-family	5	5	3,202	\$132,194
OAKHURST	Single-family	3	3	2,146	\$89,444
OAKLAND DOWNS	Townhouse	12	12	1,702	\$70,931
OAKLAND TRACE	Single-family	2	2	2,260	\$94,146
PARK AT COPPER TRAIL	Single-family	1	1	2,110	\$87,917
PEACHTREE SHOALS	Single-family	6	6	2,278	\$94,910
PINE ROAD, XPL2009-00001	Single-family	1	1	2,047	\$84,952
PRINCETON CROSSING	Single-family	31	31	3,121	\$129,737
PROSPECT ESTATES	Single-family	4	4	2,187	\$91,125
PUCKETTS MANOR	Single-family	13	13	3,611	\$150,196
RESERVE AT TURNBERRY	Single-family	4	4	2,238	\$93,250
RIVER STONE	Single-family	10	10	2,976	\$123,858
RIVERCLIFF MANOR	Single-family	1	1	2,538	\$105,750
ROSEBUD PARK	Single-family	15	15	2,511	\$104,451
RUTLEDGE ESTATES	Single-family	1	1	2,769	\$115,375
SCENIC OVERLOOK	Single-family	17	17	2,091	\$86,928
SETTLES BROOK	Single-family	1	1	4,032	\$168,000
SMOKE CREEK MHP	Mobile Home	1	1	0	\$0
SONOMA WOODS	Single-family	3	3	2,361	\$98,424
STOKESWOOD TOWNHOMES	Townhouse	8	8	1,908	\$79,500
STONE WALK	Single-family	3	3	2,716	\$113,137
STONEHAVEN AT SUGARLOAF	Single-family	3	3	4,245	\$176,861
STONEWATER CREEK	Single-family	3	3	3,743	\$355,972
SUGARLOAF COUNTRY CLUB	Single-family	1	1	9,913	\$410,795
THE COVE AT BAY CREEK	Single-family	1	1	3,037	\$126,542
THE ENCLAVE AT IVY CREEK	Single-family	13	13	2,576	\$107,155
THE ENCLAVE AT PARK RIDGE	Single-family	2	2	3,289	\$137,021
THE ESTATES AT NASH LAKE	Single-family	3	3	3,753	\$156,389
THE FOREST	Single-family	1	1	1,412	\$58,833
THE HAMPTONS	Single-family	1	1	2,267	\$94,458
THE HERITAGE AT GRAYSON	Single-family	1	1	3,000	\$124,320
THE INFIELD	Single-family	5	5	1,911	\$80,327
THE MANORS AT TREE LANE	Single-family	1	1	5,701	\$236,249
THE PARK AT COPPER TRAIL	Single-family	2	2	2,242	\$93,501
THE PARK AT GLENNS RIDGE	Single-family	1	1	3,800	\$158,333
THE RESERVE AT EAST JONES BRIDGE	Single-family	1	1	3,690	\$153,570
THE VILLAGES AT BAY CREEK	Single-family	1	1	2,144	\$89,333
THE VILLAGES AT OLD NORCROSS	Single-family	7	7	2,527	\$104,873
TILLMAN HALL	Single-family	2	2	4,574	\$189,953
TREY VISTA ON THE LAKE	Single-family	12	12	2,784	\$115,996

Subdivision/Development	Type	Number Of Permits	Housing Units	Average Square Feet	Average Estimated Cost
TRILLIUM PARK	Single-family	11	11	2,482	\$103,159
TUCKER MOBILE HOME ESTATES	Mobile Home	1	1	0	\$0
TUSCAN RIDGE	Single-family	8	8	3,448	\$143,262
TUSCANY PARK	Single-family	8	8	2,756	\$114,833
TWO WILLOWS PRESERVE	Single-family	5	5	2,353	\$98,025
VICTORIA HIGHLANDS	Single-family	10	10	3,547	\$147,319
VILLAGES AT OLD NORCROSS SOUTH	Single-family	5	5	2,595	\$108,108
VILLAS AT BETHESDA	Single-family	5	5	2,478	\$102,652
VILLAS AT BOULEVARD	Apartments	11	307	0	\$1,914,945
WATERMILL	Single-family	2	2	2,989	\$124,521
WESTCHESTER PLACE	Single-family	10	10	3,277	\$136,533
WESTLEIGH	Single-family	7	7	3,078	\$128,250
WHITFIELD ESTATES	Single-family	12	12	2,470	\$102,839
WILLIAMS CROSSING	Single-family	13	13	2,297	\$95,718
WILLOUGHBY COVE	Single-family	4	4	2,267	\$94,043
WINDSOR CHASE	Single-family	1	1	3,936	\$164,000
WOODGATE HILLS	Single-family	2	2	2,429	\$101,528
WOODLAND BROOK ESTATES	Single-family	10	10	2,533	\$105,529
<b>Grand Total:</b>		<b>778</b>	<b>1098</b>	<b>2,612</b>	<b>\$137,786</b>