

CHANGE IN CONDITIONS APPLICATION

APPLICANT INFORMATION	OWNER INFORMATION
NAME: <u>Owner c/o Mahaffey Pickens Tucker, LLP</u>	NAME: <u>SAP Associates, LLC</u>
ADDRESS: <u>1550 North Brown Road, Suite 125</u>	ADDRESS: <u>1550 North Brown Road, Suite 125</u>
CITY: <u>Lawrenceville</u>	CITY: <u>Lawrenceville</u>
STATE: <u>Georgia</u> ZIP: <u>30043</u>	STATE: <u>Georgia</u> ZIP: <u>30043</u>
PHONE: <u>770.232.0000</u>	PHONE: <u>770 232 0000</u>
CONTACT PERSON: <u>Shane Lanham</u> PHONE: <u>770.232.0000</u>	
CONTACT'S E-MAIL: <u>slanham@mptlawfirm.com</u>	

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

APPLICANT IS THE:	
<input type="checkbox"/> OWNER'S AGENT	<input checked="" type="checkbox"/> PROPERTY OWNER <input type="checkbox"/> CONTRACT PURCHASER
ZONING DISTRICT(S): <u>C-2</u> PRIOR ZONING CASE: <u>REZ1997-00132</u>	
LAND DISTRICT(S): <u>5</u> LAND LOT(S): <u>012</u> ACREAGE: <u>+/-1.43 acres</u>	
ADDRESS OF PROPERTY: <u>2878 Five Forks Trickum Rd SW, Lawrenceville, GA 30044</u>	
PROPOSED CHANGE IN CONDITIONS: <u>Changes to reduce buffer and building setbacks</u>	
RESIDENTIAL DEVELOPMENT: NO. OF LOTS/DWELLING UNITS: <u>NA</u> DWELLING UNIT SIZE (Sq. Ft.): <u>NA</u> GROSS DENSITY: <u>NA</u> NET DENSITY: <u>NA</u>	NON-RESIDENTIAL DEVELOPMENT: NO. OF BUILDINGS/LOTS: <u>2/1</u> TOTAL GROSS SQUARE FEET: <u>+/-17,170</u> DENSITY: <u>+/- 12,000 square feet per acre</u>

PLEASE ATTACH A LETTER OF INTENT EXPLAINING WHAT IS PROPOSED

LAND DESCRIPTION

All that tract or parcel of land lying and being located in Land Lot 12 of the 5th Land District, Gwinnett County, Georgia and being more particularly described as follows:

To find **THE POINT OF COMMENCEMENT** begin at a Point formed by the Intersection, if extended, of the Westerly Right-of-Way of Ronald Reagan Parkway (R/W Varies) and the Easterly Right-of-Way of Five Forks Trickum (110' R/W); THENCE leaving said Intersection, South 24 degrees 52 minutes 26 seconds East for a distance of 97.76 feet to a Concrete Monument Found, said Point being **THE POINT OF BEGINNING**.

THENCE from said Point as thus established and continuing along said Right-of-Way of Ronald Reagan Parkway the following two (2) courses and distances, South 24 degrees 52 minutes 26 seconds East for a distance of 103.72 feet to a Concrete Monument Found; THENCE South 43 degrees 15 minutes 35 seconds East for a distance of 90.07 feet to an Iron Pin Set; THENCE leaving said Right-of-Way, South 49 degrees 53 minutes 31 seconds West for a distance of 110.63 feet to a 5/8" Rebar Found; THENCE South 51 degrees 07 minutes 29 seconds West for a distance of 168.74 feet to a 3/4" Iron Rod; THENCE North 58 degrees 59 minutes 44 seconds West for a distance of 146.09 feet to an Iron Pin Set on the aforesaid Right-of-Way of Five Forks Trickum; THENCE continuing along said Right-of-Way, North 29 degrees 04 minutes 06 seconds East for a distance of 300.45 feet to an Iron Pin Set; THENCE leaving said Right-of-Way, South 89 degrees 22 minutes 09 seconds East for a distance of 89.87 feet to a Concrete Monument Found, said point being **THE POINT OF BEGINNING**.

Said property contains 1.433 acres (62,432 Square Feet) as shown on the survey prepared by Precision Planning, Inc., dated April 29, 1997, Revised July 29, 1997. (PPI Project #97142)

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FIVE FORKS TRICKUM (110' R/W) (DB.6587\PG.185) (DB.148\PG.203)

NVF
RUBEN G. McMULLINS, ETAL
DB.5185\PG.75

NVF
RUBEN G. McMULLINS, ETAL
DB.6021\PG.294

NVF
CRAIG S. YEDMAN, D.V.M.
DB.2594\PG.228

NVF
PHILIPS A. BRADLEY SR.
DB.13144\PG.49

1.433 ACRES
(82,432 SQ. FT.)

RONALD REAGAN PARKWAY (R/W VARIES)
(DB.10052\PG.27)

LEGEND	
IPF	IRON PIN FOUND
IPS	1/2" REBAR PIN SET
LL	LAND LOT
LL	LAND LOT LINE
PL	PROPERTY LINE
CL	CENTERLINE
BL	BUILDING LINE
R/W	RIGHT-OF-WAY
SSE	SANITARY SEWER EASEMENT
DE	DRAINAGE EASEMENT
MH	MANHOLE
CB	CATCH BASIN
JB	JUNCTION BOX
HW	HEADWALL
DI	DROP INLET
PP	POWER/UTILITY POLE
PH	FIRE HYDRANT
IE	INVERT ELEVATION
FFE	FINISHED FLOOR ELEVATION
BOC	BACK OF CURB
EP	EDGE OF PAVEMENT
---	SANITARY SEWER LINE/PIPE
---	STORM SEWER LINE/PIPE
---	FENCE LINE
----	FLOOD HAZARD ZONE LINE
N/F	NOW OR FORMERLY

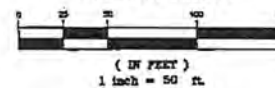
LINE CHART		
LINE	DIRECTION	DISTANCE
L1	N24°52'26" W	97.76'
L2	N29°04'05" E	100.34'



IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

MEMBER SURVEYING AND MAPPING SOCIETY OF GEORGIA

GRAPHIC SCALE



A TOPCON GT2-30J TOTAL STATION WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT.

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 17,656 FEET AND AN ANGULAR ERROR OF 08" PER ANGLE POINT, AND WAS ADJUSTED USING THE LEAST SQUARES METHOD.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE, AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 181,335 FEET AND CONTAINS 1.433 ACRES.

REFERENCES

1) GWINNETT COUNTY DEPARTMENT OF ENGINEERING RIGHT-OF-WAY PLANS FOR RONALD REAGAN PARKWAY, PROJECT NUMBER B 41075.

NOTES

- THE CONTOURS ARE AT 2' CONTOURS.
- THE BEARINGS AND ELEVATIONS ARE BASED ON GWINNETT COUNTY MONUMENT NUMBER 910, ELEV.-637.58.
- TEAM- CHSLED "X" IN SWCB-2
- THIS PROPERTY DOES NOT LIE IN A DESIGNATED FLOOD AREA AS PER GWINNETT F.L.R.M. COMMUNITY PANEL NO. 130332-9185-C DATED 5/4/92.

1	RLO	7/29/97	CHANGED NAME, ADDRESSED TITLE
			COMMITMENT
No.	By	Date	Revision
ACAD FILE: E:\SDSKPROJ\97142\97142\97031.CRD			

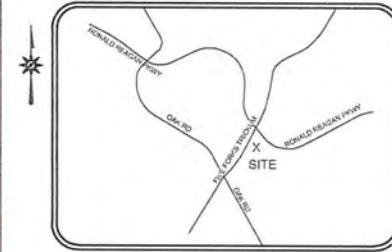
BOUNDARY AND TOPOGRAPHIC SURVEY FOR:
S.A.P. ASSOCIATES, L.L.C.,
COLONIAL BANK AND
FIRST AMERICAN TITLE INSURANCE COMPANY



PRECISION PLANNING, INC.
PLANNERS, ENGINEERS, ARCHITECTS & SURVEYORS
400 FIRE BUILDING, P.O. BOX 2210
LAURENSVILLE, GEORGIA 30248
(770) 338-6000 (770) 338-6000

Date: 4/29/97	Land Lot: 12	District: 5th
County: GWINNETT COUNTY, GA	Scale: 1" = 50'	Sheet No.
Designed By:	Drawn By: RLO	Checked By: LJW
Job Number: 97142	File Number:	1 OF 1

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VICINITY MAP
N.T.S.

GENERAL NOTES:

1. TOTAL SITE AREA = 1.43 ACRES
2. ZONING = C2 (RZ-97-132 DATED 10/28/1997)
3. BOUNDARY INFORMATION FROM PPI SURVEY DATED 04/29/1997, TOPOGRAPHIC DATA AND AERIAL PHOTOGRAPH FROM GWINNETT COUNTY GIS
4. SITE PLANS BY BROCK DESIGN GROUP, INC. (G.C.D.P.U. PROJECT NO. D-95-46)
5. PROPOSED BUFFER REDUCTION ALONG RONALD REAGAN PARKWAY FROM 25 FEET TO 0.
6. PROPOSED REAR SETBACK REDUCTION FROM 30 FEET TO 15 FEET.

PARKING CALCULATIONS:

1. MEDICAL OFFICE
MIN. = 1 PER 500 SF
MAX. = 1 PER 150 SF
2. EXISTING PARKING = 21
TOTAL PARKING = 67
3. 17,170 SF / 67 = 1 PER 256 SF

ZONING CONDITIONS (RZ-97-132 DATED 10/28/1997):

1. TO RESTRICT THE USE OF THE PROPERTY AS FOLLOWS:
 - A. RETAIL AND SERVICE COMMERCIAL AND ACCESSORY USES.
2. TO SATISFY THE FOLLOWING SITE DEVELOPMENT CONSIDERATIONS:
 - A. PROVIDE A TEN FOOT WIDE LANDSCAPE STRIP ALONG THE RIGHT-OF-WAY OF FIVE FORKS TRUCKUM ROAD.
 - B. PROVIDE A 25-FOOT NATURAL OR REPLANTED BUFFER ADJACENT TO THE RONALD REAGAN PARKWAY RIGHT-OF-WAY WHICH MAY INCLUDE DETENTION FACILITIES.
 - C. PROVIDE A FIVE FOOT LANDSCAPE STRIP ADJACENT TO INTERNAL PROPERTY LINE.
 - D. BUILDINGS SHALL BE FINISHED WITH ARCHITECTURAL TREATMENTS OF GLASS AND/OR BRICK, STONE, OR STUCCO, OR SUBMIT ALTERNATE ARCHITECTURAL PLANS FOR APPROVAL OF THE PLANNING DIRECTOR PRIOR TO ISSUANCE OF A BUILDING PERMIT.
 - E. NO BILLBOARDS ARE PERMITTED.
 - F. DUMPSTERS SHALL BE SCREENED BY A FENCE OR WALL.
 - G. PROVIDE INTERPARCEL ACCESS AS MAY BE REQUIRED BY THE DEPARTMENT OF PLANNING AND DEVELOPMENT.
 - H. PROVIDE SIDEWALKS ADJACENT TO FIVE FORKS TRUCKUM ACROSS THE ENTIRE PROPERTY FRONTAGE.
 - I. ONE CURB CUT SHALL BE PERMITTED ON FIVE FORKS TRUCKUM ROAD. DESIGN AND LOCATION OF CURB CUT SHALL BE SUBJECT TO THE APPROVAL OF THE GWINNETT COUNTY DEPARTMENT OF TRANSPORTATION.
 - J. NO OUTDOOR STORAGE SHALL BE PERMITTED.
 - K. NATURAL VEGETATION SHALL REMAIN ON THE PROPERTY UNTIL THE ISSUANCE OF A DEVELOPMENT PERMIT.

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OWNER / DEVELOPER
DR. SATISH POGOSIAN
1051 GARRISON ROAD NW
ATLANTA, GA 30327
PHONE 478-660-0460
EMAIL: POGOSIAN@PHDQ.COM

LANDSCAPE ARCHITECT
PRECISION PLANNING, INC.
405 FIVE HOLLOWAY
LAURENSVILLE, GA 30646
CONTACT: STEVE SAPPINGTON
PHONE 770-338-4650
EMAIL: THOS@PPINC.COM

PRECISION Planning Inc. planners • engineers • architects • surveyors 405 Five Holloway, Lawrenceville, GA 30046 770.338.4650 • www.ppinc.com			
REAGAN MEDICAL CENTER - FIVE FORKS Land Lot 12, 5th District, Parcel 011 2875 Five Forks Truckum Rd Lawrenceville, GA 30046			
DATE: 08/06/2020 TIME: 10:00 AM BY: C19225 PROJECT NO: 1	CHANGE OF CONDITIONS EXHIBIT SHEET TITLE CHECKED: CS DRAWN: CS DESIGNED: CS BY: SWS	RELEASE	
1 OF 1			

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:

Please see attached

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

Please see attached

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

Please see attached

- (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:

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

Please see attached

- (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:

Please see attached

APPLICANT'S RESPONSE
STANDARDS GOVERNING THE EXERCISE OF THE ZONING POWER

- (A) Yes, approval of the Applications will permit a use that is suitable in view of the use and development of adjacent and nearby properties. The subject Property is currently zoned C-2 and the proposed use is compatible with the current commercial character of the area.
- (B) No, approval of the Applications will not adversely affect the existing use or usability of any of the nearby properties. Rather, the proposed development will complement existing land uses.
- (C) Due to the size, layout, location, and topography of the subject property, the Applicant submits that the subject property does not have reasonable economic use as currently zoned without the requested special use permit.
- (D) No, approval of the Applications will not result in an excessive or burdensome use of the infrastructure systems. The subject property is located off of Loganville Highway with access to utilities.
- (E) Yes, approval of the Applications would be conformity with the policy and intent of the Land Use Plan which encourages commercial land uses along major transportation corridors.
- (F) Applicant submits that the commercial/retail nature of the area and the relatively low-intensity of the proposed use provide additional supporting grounds for approval of this Application.

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Matthew P. Benson
Gerald Davidson, Jr.*
Brian T. Easley
Kelly O. Faber
Christopher D. Holbrook
Nicholas N. Kemper
Shane M. Lanham
Austen T. Mabe

Jeffrey R. Mahaffey
Steven A. Pickens
Catherine V. Schutz
Thomas A. Simpson
Andrew D. Stancil
R. Lee Tucker, Jr.

*Of Counsel

LETTER OF INTENT FOR CHANGE IN CONDITIONS
APPLICATIONS OF SAP ASSOCIATES, LLC

Mahaffey Pickens Tucker, LLP submits the attached Change in Conditions application (the "Application") relative to an approximately 1.43-acre tract (the "Property") located off Five Forks Trickum Road at its intersection with Ronald Reagan Parkway. Approval of the Application would allow the expansion of an existing medical office facility on the Property. The Property is currently zoned C-2 pursuant to REZ1997-00132 and is designated as within the "Community Mixed-Use" character area on the Gwinnett County 2040 Unified Plan Future Development Map.

The Applicant is proposing to expand the existing development on the Property to include an additional building and parking spaces. The proposed new building would include an attractive architectural design to match the existing two-story medical office building. The proposed development would expand healthcare options in a growing area of the County and improve the quality of life for surrounding residents. The proposed building is compatible with surrounding land uses. The Property is bounded by Five Forks Trickum Road and Ronald Reagan Parkway to the northeast and northwest and other properties zoned C-2 to the southeast and southwest including an auto parts store and an animal hospital. Accordingly, the Applicant requests to modify the conditions of REZ1997-00132 as follows to reduce the buffer along Ronald Reagan parkway

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Sugarloaf Office || 1550 North Brown Road, Suite 125, Lawrenceville, Georgia 30043

NorthPoint Office || 11175 Cicero Drive, Suite 100, Alpharetta, Georgia 30022

TELEPHONE 770 232 0000

FACSIMILE 678 518 6880

www.mptlawfirm.com

to zero feet and to allow a fifteen-foot building setback along the southeasterly boundary line (additions in **bold and underline**; deletions in ~~striketrough~~);

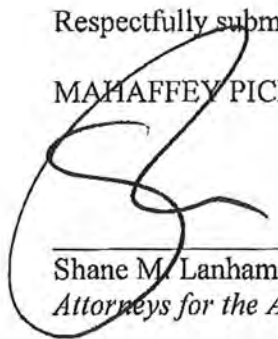
- Condition 2(B): Provide a **15-foot building setback along the southeasterly property boundary line. Driveways and parking spaces may be provided along the Property's northeasterly boundary line as depicted on the site plan submitted with the Application.** ~~25-foot natural or replanted buffer adjacent to the Ronald Reagan Parkway right-of-way which may include detention facilities.~~

The Applicant welcomes the opportunity to meet with staff of the Gwinnett County Planning & Development Department to answer any questions or to address any concerns relating to the matters set forth in this letter or in the Applications filed herewith. The Applicant respectfully requests your approval of the Applications.

This 6th day of August, 2020.

Respectfully submitted,

MAHAFFEY PICKENS TUCKER, LLP

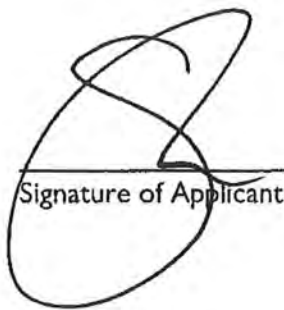


Shane M. Lanham
Attorneys for the Applicant

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CHANGE IN CONDITIONS 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.

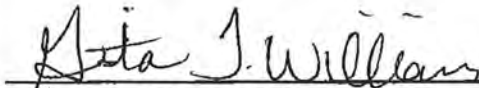


Signature of Applicant

8/6/2020
Date

Shane M. Lanham, Attorney for the Applicant

Type or Print Name and Title


Signature of Notary Public
Signature of Notary Public

Date

8/6/2020
Date

Date



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CHANGE IN CONDITIONS APPLICANT'S CERTIFICATION


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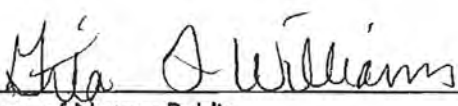
Signature of Applicant



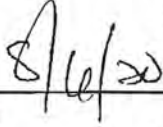
Date




Type or Print Name and Title



Signature of Notary Public



Date



Notary Seal

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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.



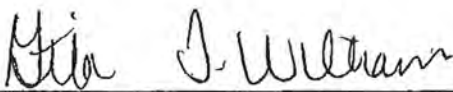
Signature of Property Owner

8/6/20

Date

Satish Podder MGR.

Type or Print Name and Title



Signature of Notary Public

8/6/20


Date

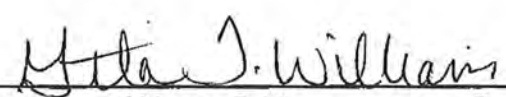


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CONFLICT OF INTEREST CERTIFICATION FOR CHANGE IN CONDITIONS

The undersigned below, making application for a change in conditions, 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.

Signature of Applicant	Date	Type or Print Name and Title
	8/6/2020	Shane M. Lanham, Attorney for the Applicant
Signature of Applicant's Attorney or Representative	Date	Type or Print Name and Title

Signature of Notary Public	Date
	8/6/2020



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 Mahaffey Pickens Tucker, LLP
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)
NA		

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

CONFLICT OF INTEREST CERTIFICATION FOR CHANGE IN CONDITIONS

The undersigned below, making application for a change in conditions, 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.

[Signature] _____ Satish Podder Mahan
Signature of Applicant Date Type of Print Name and Title Mgr.

Shane M. Lanham, Attorney for the Applicant

Signature of Applicant's Attorney or Representative Date Type or Print Name and Title

[Signature] S. Williams 8/6/20
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 SAP Associates, LLC
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)
NA		

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

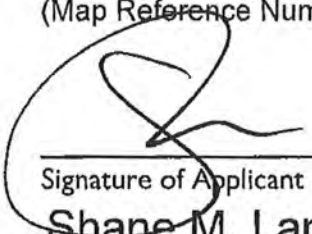
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VERIFICATION OF CURRENT PAID PROPERTY TAXES
FOR CHANGE IN CONDITIONS

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: 5 012 011
(Map Reference Number) District Land Lot Parcel


Signature of Applicant

8/6/2020
Date

Shane M. Lanham, Attorney for the Applicant

Type or Print Name and Title

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)

NAME

TITLE

DATE

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Check tag office wait times [here](#).

Preview the tag office COVID-19 process here: [English](#) [Spanish](#)

ACCOUNT DETAIL

[View/Pay Your Taxes / Account Detail](#)

Tax Account

Mailing Address:
S A P ASSOCIATES LLC
1751 GARRAUX RD NW
ATLANTA, GA 30327-2501

[Change Mailing Address](#)

SITUS:
2878 FIVE FORKS TRICKUM RD
Tax District:
COUNTY Unincorporated

Parcel ID	Property Type	Last Update
R5012.011	Real Property	8/6/2020 11:03:15 AM
Legal Description		
LAWRENCEVILLE FIVE FOR		

Pay Now

No payment due for this account.

Schedule Payments

[Schedule Future Payments](#)

View or edit your Scheduled Payments here

[GoPaperless](#)

Click [here](#) to cancel your Paperless Billing enrollment

Tax Bills

Note: Four years of tax information is available online. Email tax@gwinnettcountry.com to request other years.

Tax Year	Net Tax	Total Paid	Penalty/Fees	Interest	Due Date	Amount Due
2019	\$10,559.60	\$10,559.60	\$0.00	\$0.00	10/15/2019	\$0.00
2018	\$10,601.60	\$10,601.60	\$0.00	\$0.00	10/15/2018	\$0.00
2017	\$10,683.08	\$10,683.08	\$0.00	\$0.00	10/15/2017	\$0.00
2016	\$10,589.56	\$10,589.56	\$0.00	\$0.00	10/15/2016	\$0.00
Total						\$0.00

Print Tax Bill

Click to view and print your Aug 2019 tax bill.

* This bill is good through Oct 15, 2019 only.



[gwinnettcountry](#)
Assessor's Office
GIS & Property Record Detail

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