

CHANGE IN CONDITIONS APPLICATION

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

| APPLICANT INFORMATION | PROPERTY OWNER INFORMATION* |
|---|--|
| NAME: <u>Annie Smith</u> | NAME: <u>WRC/QV Gwinnett Office, LLC</u> |
| ADDRESS: <u>1790 Corporate Dr, Suit 330</u> | ADDRESS: <u>700 N. Pearl St, Ste N1650</u> |
| CITY: <u>Norcross</u> | CITY: <u>Dallas</u> |
| STATE: <u>GA</u> ZIP: <u>30093</u> | STATE: <u>TX</u> ZIP: <u>75201</u> |
| PHONE: <u>770-547-5947</u> | PHONE: <u>214-884-3700</u> |
| CONTACT PERSON: <u>Annie Smith</u> PHONE: <u>770-547-5947</u> | |
| CONTACT'S E-MAIL: <u>asmith@westmuntrc.com</u> | |

APPLICANT IS THE:

OWNER'S AGENT PROPERTY OWNER CONTRACT PURCHASER

ZONING DISTRICTS(S): M-1 PRIOR ZONING CASE: SUP2018-00065

PARCEL NUMBER(S): R6 209 003 ACREAGE: 14.61

ADDRESS OF PROPERTY: 4165, 4155 & 4145 Shackleford Rd, Norcross, GA 30093

PROPOSED CHANGE IN CONDITIONS: See attached Exhibit "1"

| RESIDENTIAL DEVELOPMENT: | NON-RESIDENTIAL DEVELOPMENT: |
|-------------------------------------|--|
| NO. OF LOTS/DWELLING UNITS: _____ | NO. OF BUILDINGS/LOTS: <u>3</u> |
| DWELLING UNIT SIZE (Sq. Ft.): _____ | TOTAL GROSS SQUARE FEET: <u>57,085</u> |
| GROSS DENSITY: _____ | DENSITY: _____ |
| NET DENSITY: _____ | |

PLEASE ATTACH A LETTER OF INTENT EXPLAINING WHAT IS PROPOSED

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PARCEL NO. 4-A

TRACT DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING OR BEING IN LAND LOT 209 OF THE SIXTH LAND DISTRICT, GWINNETT COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE FROM THE POINT OF INTERSECTION OF THE LAND LOT LINE COMMON TO LAND LOTS 209 AND 210 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD (HAVING A 100 FOOT WIDE RIGHT-OF-WAY AND ALONG THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD THE FOLLOWING TWO COURSES AND DISTANCES: ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 1974.67 FEET, AN ARC LENGTH OF 70.57 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 57 DEGREES 52 MINUTES 04 SECONDS EAST AND A CHORD DISTANCE OF 70.57 FEET TO AN IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 58 DEGREES 53 MINUTES 30 SECONDS EAST A DISTANCE OF 342.44 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR) AT THE **TRUE POINT OF BEGINNING**; THENCE FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED AND DEPARTING THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD NORTH 31 DEGREES 15 MINUTES 35 SECONDS WEST A DISTANCE OF 327.52 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 58 DEGREES 44 MINUTES 25 SECONDS EAST A DISTANCE OF 335.00 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR). THENCE NORTH 31 DEGREES 15 MINUTES 35 SECONDS WEST A DISTANCE OF 467.86 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR) ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85; THENCE ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85 NORTH 59 DEGREES 01 MINUTES 09 SECONDS EAST A DISTANCE OF 265.00 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE DEPARTING THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85 SOUTH 35 DEGREES 11 MINUTES 30 SECONDS EAST A DISTANCE OF 165.36 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE SOUTH 31 DEGREES 11 MINUTES 09 SECONDS EAST A DISTANCE OF 163.14 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE SOUTH 51 DEGREES 53 MINUTES 17 SECONDS EAST A DISTANCE OF 18.10 FEET TO A CHISLED "X" IN CONCRETE FOUND); THENCE SOUTH 62 DEGREES 20 MINUTES 00 SECONDS EAST A DISTANCE OF 23.00 FEET TO A CONCRETE NAIL FOUND; THENCE SOUTH 27 DEGREES 40 MINUTES 00 SECONDS WEST A DISTANCE OF 5.21 FEET TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 49.00 FEET, AN ARC LENGTH OF 77.95 FEET, BEING SUBTENDED BY A CHORD BEARING OF SOUTH 17 DEGREES 54 MINUTES 20 SECONDS EAST AND A CHORD DISTANCE OF 69.98 FEET TO A CONCRETE NAIL FOUND; THENCE SOUTH 63 DEGREES 28 MINUTES 39 SECONDS EAST A DISTANCE OF 88.37 FEET TO A POINT; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 33.00 FEET, AN ARC LENGTH OF 8.58 FEET, BEING SUBTENDED BY A CHORD BEARING OF SOUTH 56 DEGREES 01 MINUTES 49 SECONDS EAST AND A CHORD DISTANCE OF 8.55 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 234.00 FEET, AN ARC LENGTH OF 71.37 FEET, BEING SUBTENDED BY A CHORD BEARING OF SOUTH 39 DEGREES 50 MINUTES 45 SECONDS EAST AND A CHORD DISTANCE OF 71.09 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE SOUTH 31 DEGREES 58 MINUTES 33 SECONDS EAST A DISTANCE OF 132.11 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE SOUTH 31 DEGREES 06 MINUTES 30 SECONDS EAST A DISTANCE OF 58.42 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 39.00 FEET, AN ARC LENGTH OF 18.06 FEET, BEING SUBTENDED BY A CHORD BEARING OF SOUTH 44 DEGREES 22 MINUTES 26 SECONDS EAST AND A CHORD DISTANCE OF 17.90 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR) ON

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THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD; THENCE ALONG THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD THE FOLLOWING TWO COURSES AND DISTANCES: SOUTH 59 DEGREES 50 MINUTES 51 SECONDS WEST A DISTANCE OF 25.85 FEET TO A POINT; THENCE SOUTH 58 DEGREES 53 MINUTES 30 SECONDS WEST A DISTANCE OF 649.77 FEET TO THE **TRUE POINT OF BEGINNING**.

SAID TRACT OR PARCEL OF LAND CONTAINS 7.968 ACRES (BEING 347,104 SQUARE FEET) INCLUDING ALL EASEMENTS.

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PARCEL NO. 4-B

TRACT DESCRIPTION

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ALL THAT TRACT OR PARCEL OF LAND LYING OR BEING IN LAND LOT 202 OF THE SIXTH LAND DISTRICT, GWINNETT COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE FROM A IRON PIN FOUND (ONE HALF INCH REBAR) AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD (HAVING A VARIABLE WIDTH RIGHT-OF-WAY) AND THE LAND LOT LINE COMMON TO LAND LOTS 209 AND 210 AND ALONG THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD THE FOLLOWING FOUR COURSES AND DISTANCES: ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 1974.67 FEET, AN ARC LENGTH OF 70.57 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 57 DEGREES 52 MINUTES 04 SECONDS EAST AND A CHORD DISTANCE OF 70.57 FEET TO AN IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 58 DEGREES 53 MINUTES 30 SECONDS EAST A DISTANCE OF 342.44 FEET TO AN IRON PIN FOUND; THENCE NORTH 58 DEGREES 53 MINUTES 30 SECONDS EAST A DISTANCE OF 649.77 FEET TO A POINT; THENCE NORTH 59 DEGREES 50 MINUTES 51 SECONDS EAST A DISTANCE OF 25.85 FEET TO AN IRON PIN FOUND (ONE HALF INCH REBAR) AT THE **TRUE POINT OF BEGINNING**; THENCE FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED AND DEPARTING THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD AND ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 39.00 FEET, AN ARC LENGTH OF 18.06 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 44 DEGREES 22 MINUTES 26 SECONDS WEST AND A CHORD DISTANCE OF 17.90 FEET TO AN IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 31 DEGREES 06 MINUTES 30 SECONDS WEST A DISTANCE OF 58.42 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 31 DEGREES 58 MINUTES 33 SECONDS WEST A DISTANCE OF 132.11 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 234.00 FEET, AN ARC LENGTH OF 71.37 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 39 DEGREES 50 MINUTES 45 SECONDS WEST AND A CHORD DISTANCE OF 71.09 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 33.00 FEET, AN ARC LENGTH OF 8.58 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 56 DEGREES 01 MINUTES 49 SECONDS WEST AND A CHORD DISTANCE OF 8.55 FEET TO A POINT; THENCE NORTH 63 DEGREES 28 MINUTES 39 SECONDS WEST A DISTANCE OF 88.37 FEET TO A CONCRETE NAIL FOUND; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 49.00 FEET, AN ARC LENGTH OF 77.95 FEET, BEING SUBTENDED BY A CHORD BEARING OF NORTH 17 DEGREES 54 MINUTES 20 SECONDS WEST AND A CHORD DISTANCE OF 69.98 FEET TO A POINT; THENCE NORTH 27 DEGREES 40 MINUTES 00 SECONDS EAST A DISTANCE OF 5.21 FEET TO A CONCRETE NAIL FOUND; THENCE NORTH 62 DEGREES 20 MINUTES 00 SECONDS WEST A DISTANCE OF 23.00 FEET TO A CHISLED "X" IN CONCRETE; THENCE NORTH 51 DEGREES 53 MINUTES 17 SECONDS WEST A DISTANCE OF 18.10 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 31 DEGREES 11 MINUTES 09 SECONDS WEST A DISTANCE OF 163.14 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE NORTH 35 DEGREES 11 MINUTES 30 SECONDS WEST A DISTANCE OF 165.36 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR) ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85; THENCE ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85 NORTH 59 DEGREES 01 MINUTES 09 SECONDS EAST A DISTANCE OF 106.82 FEET TO A POINT IN THE CENTERLINE OF BROMLOW CREEK; THENCE DEPARTING THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY NUMBER 85 AND ALONG THE SAID CENTERLINE OF BROMLOW CREEK THE FOLLOWING ELEVEN COURSES AND DISTANCES: SOUTH 60

DEGREES 39 MINUTES 52 SECONDS EAST A DISTANCE OF 50.15 FEET TO A POINT; THENCE SOUTH 65 DEGREES 49 MINUTES 30 SECONDS EAST A DISTANCE OF 100.02 FEET TO A POINT; THENCE SOUTH 71 DEGREES 32 MINUTES 41 SECONDS EAST A DISTANCE OF 100.32 FEET TO A POINT; THENCE SOUTH 73 DEGREES 21 MINUTES 08 SECONDS EAST A DISTANCE OF 59.18 FEET TO A POINT; THENCE SOUTH 71 DEGREES 10 MINUTES 09 SECONDS EAST A DISTANCE OF 100.05 FEET TO A POINT; THENCE SOUTH 72 DEGREES 18 MINUTES 48 SECONDS EAST A DISTANCE OF 100.12 FEET TO A POINT; THENCE SOUTH 69 DEGREES 27 MINUTES 03 SECONDS EAST A DISTANCE OF 100.00 FEET TO A POINT; THENCE SOUTH 66 DEGREES 41 MINUTES 40 SECONDS EAST A DISTANCE OF 107.40 FEET TO A POINT; THENCE SOUTH 37 DEGREES 46 MINUTES 10 SECONDS EAST A DISTANCE OF 50.99 FEET TO A POINT; THENCE SOUTH 41 DEGREES 06 MINUTES 36 SECONDS EAST A DISTANCE OF 100.98 FEET TO A POINT; THENCE SOUTH 40 DEGREES 04 MINUTES 35 SECONDS EAST A DISTANCE OF 104.58 FEET TO A POINT ON THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD; THENCE ALONG THE SAID NORTHERLY RIGHT-OF-WAY LINE OF SHACKLEFORD ROAD AND ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 686.62 FEET, AN ARC LENGTH OF 117.30 FEET, BEING SUBTENDED BY A CHORD BEARING OF SOUTH 65 DEGREES 13 MINUTES 37 SECONDS WEST AND A CHORD DISTANCE OF 117.16 FEET TO A IRON PIN FOUND (ONE HALF INCH REBAR); THENCE SOUTH 60 DEGREES 19 MINUTES 59 SECONDS WEST A DISTANCE OF 200.00 FEET TO A POINT; THENCE SOUTH 59 DEGREES 50 MINUTES 51 SECONDS WEST A DISTANCE OF 193.93 FEET TO THE **TRUE POINT OF BEGINNING.**

SAID TRACT OR PARCEL OF LAND CONTAINS 6.647 ACRES (BEING 289,557 SQUARE FEET), INCLUDING ALL EASEMENTS.

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CHANGE IN CONDITIONS APPLICANT'S RESPONSE
STANDARDS GOVERNING THE EXERCISE OF THE ZONING POWER

PURSUANT TO REQUIREMENTS 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 CHANGE IN CONDITIONS WILL PERMIT A USE THAT IS SUITABLE IN VIEW OF THE USE AND DEVELOPMENT OF ADJACENT AND NEARBY PROPERTY:

See attached Exhibit "2"

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

See attached Exhibit "2"

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

See attached Exhibit "2"

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

See attached Exhibit "2"

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

See attached Exhibit "2"

- (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 CHANGE IN CONDITIONS:

See attached Exhibit "2"

STANDARDS GOVERNING THE EXERCISE OF THE ZONING POWER

RESPONSES

- A. Yes, requested change to allow an increase in the number of clients from 200 – 600 will allow the installation of a second Adult Day Care facility. Requested change to allow outdoor areas, will allow current facilities to meet State of Georgia ADHC criteria.
- B. No, adjacent properties are office and industrial and have current zoning of M-1.
- C. Yes, we currently have a prospect interested in leasing the 4165 Shackleford Rd. building (57,085 SF) and building a second Adult Day Care facility due to the current zoning and SUP.
- D. No, there will be very little additional car traffic, clients will be transported in vans, multiple members in each van. Clients will be loaded and unloaded in the front parking area of the building, not on the street.
- E. Yes, the three buildings in this tax parcel are located within a Business Park, currently zoned M-1.
- F. Yes, there is an increasing need for this type of facility due to the growing senior population in this area. The new facility being a multi-lingual facility, will benefit this area greatly. Due to the lack of office leasing activity in this area, the addition of both Adult Care facilities will give the Shackleford/Breckenridge area a well needed economic boost.

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LETTER OF INTENT

June 6, 2019

Gwinnett County Planning Division
Current Planning Section
One Justice Square
446 West Crogan Street, Suite 250
Lawrenceville, GA 30046

Re: Change In Conditions Request for Special Use Permit 2018-00065

To Whom It May Concern:

WRC/QV Gwinnett Office, LLC, the owner of the property, is requesting a Change in Conditions to Condition #1 of the existing Special Use Permit, this change will the current number of allowed senior members to increase from 200 to 600. This change includes up to 400 members at a second proposed Adult Day Care facility in the 4165 Shackleford Road building (57,085 SF). The current facility, Loving Hands Senior Center (23,057 SF), is currently under construction in the 4155 Shackleford Road building. There is a huge demand for quality care for senior citizens and we believe that this additional facility will be a great benefit to the local senior population.

In addition, we are requesting a change to Condition #2, to allow outside seating areas for the Adult Care Centers to comply with the State of Georgia ADHC Authority criteria for outdoor areas for clients.

The additional new facility will be named: MDC Adult Day Health of Atlanta

Anticipated Business Hours:

- Monday - Friday 8:00 AM to 5:00 PM

Client Occupancy:

- 200-400 Seniors

Planned Activities:

- Games that provide Mental Simulation
- Exercise Classes: including Yoga and dance
- Entertainment: An in-house theatre, music therapy, arts and crafts
- Educational activities
- Provide multi lingual care and entertainment
- Provide nutritious freshy prepared meals on site daily

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Letter of Intent
June 6, 2019
Page -2

Square Feet and Address of Proposed Facility:

- 57,085 SF
- 4165 Shackleford Road, Norcross, GA 30093

Acreage of Parcel:

- 14.61 acres

Current Zoning:

- M-1 with SUP2018-00065
-

Number of Parking Spaces:

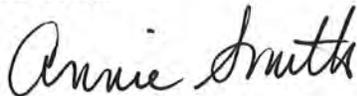
- 360 spaces

Building Height:

- 16 feet to deck

I am the Property Owner's representative and will be happy to answer any questions regarding the property or questions regarding MDC Adult Day Health of Atlanta. Please feel free to call me at 770-547-5947 or email me at asmith@westmountnc.com.

Sincerely,



Annie Smith
Senior Property Manager

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EXHIBIT 1

Proposed Change in Conditions

1. Change total number allowed clients from 200 to 600, to allow addition of the a second Adult Day Care facility in the 4165 Shackleford Road building.
2. Change the condition that all Adult Daycare activities from taking place indoors to allow exterior garden/patio areas per the State of Georgia ADHC Authority, O.C.G.A. 49-6-81, Section 8, Article 111-8-1-.10 Physical Plant Health and Safety Standards. Please see attached.

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(d) A written plan for notification of local law enforcement when a participant has been missing for more than thirty (30) minutes.

(11) The Department may suspend any requirements of these rules and the enforcement of any rules where the governor of the state of Georgia has declared a public health emergency.

Authority O.C.G.A. § 49-6-81.

111-8-1-.10 Physical Plant Health and Safety Standards.

(1) **General.** The adult day center shall be constructed, arranged, and maintained so as to provide adequately for the health, safety, access, and well-being of the participants.

(a) Each center shall have a standard telephone, not a pay telephone or cellular telephone, on the premises which is immediately accessible during the center's hours of operation. A list of emergency telephone numbers for fire, ambulance, police, poison control and 911 shall be posted at each telephone.

(b) Each center shall provide adequate, safe and sanitary facilities appropriate for the services provided by the center and for the needs of the participants. All centers shall be accessible to and usable by physically disabled individuals and shall meet all applicable regulations for access for the handicapped.

(c) The adult day center shall be in compliance with all building codes and other applicable codes.

(d) Each center shall provide adequate lighting for participant activities and safety.

(e) Each center shall be adequately ventilated at all times by either mechanical or natural means to provide fresh air and the control of unpleasant odors.

(8) **Outdoor Areas.** Adult day centers that provide outdoor activities shall have a safe, secure, and suitable outdoor recreation or relaxation area that includes a shaded area for participants that is designed to meet the needs of participants.

(a) The outdoor area shall be connected to, a part of, controlled by, and directly accessible from the center; and

(b) The outdoor area shall be suitably furnished with seating appropriate to the needs of the participants.

Authority O.C.G.A. § 49-6-81.

111-8-1-11 Supplies.

(1) Each center shall supply soap at the sinks, toilet tissue at each commode, and single use towels or mechanical hand dryers in each bathroom.

(2) Each center shall stock and maintain in a single location first aid supplies to treat minor burns, cuts, abrasions, and accidental poisonings. Staff shall assure that supplies with expiration dates are replaced in a timely manner to avoid expiration. The first aid supplies shall include the following:

(a) Thermometer;

(b) Band aids, tape and gauze;

(c) Antiseptic and antibiotic solutions; and

(d) Syrup of ipecac (to be used only if so instructed by the Georgia Poison Control Center).

(3) **Adult Day Health Centers.** In addition to the above, adult day health care centers shall maintain the equipment and supplies listed below in a safe, clean and usable condition:

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CHANGE IN CONDITIONS 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.

WRC/QV - Gwinnett - Office, LLC,
a Delaware limited liability company

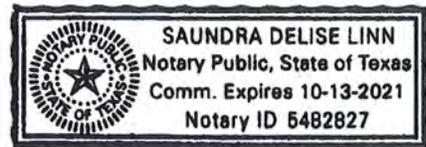
Stephen H. Kanoff
Signature of Property Owner

6-3-19
Date

Stephen H. Kanoff, Manager
Type or Print Name and Title

Saundra D. Linn
Signature of Notary Public

6-3-19
Date



Notary Seal

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**VERIFICATION OF CURRENT PAID PROPERTY TAXES
FOR CHANGE IN CONDITIONS**

THE UNDERSIGNED CERTIFIES THAT ALL GWINNETT COUNTY PROPERTY TAXES BILLED TO DATE FOR THE PARCEL LISTED BELOW HAVE BEEN PAID IN FULL TO THE TAX COMMISSIONER OF GWINNETT COUNTY, GEORGIA. IN NO CASE SHALL AN APPLICATION OR REAPPLICATION FOR REZONING BE PROCESSED WITHOUT SUCH PROPERTY VERIFICATION.

*** NOTE: A SEPARATE VERIFICATION FORM MUST BE COMPLETED FOR EACH TAX PARCEL INCLUDED IN THE REZONING REQUEST.**

PARCEL I.D. NUMBER: R6 - 209 - 003
(Map Reference Number) District Land Lot Parcel

 Annie Smith 6/6/19
Signature of Applicant Date

 Annie Smith, Senior Property Manager as agent for WRC/QV Office, LLC

Type or Print Name and Title

*****PLEASE TAKE THIS FORM TO THE TAX COMMISSIONERS OFFICE AT THE GWINNETT JUSTICE AND ADMINISTRATION CENTER, 75 LANGLEY DRIVE, FOR THEIR APPROVAL BELOW.*****

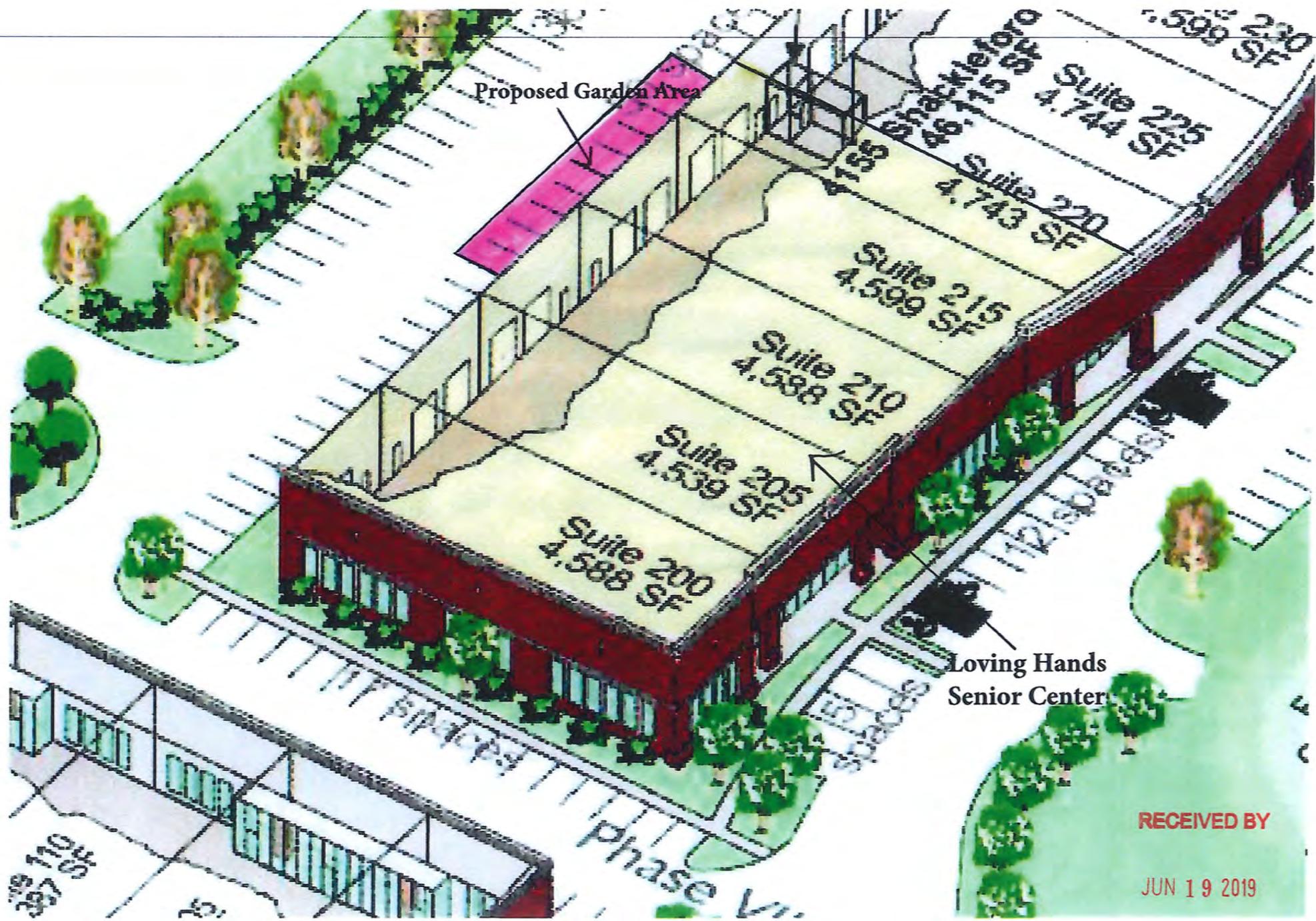
TAX COMMISSIONERS USE ONLY

(PAYMENT OF ALL PROPERTY TAXES BILLED TO DATE FOR THE ABOVE REFERENCED PARCEL HAVE BEEN VERIFIED AS PAID CURRENT AND CONFIRMED BY THE SIGNATURE BELOW)

 Cyril Smith TSA II
NAME TITLE
 6-6-19
DATE

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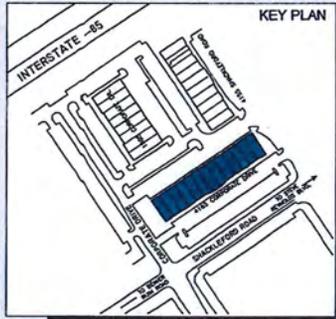
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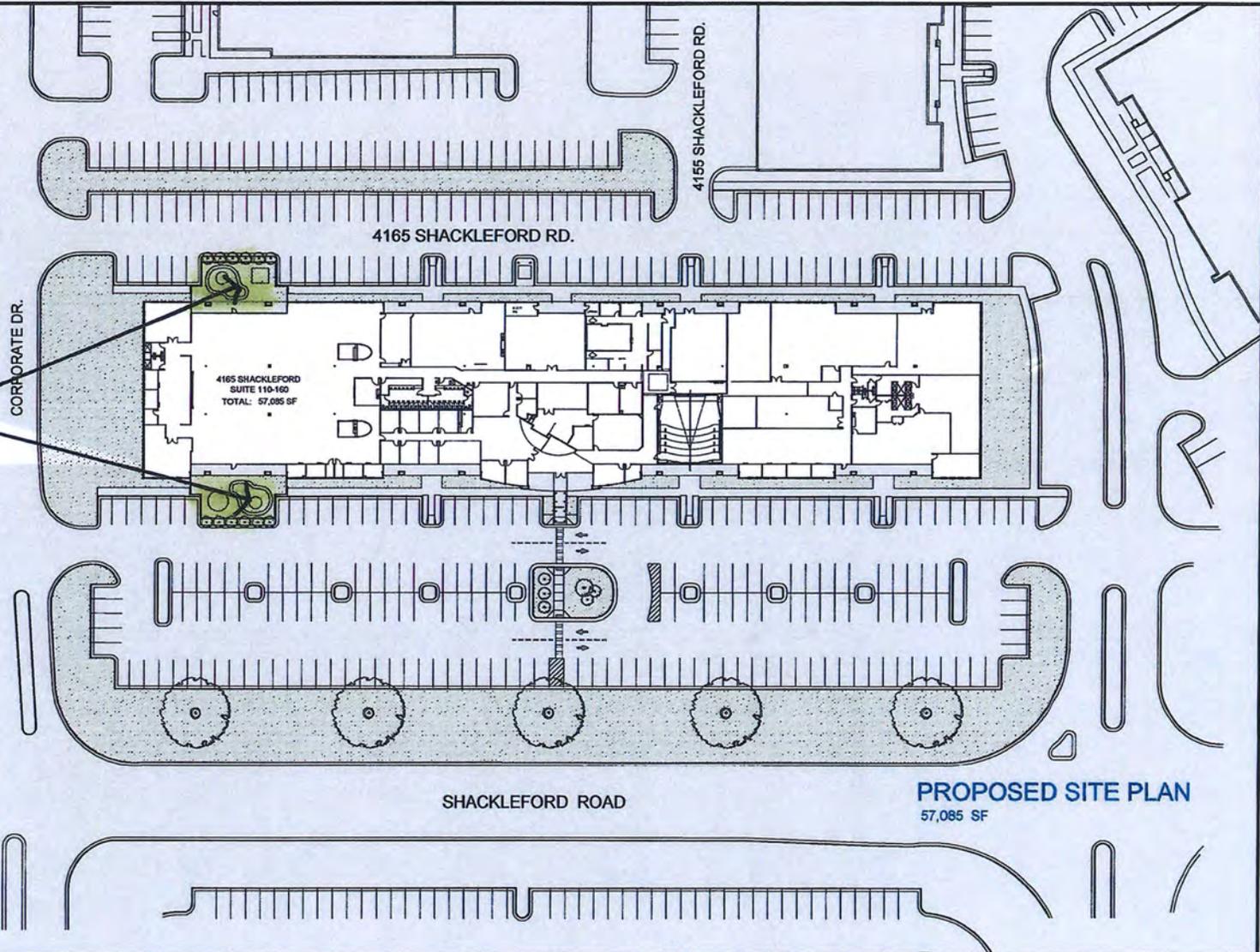
Loving Hands
Senior Center

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Proposed Garden Areas



PROPOSED SITE PLAN
57,085 SF

SCALE: 1" = 30'-0"

Alex Muñoz
ALEX MUÑOZ & ASSOCIATES, Inc.

WESTMOUNT
REALTY CAPITAL, LLC

4165 SHACKLEFORD
SUITES 110-160
NORCROSS, GEORGIA
GWINNETT COUNTY

MEDCIPHERS

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MAY 29, 2019

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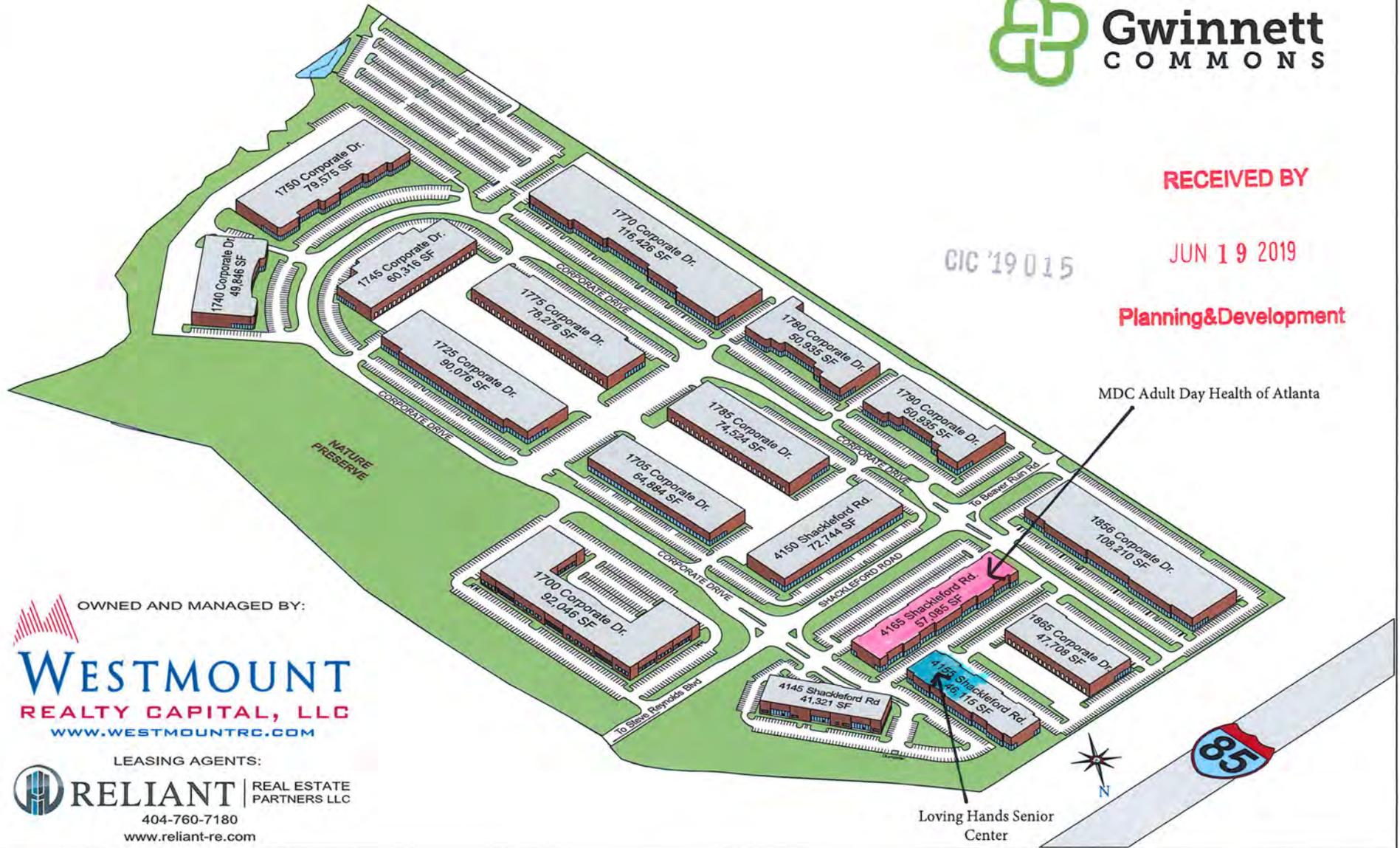


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MDC Adult Day Health of Atlanta

Suzie's Adult Day Care dba
Loving Hands Senior
Center

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