

**SPECIAL USE PERMIT APPLICATION**

AN APPLICATION TO AMEND THE OFFICIAL ZONING MAP OF GWINNETT COUNTY, GA.

| APPLICANT INFORMATION  | PROPERTY OWNER INFORMATION* |
|--|-----------------------------|
| NAME: <u>Annette Sprewer</u>                                       | NAME: <u>Same</u>           |
| ADDRESS: <u>4462 Saddle Bend Trl</u>                               | ADDRESS: _____              |
| CITY: <u>Snellville</u>  | CITY: _____                 |
| STATE: <u>GA</u> ZIP: <u>30039</u>                                 | STATE: _____ ZIP: _____     |
| PHONE: <u>(678)230-5072</u>  | PHONE: _____                |
| CONTACT PERSON: <u>Annette Sprewer</u> PHONE: <u>(678)230-5072</u> |                             |
| CONTACT'S E-MAIL: <u>Adsprewer@Comcast.Net</u>                     |                             |

\*Include any person having a property interest and any person having a financial interest in any business entity having property interest (use additional sheets if necessary).

| APPLICANT IS THE:                                  |  |
|--|--|
| <input type="checkbox"/> OWNER'S AGENT             | <input checked="" type="checkbox"/> PROPERTY OWNER |
| <input type="checkbox"/> CONTRACT PURCHASER        |  |
| EXISTING/PROPOSED ZONING: <u>R100CLU</u>           | BUILDING/LEASED SQUARE FEET: <u>3,377 #</u>        |
| PARCEL NUMBER(S): <u>R6037-273</u>                 | ACREAGE: <u>.79</u>                                |
| ADDRESS OF PROPERTY: <u>4462 Saddle Bend Trl</u>   |  |
| SPECIAL USE REQUESTED: <u>In-home beauty salon</u> |  |
| _____  |  |

PLEASE ATTACH A LETTER OF INTENT EXPLAINING WHAT IS PROPOSED

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10401  
0114

BK10401 PG0114

WINNETT CO. GEORGIA  
Clerk Superior Court  
\$ None  
TOM LAWLER, CLERK OF  
SUPERIOR COURT

**GANEK, WRIGHT & DOBKIN, P.C.**  
3805 Crestwood Parkway, Suite 325  
Duluth, Georgia 30136  
Phone: (770) 931-9175  
Facsimile: (770) 806-0064  
RM990899  
WARRANTY DEED

FILED & RECORDED  
CLERK SUPERIOR COURT  
WINNETT COUNTY, GA.  
99 JUN -1 AM 8:00  
TOM LAWLER, CLERK

STATE OF GEORGIA

COUNTY OF GWINNETT

THIS INDENTURE, made the 20TH day of May in the year one thousand nine hundred ninety-nine, between STEPHEN G. SPREWER of the County of GWINNETT, and State of Georgia, as party or parties of the first part, hereinafter called Grantor, and STEPHEN G. SPREWER and ANNETTE SPREWER, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP as defined and created by Ga. Law 1976, pages 1438 and 1439 (O.C.G.A. sect 44-6-190) as party or parties of the second part, hereinafter called Grantee (the words, "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of TEN AND NO/100 AND OTHER GOOD AND VALUABLE CONSIDERATION ----- (\$10.00) DOLLARS in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto said Grantee,

THIS CONVEYANCE IS MADE SUBJECT TO STATE AND COUNTY AD VALOREM REAL PROPERTY TAXES AND ASSESSMENTS FOR 1999 NOT YET DUE AND PAYABLE AND SUBSEQUENT YEARS; AND ALL EASEMENTS AND RESTRICTIONS OF RECORD.

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 37 OF THE 6TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT 46, BLOCK B, HORSESHOE CREEK, UNIT ONE, AS PER PLAT RECORDED IN PLAT BOOK 71, PAGE 77, GWINNETT COUNTY, GEORGIA RECORDS.

with all the rights, members and appurtenances to the said described premises in anywise appertaining to or belonging. THIS CONVEYANCE IS MADE SUBJECT TO THAT CERTAIN LOAN DEED FROM GRANTOR, TO FT MORTGAGE COMPANIES d.b.a HOMBANC MORTGAGE CORPORATION, DATED May 20, 1999, IN THE ORIGINAL PRINCIPAL AMOUNT OF \$164,650.00, AND RECORDED IN THE RECORDS OF GWINNETT COUNTY, GEORGIA.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only property use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered  
this 20TH day of  
May, 1999  
in the presence of:

Witness \_\_\_\_\_

*Stephen G. Sprewer* (SEAL)  
STEPHEN G. SPREWER

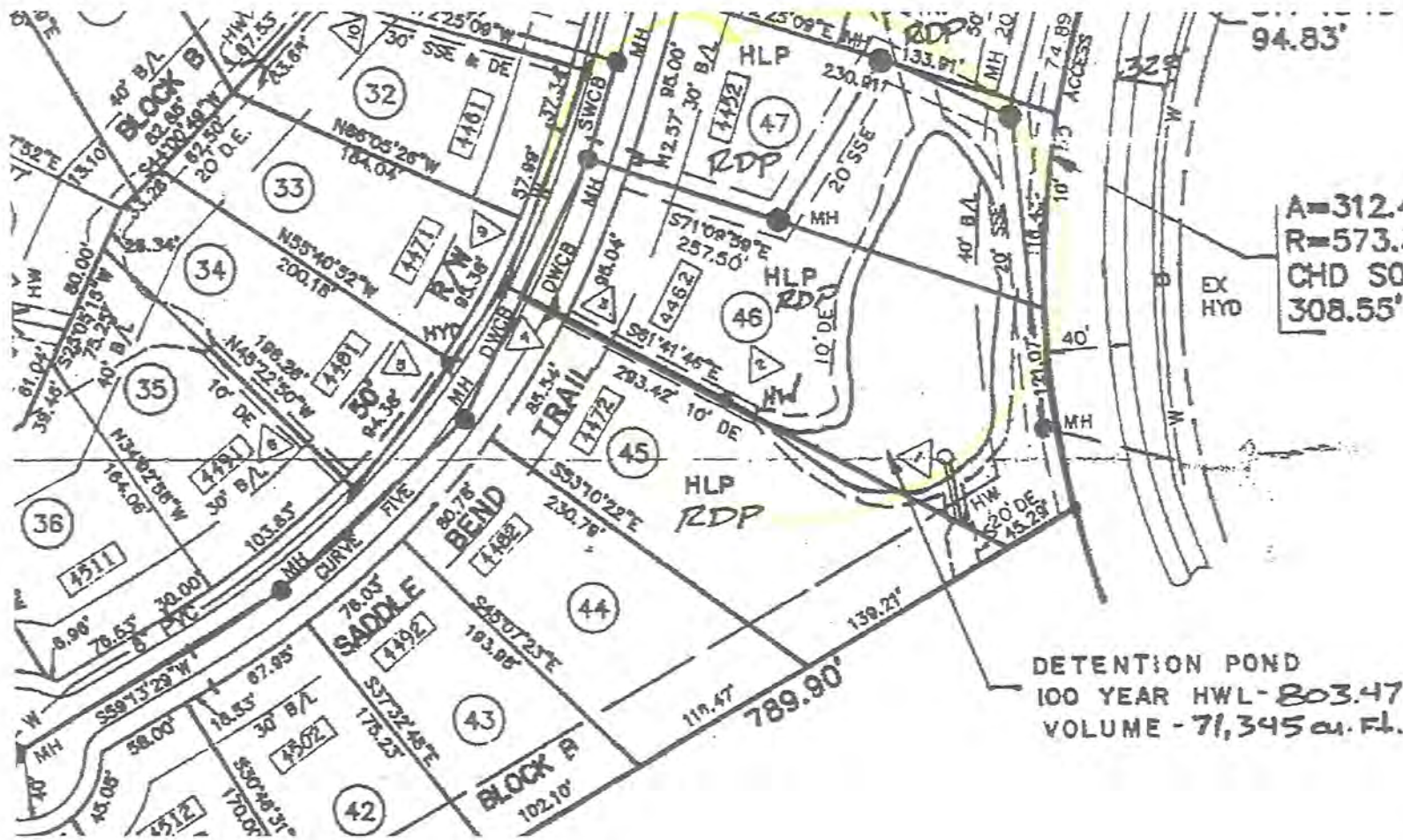
*Kenneth J. Jones*  
Notary Public

My Commission Expires \_\_\_\_\_



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Special Use Permit Application  
Last Updated 12/2015

Planning & Development **SPECIAL USE PERMIT APPLICANT'S RESPONSE**  
STANDARDS GOVERNING THE EXERCISE OF THE ZONING POWER

PURSUANT TO REQUIREMENT OF THE UNIFIED DEVELOPMENT ORDINANCE, THE BOARD OF COMMISSIONERS FINDS THAT THE FOLLOWING STANDARDS ARE RELEVANT IN BALANCING THE INTEREST IN PROMOTING THE PUBLIC HEALTH, SAFETY, MORALITY OR GENERAL WELFARE AGAINST THE RIGHT TO THE UNRESTRICTED USE OF PROPERTY AND SHALL GOVERN THE EXERCISE OF THE ZONING POWER.

PLEASE RESPOND TO THE FOLLOWING STANDARDS IN THE SPACE PROVIDED OR USE AN ATTACHMENT AS NECESSARY:

- (A) WHETHER A PROPOSED SPECIAL USE PERMIT WILL PERMIT A USE THAT IS SUITABLE IN VIEW OF THE USE AND DEVELOPMENT OF ADJACENT AND NEARBY PROPERTY:

My In Home Beauty has not been an issue to Nearby Homes or Neighbors.

- (B) WHETHER A PROPOSED SPECIAL USE PERMIT WILL ADVERSELY AFFECT THE EXISTING USE OR USABILITY OF ADJACENT OR NEARBY PROPERTY:

For the Past year, there hasn't been any complaints from any of my neighbors. No parking issues.

- (C) WHETHER THE PROPERTY TO BE AFFECTED BY A PROPOSED SPECIAL USE PERMIT HAS REASONABLE ECONOMIC USE AS CURRENTLY ZONED:

My In home Salon is only used several Times A week.

- (D) WHETHER THE PROPOSED SPECIAL USE PERMIT WILL RESULT IN A USE WHICH WILL OR COULD CAUSE AN EXCESSIVE OR BURDENSOME USE OF EXISTING STREETS, TRANSPORTATION FACILITIES, UTILITIES, OR SCHOOLS:

Per Requirements by planning and Development only 1 car are permitted in my Driveway at a time.

- (E) WHETHER THE PROPOSED SPECIAL USE PERMIT IS IN CONFORMITY WITH THE POLICY AND INTENT OF THE LAND USE PLAN:

The Salon is part of my Home, There are no buildings on my property.

- (F) WHETHER THERE ARE OTHER EXISTING OR CHANGING CONDITIONS AFFECTING THE USE AND DEVELOPMENT OF THE PROPERTY WHICH GIVE SUPPORTING GROUNDS FOR EITHER APPROVAL OR DISAPPROVAL OF THE PROPOSED SPECIAL USE PERMIT:

I WAS approved And Renewing my permitt. I have Complied with The Rules. only allowing on Car at Time in my Driveway

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October 31, 2018

To Whom It May Concern:

Planning & Development

I would like to renew my special use permit to continue providing services out of my home. Services will include coloring, extensions, and custom wigs. I will do business approximately 3 to 4 days a week from 8am to 6pm Monday –Saturday with no more than 4 clients in a day. I have complied with all of the rules as far as parking concerns. There have not been any complaints or any problems with my clients or surrounding neighbors. I appreciate the opportunity to renew again.

Thank you,

Annette Sprewer

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MAY 02 2018

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**SPECIAL USE PERMIT APPLICANT'S CERTIFICATION**

THE UNDERSIGNED BELOW IS AUTHORIZED TO MAKE THIS APPLICATION. THE UNDERSIGNED IS AWARE THAT NO APPLICATION OR REAPPLICATION AFFECTING THE SAME LAND SHALL BE ACTED UPON WITHIN 12 MONTHS FROM THE DATE OF LAST ACTION BY THE BOARD OF COMMISSIONERS UNLESS WAIVED BY THE BOARD OF COMMISSIONERS. IN NO CASE SHALL AN APPLICATION OR REAPPLICATION BE ACTED UPON IN LESS THAN SIX (6) MONTHS FROM THE DATE OF LAST ACTION BY THE BOARD OF COMMISSIONERS.

*Annette Sprewer*

Signature of Applicant

10/31/18

Date

Annette Sprewer

Type or Print Name and Title

Salon Owner

*Alyssa Cardiel*

Signature of Notary Public

10/31/18

Date



Notary Seal

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**SPECIAL USE PERMIT IN A  
RESIDENTIAL DISTRICT**

(Only submit with Special Use Permit Application for a use within a residence)

I, the undersigned applicant, understand and agree that the Special Use Permit, if approved, shall automatically terminate in the event that this property is sold, transferred or otherwise conveyed to any other party, or the business which operates the special use is sold, transferred, otherwise conveyed or discontinued.

Annette Sprewer 10/31/18  
Signature of Applicant

Annette Sprewer  
Type or Print Name

October 31, 2018  
Date

Alyssa Cardiel October 31, 2018  
Signature of Notary Public Date Notary Seal



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**SPECIAL USE PERMIT PROPERTY OWNER'S CERTIFICATION**

THE UNDERSIGNED BELOW, OR AS ATTACHED, IS THE OWNER OF THE PROPERTY CONSIDERED IN THIS APPLICATION. THE UNDERSIGNED IS AWARE THAT NO APPLICATION OR REAPPLICATION AFFECTING THE SAME LAND SHALL BE ACTED UPON WITHIN 12 MONTHS FROM THE DATE OF LAST ACTION BY THE BOARD OF COMMISSIONERS UNLESS WAIVED BY THE BOARD OF COMMISSIONERS. IN NO CASE SHALL AN APPLICATION OR REAPPLICATION BE ACTED UPON IN LESS THAN SIX (6) MONTHS FROM THE DATE OF LAST ACTION BY THE BOARD OF COMMISSIONERS.

Annette Sprewer 10/31/18  
Signature of Property Owner Date

Annette Sprewer Salon Owner  
Type or Print Name and Title

Alyssa Cardiel October 31, 2018  
Signature of Notary Public Date





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**CONFLICT OF INTEREST CERTIFICATION FOR SPECIAL USE PERMIT**

The undersigned below, making application for a Special Use Permit, has complied with the Official Code of Georgia Section 36-67A-1, et. seq, Conflict of Interest in Zoning Actions, and has submitted or attached the required information on the forms provided.

Annette Sprewer      10/31/18      Annette Sprewer/owner  
SIGNATURE OF APPLICANT      DATE      TYPE OR PRINT NAME AND TITLE

Annette Sprewer      10/31/18      Annette Sprewer/owner  
SIGNATURE OF APPLICANT'S ATTORNEY OR REPRESENTATIVE      DATE      TYPE OR PRINT NAME AND TITLE

Alyssa Gardiel      10/31/18  
SIGNATURE OF NOTARY PUBLIC      DATE



**DISCLOSURE OF CAMPAIGN CONTRIBUTIONS**

Have you, within the two years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more to a member of the Board of Commissioners or a member of the Gwinnett County Planning Commission?

YES       NO      Annette Sprewer  
YOUR NAME

If the answer is yes, please complete the following section:

| NAME AND OFFICAL POSITION OF GOVERNMENT OFFICIAL | CONTRIBUTIONS (List all which aggregate to \$250 or More) | DATE CONTRIBUTION WAS MADE (Within last two years) |
|--|---|--|
|  |   |  |
|  |   |  |
|  |   |  |

Attach additional sheets if necessary to disclose or describe all contributions.

