

**REZONING APPLICATION**

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

| APPLICANT INFORMATION                            | OWNER INFORMATION                         |
|--|---|
| NAME: Owner c/o Mahaffey Pickens Tucker, LLP     | NAME: Darron Britt and Buddy Ray Johnson  |
| ADDRESS: 1550 North Brown Road, Suite 125        | ADDRESS: 1550 North Brown Road, Suite 125 |
| CITY: Lawrenceville                              | CITY: Lawrenceville                       |
| STATE: Georgia ZIP: 30043                        | STATE: Georgia ZIP: 30043                 |
| PHONE: 770.232.0000                              | PHONE: 770.232.0000                       |
| CONTACT PERSON: Shane Lanham PHONE: 770.232.0000 |   |
| CONTACT'S E-MAIL: slanham@mptlawfirm.com         |   |

| APPLICANT IS THE:  |  |
|--|--|
| <input type="checkbox"/> OWNER'S AGENT                           | <input checked="" type="checkbox"/> PROPERTY OWNER <input type="checkbox"/> CONTRACT PURCHASER |
| PRESENT ZONING DISTRICT(S): R-100 REQUESTED ZONING DISTRICT: TND |  |
| LAND DISTRICT(S): 5 LAND LOT(S): 196 & 220 ACREAGE: +/- 51.62    |  |
| ADDRESS OF PROPERTY: 875 Ozora Road                              |  |
| PROPOSED DEVELOPMENT: Single-Family Residential Community        |  |

| RESIDENTIAL DEVELOPMENT                      | NON-RESIDENTIAL DEVELOPMENT |
|--|-----------------------------|
| No. of Lots/Dwelling Units: 216              | No. of Buildings/Lots: NA   |
| Dwelling Unit Size (Sq. Ft.): varies per UDO | Total Building Sq. Ft. NA   |
| Gross Density: +/-4.18 units per acre        | Density: NA                 |
| Net Density: +/-4.18 units per acre          |                             |

PLEASE ATTACH A LETTER OF INTENT EXPLAINING WHAT IS PROPOSED

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### LEGAL DESCRIPTION

All that tract or parcel of land lying and being in Land Lots 196 and 220 of the 5th Land District, Gwinnett County, Georgia, being Tract One containing 40.761 acres, Tract Two containing 9.989 acres, and Tract Three Containing 0.866 acres (for a total of 51.616 acres) as shown on that certain Plat for Darron Britt, dated December 8, 2004, prepared by Apalachee Land Surveying, Inc., Charles D. Norton, GRLS #2872, and being more particularly described according to said survey as follows:

BEGINNING at a 1/2 inch rebar found at the corner common to Land Lots 197, 196, 220, and 221; thence running along the land lot line common to land lots 197 and 220 North 30 degrees 00 minutes 57 seconds West a distance of 401.87 feet to a 1/2 inch rebar found the right-of-way line of Ozora Road (80' R/W); thence continuing along said right-of-way line along the arc of a curve to the left, said curve having a radius of 825.33 feet, with a chord bearing of South 53 degrees 05 minutes 17 seconds East a chord length of 138.71 feet, an arc length of 138.87 feet to a point; thence South 57 degrees 36 minutes 39 seconds East a distance of 309.14 feet to a 1/2 inch rebar found; thence leaving said right-of-way line and running North 59 degrees 54 minutes 02 seconds East a distance of 197.56 feet to a point at the corner common to land lots 196, 197, 220, and 221; thence running along the land lot line common to land lots 196 and 221 South 29 degrees 49 minutes 20 seconds East a distance of 1684.78 feet to a 3/4 inch iron bolt found; thence leaving said common land lot line and running South 63 degrees 59 minutes 57 seconds West a distance of 1350.83 feet to a 1 3/4 inch open top pipe; thence North 29 degrees 43 minutes 19 seconds West a distance of 1598.84 feet to a 3/4 open top pipe; thence running along the land lot line common to land lots 196 and 197 North 60 degrees 21 minutes 07 seconds East a distance of 1345.04 feet to the corner common to land lots 197, 196, 220, and 221, said point being the POINT OF BEGINNING.

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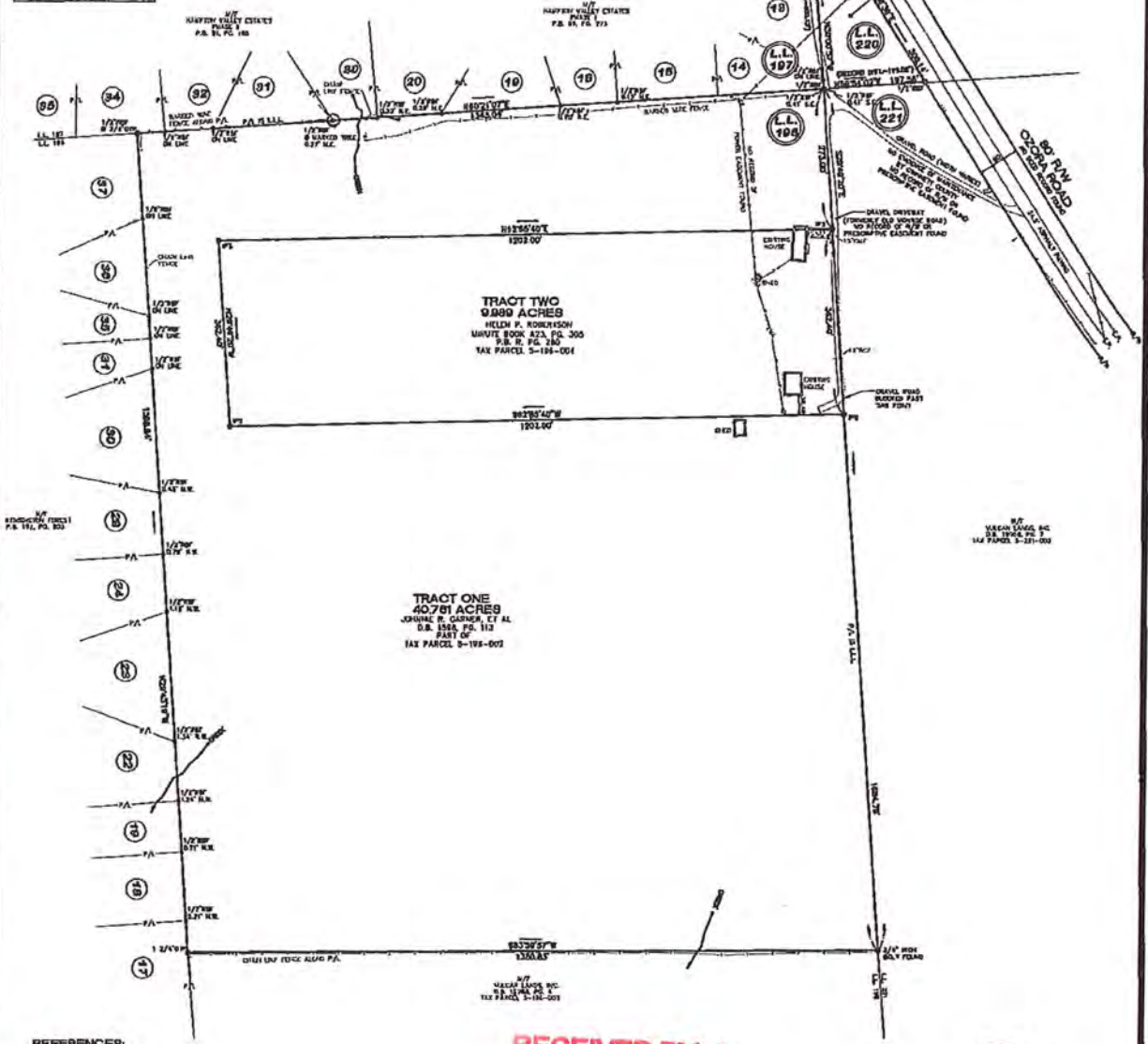
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| SYMBOL   | DESCRIPTION   |
|----------|---------------|
| (Symbol) | 1/4" CORNER   |
| (Symbol) | 1/2" CORNER   |
| (Symbol) | 3/4" CORNER   |
| (Symbol) | 1" CORNER     |
| (Symbol) | 1 1/2" CORNER |
| (Symbol) | 2" CORNER     |
| (Symbol) | 3" CORNER     |
| (Symbol) | 4" CORNER     |
| (Symbol) | 6" CORNER     |
| (Symbol) | 8" CORNER     |
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| (Symbol) | 92" CORNER    |
| (Symbol) | 94" CORNER    |
| (Symbol) | 96" CORNER    |
| (Symbol) | 98" CORNER    |
| (Symbol) | 100" CORNER   |



- REFERENCES:**
- D.B. 1558, PG. 113
  - UNITS BOOK A-23, PG. 305
  - P.B. R. PG. 280
  - D.B. 1558, PG. 7
  - D.B. 1558, PG. 101
  - P.B. R. PG. 280
  - P.B. R. PG. 101
  - P.B. R. PG. 273

- NOTES:**
- 1) NO PORTION OF THE SUBJECT PROPERTY LIES WITHIN A DESIGNATED FLOOD HAZARD AREA PER EMILYANN COUNTY F.A.M. PANEL NO. 130322 0320 C, DATED MAY 4, 1992.
  - 2) HORIZONTAL AND VERTICAL DATUM FOR THIS SURVEY BASED ON CHICKEN COUNTY CONTROL MONUMENTS 2002 AND 2003.

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSONS WHOSE NAMES ARE ENTERED HEREIN IN THE CERTIFICATE OF THIS PLAT. IT IS NOT TO BE USED FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN PERMISSION OF THE SURVEYOR MAKING SAID PLAT.

INFORMATION REGARDING THE ADJACENT FLOODING, SOIL CHARACTERISTICS AND LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES IS OBTAINED FROM THE RECORDS OF THE SURVEYOR. THE SURVEYOR DOES NOT WARRANT THE ACCURACY OF THIS INFORMATION, AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE WHOSE NAMES ARE ENTERED HEREIN. THE SURVEYOR'S RESPONSIBILITY IS LIMITED TO THE LOCATION AND ADJACENCY OF ADJACENT PLATS AND STRUCTURES NOT SHOWN BY A CHAIN OF TITLE. THE OWNER HAS OBLIGATED HIMSELF TO OBTAIN ALL NECESSARY INFORMATION AND TO BE RESPONSIBLE FOR THE CORRECTNESS OR INADEQUACY OF SUCH INFORMATION.

A TYPICAL 8 1/2" X 11" PLAT STANDARD 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 WAS OBTAINED BY MEASUREMENT OF ONE FOOT IN 31.436 FEET AND NO ADJUSTMENT OF 1/4" PER 100 FEET WAS MADE. THE ADJUSTMENT WAS THE LEAST SQUARES METHOD.

THE MAP OR PLAT HAS BEEN CALCULATED FOR SQUARE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 10,000 FEET AND CONTAINS 1/16" X 1/16" SPACES.



| NO. | DATE     | REVISION |
|-----|----------|----------|
| 1   | 12/16/20 | REVISED  |
| 2   | 12/16/20 | REVISED  |
| 3   | 12/16/20 | REVISED  |
| 4   | 12/16/20 | REVISED  |
| 5   | 12/16/20 | REVISED  |
| 6   | 12/16/20 | REVISED  |
| 7   | 12/16/20 | REVISED  |
| 8   | 12/16/20 | REVISED  |
| 9   | 12/16/20 | REVISED  |
| 10  | 12/16/20 | REVISED  |



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

MEMBER SURVEYORS AND MAPPERS SOCIETY OF GEORGIA

**SURVEY FOR:**

**APALACHEE LAND SURVEYING, INC.**  
MEMBER SURVEYORS AND MAPPERS SOCIETY OF GEORGIA  
1011 W. 10TH ST. SUITE 100  
TALLASSEE, FL 32304  
TEL: 904.244.1111 FAX: 904.244.1112

DATE: 12/16/20  
COUNTY: CHICKEN  
SCALE: 1"=100'  
PREPARED BY: CH  
CHECKED BY: CH  
JOB NUMBER: 20-01  
DATE OF FIELD WORK: 12/16/20

Drawn By: \_\_\_\_\_

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**REZONING 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 REZONING 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 REZONING 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 REZONING HAS REASONABLE ECONOMIC USE AS CURRENTLY ZONED:

Please see attached

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

Please see attached

- (E) WHETHER THE PROPOSED REZONING 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 REZONING:

Please see attached

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

- (A) Yes, approval of the proposed rezoning will permit a use that is suitable in view of the use and development of adjacent and nearby property. The Property is adjacent to land zoned M-2 (Heavy Industry District) and R-100 (Single Family Residence District). The proposed mixed-residential development would provide an appropriate transitional land use moving from industrial uses to single-family detached residential uses.
- (B) No, approval of the proposed rezoning will not adversely affect the existing use or usability of any of the nearby properties. Rather, the proposed development will complement existing single-family development in the area
- (C) Due to the size, location, layout, topography, and adjacent land uses of the subject property, the Applicant submits that the property does not have reasonable economic use as currently zoned.
- (D) No, the approval of the proposed rezoning will not result in an excessive or burdensome use of the infrastructure systems. The Property has convenient access to Ozora Road with access to utilities.
- (E) Yes, approval of the proposed rezoning is in conformity with the policy and intent of the Gwinnett County Land Use Plan. The Property is designated as within the Suburban Estate Character Area which encourages residential development. The proposed infill development would also provide an appropriate transitional land use from industrial to single-family detached land uses.
- (F) The Applicant submits that the subject Property's location adjacent to a large industrially-zoned quarry provides 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 REZONING APPLICATION**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and attached Rezoning Application on behalf of the property owner (the "Applicant") for the purpose of requesting a rezoning to the TND zoning classification of an approximately 51.62-acre tract (the "Property") located on Ozora Road just south of its intersection with Tribble Mill Road. The Property is currently zoned R-100 and is adjacent to land zoned M-2 on two sides and land zoned R-100 on two sides.

The Applicant proposes to rezone the Property to the TND (Traditional Neighborhood Development District) zoning classification of the Gwinnett County Unified Development Ordinance in order to develop a single-family residential community including large contiguous areas of open space in addition to traditional neighborhood amenities such as a pool and cabana. Residents of the proposed community would also have additional recreation and socialization opportunities at dog parks and pocket parks spread throughout the development. Additionally, a creek runs through the Property and the land within the associated stream buffers could accommodate additional nature trails and pedestrian connectivity. The proposed development would also provide single-family homes with a mix of housing styles in accordance with the policies and recommendations of the Gwinnett County 2040 Unified Plan (the "2040 Plan"). Specifically, Theme 4 of the 2040 Plan is to "Provide More Housing Choice." The proposed development would provide a mix of attached single-family townhomes as well as three types of

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

TELEPHONE 770 232 0000

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[www.mptlawfirm.com](http://www.mptlawfirm.com)

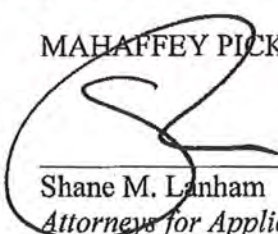
**RZR 20019**

detached single family lots pursuant to the UDO's requirements for the TND zoning classification. Additionally, the proposed development would provide an appropriate transition of land uses moving from the adjacent industrially-zoned Grayson Quarry to the single-family detached homes adjacent to the northwest. Moreover, the proposed development would internalize this transition by locating the proposed townhomes adjacent to the Quarry and stepping down in intensity to single-family detached homes with increasing lot sizes. Specifically, lots adjacent to the Hampton Valley Estates would be a minimum of eighty feet wide and the lots adjacent to the Kensington Forest subdivision would be a minimum of ninety feet wide. The proposed community would consist of attractive homes constructed with durable, low-maintenance building materials such as brick, stacked stone, and/or fiber cement or other cementitious shake/siding/board and batten as depicted in the building elevations submitted with the Application. Homes would include double-car garages as well as attractive architectural styles which are compatible with the surrounding area.

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

Respectfully submitted this 6th day of March, 2020.

MAHAFFEY PICKENS TUCKER, LLP

  
Shane M. Lanham  
*Attorneys for Applicant*

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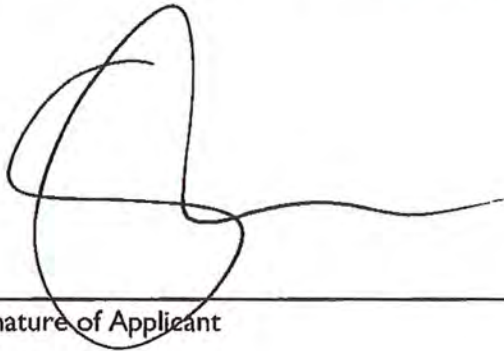
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**REZONING APPLICANT'S CERTIFICATION**

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

3/5/2020

Date

**Shane Lanham, Attorney for the Applicant**

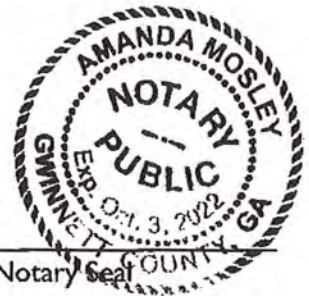
Type or Print Name and Title



Signature of Notary Public

3/5/2020

Date



Notary Seal

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*[Signature]* 3/5/2020  
Signature of Applicant Date

DARRON BRITT OWNER / PARTNER  
Type or Print Name and Title

*[Signature]* 3/5/2020  
Signature of Notary Public Date



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Buddy R Johnson  
Signature of Applicant

03/05/2020  
Date

Buddy R Johnson, Partner  
Type or Print Name and Title

Erin Sellers  
Signature of Notary Public

03.05.2020  
Date



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**REZONING 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.

Buddy R Johnson  
Signature of Property Owner

03/05/2020  
Date

Buddy R Johnson, Partner  
Type or Print Name and Title

Erin Sellers  
Signature of Notary Public

03-05-2020  
Date



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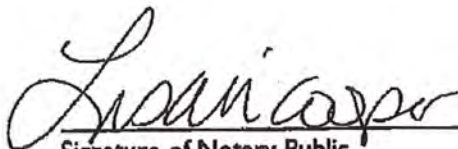
**REZONING PROPERTY OWNER'S CERTIFICATION**

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\_\_\_\_\_  
Signature of Property Owner

3/5/2020  
\_\_\_\_\_  
Date

DARRON BRITT      OWNER / PARTNER  
\_\_\_\_\_  
Type or Print Name and Title

  
\_\_\_\_\_  
Signature of Notary Public

3/5/2020  
\_\_\_\_\_  
Date



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**CONFLICT OF INTEREST CERTIFICATION FOR REZONING**

The undersigned below, making application for a Rezoning, 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

SIGNATURE OF APPLICANT'S  
ATTORNEY OR REPRESENTATIVE

DATE

TYPE OR PRINT NAME AND TITLE

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

Mahaffey Pickens Tucker, LLP

YOUR NAME

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

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

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

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**CONFLICT OF INTEREST CERTIFICATION FOR REZONING**

The undersigned below, making application for a Rezoning, 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.

Darron Britt 3/5/2020 DARRON BRITT owner  
SIGNATURE OF APPLICANT DATE TYPE OR PRINT NAME AND TITLE

SIGNATURE OF APPLICANT'S ATTORNEY OR REPRESENTATIVE DATE TYPE OR PRINT NAME AND TITLE

Lisa M Cooper 3/5/2020  
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 DARRON BRITT  
YOUR NAME

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

| NAME AND OFFICIAL 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.

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**CONFLICT OF INTEREST CERTIFICATION FOR REZONING**

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Buddy R Johnson 03/05/2020 Buddy R Johnson Partner  
SIGNATURE OF APPLICANT DATE TYPE OR PRINT NAME AND TITLE

SIGNATURE OF APPLICANT'S DATE TYPE OR PRINT NAME AND TITLE  
ATTORNEY OR REPRESENTATIVE

Erin Sellers 03-05-2020  
SIGNATURE OF NOTARY PUBLIC DATE



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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

Buddy R Johnson

YOUR NAME

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

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

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

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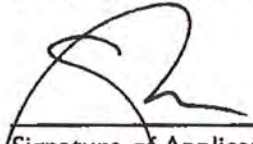


**VERIFICATION OF CURRENT PAID PROPERTY TAXES FOR REZONING**

THE UNDERSIGNED BELOW IS AUTHORIZED TO MAKE THIS APPLICATION. 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.

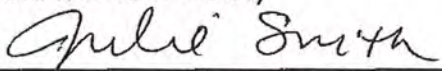
**\*Note: A SEPARATE VERIFICATION FORM MUST BE COMPLETED FOR EACH TAX PARCEL INCLUDED IN THE REZONING REQUEST.**

**PARCEL I.D. NUMBER:**      5      - 196      - 002  
(Map Reference Number)      District      Land Lot      Parcel

      3/6/20  
Signature of Applicant      Date  
**Shane 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)

      TSA II  
NAME      TITLE  
3-6-2020  
DATE

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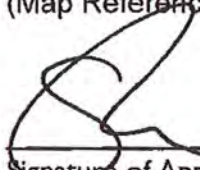
RZR '20 019

**VERIFICATION OF CURRENT PAID PROPERTY TAXES FOR REZONING**

THE UNDERSIGNED BELOW IS AUTHORIZED TO MAKE THIS APPLICATION. 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      -      196      -      004  
(Map Reference Number)      District      Land Lot      Parcel

  
\_\_\_\_\_  
Signature of Applicant

3/6/20  
\_\_\_\_\_  
Date

**Shane Lanham, Attorney for the Applicant**

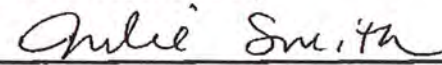
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\_\_\_\_\_  
NAME

TSA II  
\_\_\_\_\_  
TITLE

3-6-2020  
\_\_\_\_\_  
DATE

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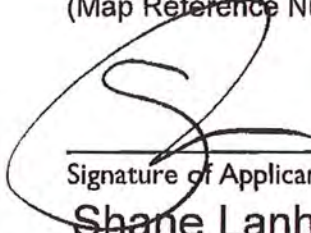


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**\*Note: A SEPARATE VERIFICATION FORM MUST BE COMPLETED FOR EACH TAX PARCEL INCLUDED IN THE REZONING REQUEST.**

**PARCEL I.D. NUMBER:**      5      220      002A  
(Map Reference Number)      District      Land Lot      Parcel

  
Signature of Applicant

3/6/20  
Date

**Shane Lanham, Attorney for the Applicant**

Type or Print Name and Title

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**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)

Julie Smith

NAME

TSA II

TITLE

3-6-2020

DATE

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# Elevations - Single Family Detached

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ELEVATION A



ELEVATION B



ELEVATION C

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ELEVATION A



ELEVATION B



ELEVATION C



ELEVATION D

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ELEVATION A



ELEVATION B



ELEVATION C



ELEVATION D

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ELEVATION G



ELEVATION H

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ELEVATION D



ELEVATION E

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# Elevations - Townhomes

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Plan 1  
Elevation "C"

Plan 2  
Elevation "A"

Plan 1  
Elevation "B"

Plan 2  
Elevation "B"

Plan 1  
Elevation "A"

Plan 2  
Elevation "C"

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26'-0" Townhomes  
6-Unit Building - Front Elevation  
11.14.17

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group

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