



GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT
ONE JUSTICE SQUARE
446 West Crogan Street, Lawrenceville, Georgia 30045
Phone : 678.518.6000 Fax : 678.518.6240
www.gwinnettcounty.com

RESOLUTION

Variance from the Zoning Regulations of Gwinnett County

CASE NUMBER : ZVR2010-00012

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Increase height of fence in a front yard from 4 ft. to 6 ft.
Applicant Name: Nermin Silnovic
Development Type: Fence
Ordinance: Fence Height Increase (Front/Side Front)
Code Section: ZR0700.02 Fence/Wall Height - Front Yard
Property Address: 2771 Valley Springs DR, Lawrenceville, GA 30044
Parcel #: 5015 452

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Joseph Hughes
Seconded By: Wayne Knox
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved with Conditions Until 3/18/2010

1. No portion of the fence shall extend into the public right-of-way.

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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RESOLUTION

Variance from the Zoning Regulations of Gwinnett County

CASE NUMBER : ZVR2010-00013

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Allow accessory structure (carport) to be located in a front yard.
Applicant Name: LAMBERT MCCHESNEY
Development Type: Carport Addition
Ordinance: Accessory Structure or Use Yard Location
Code Section: ZR0600 Accessory Structures or Uses
Property Address: 2065 Glymooore DR, Lawrenceville, GA 30043
Parcel #: 7043 041

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Brent Halcomb
Seconded By: Joseph Hughes
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Tabled Until 4/13/2010

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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RESOLUTION

Variance from the Zoning Regulations of Gwinnett County

CASE NUMBER : ZVR2010-00018

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Allow fence height increase from 4 ft to 8 ft in required front yard.
Applicant Name: Damon Austin
Development Type: Fence
Ordinance: Fence Height Increase (Front/Side Front)
Code Section: ZR0700.02 Fence/Wall Height - Front Yard
Property Address: 422 Villa DR, Lilburn, GA 30047
Parcel #: 6113 144

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Wayne Knox
Seconded By: Brent Halcomb
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved Until 3/9/2010

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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RESOLUTION

Variance from the Zoning Regulations of Gwinnett County

CASE NUMBER : ZVR2010-00019

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Encroachment of 4 ft into the 10 ft left side setback
Applicant Name: Sandu Keiaua
Development Type: Subdividing a Lot
Ordinance: Side Setback Encroachment
Code Section: ZR1401SY Setback/Yard
Property Address: 2286 Stone DR, Lilburn, GA 30047
Parcel #: 6057 044

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Mike Royal
Seconded By: Joseph Hughes
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved with Conditions Until 3/9/2010

1. An exemption plat shall be submitted and approved prior to the issuance of any building permits.

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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CASE NUMBER : ZVR2010-00020

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Reduce required lot width from 100 ft to 80.68 ft.
Applicant Name: Sandu Keiaua
Development Type: Subdividing a Lot
Ordinance: Lot Width Reduction
Code Section: ZR1400W Lot Width
Property Address: 2286 Stone DR, Lilburn, GA 30047
Parcel #: 6057 044

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Mike Royal
Seconded By: Joseph Hughes
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved with Conditions Until 3/9/2010

1. An exemption plat shall be submitted and approved prior to the issuance of any building permits.

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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CASE NUMBER : ZVR2010-00021

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Increase parking from 32 to 72 spaces.
Applicant Name: Hope Investment LLC
Development Type: Assisted Living Facility
Ordinance: Parking Quantity
Code Section: ZR1002 Parking Space Quantity
Property Address: 1200 Winder HWY, Lawrenceville, GA 30046
Parcel #: 5210 162

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Absent	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Joseph Hughes
Seconded By: Wayne Knox
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved Until 3/9/2010

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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CASE NUMBER : ZVR2010-00022

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Allow accessory structure (garage) to be located in the side yard.
Applicant Name: David Woodford
Development Type: Garage -
Ordinance: Accessory Structure or Use Yard Location
Code Section: ZR0600 Accessory Structures or Uses
Property Address: 2062 Innsfail DR, Snellville, GA 30078
Parcel #: 5056 067

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Mike Royal
Seconded By: Joseph Hughes
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved with Conditions Until 3/9/2010

1. The applicant shall obtain all required permits within 30 days of the variance action and all construction/inspections be completed within 120 days of the issuance of a building permit.
2. All construction shall comply with current building code requirements.
3. The architectural treatment and color of the detached garage shall be consistent with the existing residence.

Action Certified by: Michael Jenness
Title: Development Review Manager

Date Certified: 3/9/2010



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CASE NUMBER : ZVR2010-00023

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Increase number of parking spaces from 21 to 30.
Applicant Name: Columbia Engineering & Services, Inc.
Development Type: Bank
Ordinance: Parking Quantity
Code Section: ZR1002 Parking Space Quantity
Property Address: 1495 Buford DR, Lawrenceville, GA 30043
Parcel #: 7052 166

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Joseph Hughes
Seconded By: Wayne Knox
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved Until 3/9/2010

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010



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CASE NUMBER : ZVR2010-00024

WHEREAS, the Gwinnett County Zoning Board of Appeals held a duly advertised public hearing, with notice published in the Gwinnett Daily Post, the Official news Organ of the County, for a variance from the Zoning Resolution, as described below and which is incorporated herein and made a part hereof by reference:

Appeal Description: Increase front yard parking percentage more than 20% in an Overlay District.
Applicant Name: Columbia Engineering & Services, Inc.
Development Type: Bank
Ordinance: Parking Percentage
Code Section: ZR1315.2.3.3C Front Yard Parking Percent Increase
Property Address: 1495 Buford DR, Lawrenceville, GA 30043
Parcel #: 7052 166

Reading and Adoption

Name	Title	Attendance	Vote
Jodie Rosser	Member at Large	Present	Aye
Brent Halcomb	District 1	Present	Aye
Wayne Knox	District 2	Present	Aye
Mike Royal	District 3	Present	Aye
Joseph Hughes	District 4	Present	Aye

Date of Action: 3/9/2010
Motion By: Joseph Hughes
Seconded By: Wayne Knox
Voting Carried: 5 Aye(s), 0 No(s)
Action Taken: Approved Until 3/9/2010

Action Certified by: Michael Jenness
Title: Development Review Manager
Date Certified: 3/9/2010