



**Gwinnett County
Department of Planning & Development**

Development Cases Issued/Approved

From 8/25/2025 to 8/29/2025

Commercial Development Permit

CASE NUMBER : COMDEV2022-00392

ADDRESS : 4083 HAMILTON MILL RD, BUFORD, GA 30519

PROJECT : NORTH BOGAN PRESERVE

COMMISSION DIST: 4

TOTAL ACRES : 17.11

DEVELOPER

DESIGNER

PARCEL # : 7226 120

DENSITY : N/A

ERIC JOHANSEN
UNIVERSAL PLANNING
6400 POWERS FERRY ROAD
ATLANTA, GA 30339

DAVID ANDERSON
ALLIANCE ENGINEERING & PLANNING, LLC
299 S LEE ST
ALPHARETTA, GA 30009

STATUS : PERMIT ISSUED

NO. OF LOTS : N/A

RECEIVED ON : 9/30/2022

OPEN SPACE PROVIDED :

ISSUED ON : 8/28/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : No

PROJECT DESCRIPTION : CITY OF BUFORD, NEW, MIXED-USE DEVELOPMENT

CASE NUMBER : COMDEV2024-00027

ADDRESS : 2715 OLD WINDER HWY, BRASELTON, GA 30517

PROJECT : OUTBACK STEAKHOUSE

COMMISSION DIST: 4

TOTAL ACRES : 1.74

DEVELOPER

DESIGNER

PARCEL # : 3006 939

DENSITY : N/A

TERRY SULLIVAN
BRASELTON 211 VENTURE, LLC
6400 POWERS FERRY RD
ATLANTA, GA 30339

RYAN HENDERSON
INGENIUM ENTERPRISES
5995 PARKWAY NORTH BLVD, SUITE B
CUMMING, GA 30040

STATUS : PERMIT ISSUED

NO. OF LOTS : N/A

RECEIVED ON : 2/6/2024

OPEN SPACE PROVIDED :

ISSUED ON : 8/28/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : Yes

PROJECT DESCRIPTION : CITY OF BRASELTON, REDEVELOPMENT, COMMERCIAL DEVELOPMENT

CASE NUMBER : COMDEV2024-00257		ADDRESS : 1066 NEW HOPE RD, LAWRENCEVILLE, GA 30045		PROJECT : NEW HOPE RD C-STORE & RETAIL	
COMMISSION DIST: 3		TOTAL ACRES : 2.96		DEVELOPER	
PARCEL # : 5171 066		DENSITY : N/A		DESIGNER	
				MIKE PAN NEW HOPE COMMERCIAL PROPERTIES LLC 3665 MOYE TRAIL DULUTH, GA 30097	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		JON M EVANS EVANS DESIGN GROUP, INC 4755 SUMMER SONG COURT BUFORD, GA 30519	
RECEIVED ON : 11/14/2024		OPEN SPACE PROVIDED :			
ISSUED ON : 8/28/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : No			
PROJECT DESCRIPTION : REDEVELOPMENT, COMMERICAL DEVELOPMENT					
CASE NUMBER : COMDEV2025-00039		ADDRESS : 851 BEAVER RUIN RD, LILBURN, GA 30047		PROJECT : BEAVER RUIN RD SEWER TIE-IN	
COMMISSION DIST: 2		TOTAL ACRES : 4.30		DEVELOPER	
PARCEL # : 6158 008		DENSITY : N/A		DESIGNER	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A			
RECEIVED ON : 2/12/2025		OPEN SPACE PROVIDED :			
ISSUED ON : 8/25/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : No			
PROJECT DESCRIPTION : SANITARY SEWER - SEWER OUTFALL					
CASE NUMBER : COMDEV2025-00088		ADDRESS : 861 HARBINS RD, DACULA, GA 30043		PROJECT : FIFTH THIRD BANK - DACULA	
COMMISSION DIST: 3		TOTAL ACRES : 1.48		DEVELOPER	
PARCEL # : 5277 273		DENSITY : N/A		DESIGNER	
				JUSTIN HURTT CBRE GLOBAL WORKPLACE SOLUTIONS 201 S COLLEGE ST CHARLOTTE, GA 28202	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		ANDREW T. WHITEHEAD TRAVIS PRUITT & ASSOCIATES, INC. 4317 PARK DR NORCROSS, GA 30093	
RECEIVED ON : 4/3/2025		OPEN SPACE PROVIDED :			
ISSUED ON : 8/29/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : Yes			
PROJECT DESCRIPTION : CITY OF DACULA, NEW, COMMERCIAL DEVELOPMENT					

CASE NUMBER : COMDEV2025-00109		ADDRESS : 5181 STONE MOUNTAIN HWY, STONE MOUNTAIN, GA 30087		PROJECT : STONE MOUNTAIN HIGHWAY MULTI-TENANT RETAIL
COMMISSION DIST: 2	TOTAL ACRES : 0.77	DEVELOPER		DESIGNER
PARCEL # : 6061 056	DENSITY : N/A	JASON HOROWITZ GBT REALTY CORPORATION 9010 OVERLOOK BOULEVARD BRENTWOOD, TN 37027		STONEY ABERCROMBIE HAINES GIPSON & ASSOCIATES 155 NORTH BROWN ROAD LAWRENCEVILLE, GA 30043
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A			
RECEIVED ON : 4/28/2025	OPEN SPACE PROVIDED :			
ISSUED ON : 8/26/2025	OPEN SPACE % OF TOTAL :			
UNIT : N/A	PHASE :			
POD : N/A	CITY LIMITS : No			
PROJECT DESCRIPTION : REDEVELOPMENT, COMMERCIAL DEVELOPMENT				
CASE NUMBER : COMDEV2025-00114		ADDRESS : 3320 FINANCIAL CENTER WAY, BUFORD, GA 30518		PROJECT : GC- DWR (F. WAYNE HILL WRC BIOSOLIDS DRYER)
COMMISSION DIST: 4	TOTAL ACRES : 2.29	DEVELOPER		DESIGNER
PARCEL # : 7190 005	DENSITY : N/A	EDWARD WEAVER GWINNETT COUNTY DEPARTMENT OF WATER RESOURCES 684 WINDER HIGHWAY LAWRENCEVILLE, GA 30046		JOHN HORTON JACOBS ENGINEERING 10 TENTH ST NW, SUITE 1400 ATLANTA, GEORGIA 30309
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A			
RECEIVED ON : 5/8/2025	OPEN SPACE PROVIDED :			
ISSUED ON : 8/27/2025	OPEN SPACE % OF TOTAL :			
UNIT : N/A	PHASE :			
POD : N/A	CITY LIMITS : No			
PROJECT DESCRIPTION : REDEVELOPMENT, COMMERCIAL DEVELOPMENT				
CASE NUMBER : COMDEV2025-00151		ADDRESS : 1945 WEST PARK PLACE BLVD, STONE MOUNTAIN, GA 30087		PROJECT : BIRCHWAY STONE MOUNTAIN
COMMISSION DIST: 2	TOTAL ACRES : 6.01	DEVELOPER		DESIGNER
PARCEL # : 6060 099	DENSITY : N/A	CRAIG GEARHART GREYSTAR 1545 PEACHTREE STREET NE, STE 700 ATLANTA, GA 30309		STONEY C ABERCROMBIE HAINES GIPSON & ASSOCIATES 1550 NORTH BROWN ROAD, SUITE 100 LAWRENCEVILLE, GA 30043
STATUS : PERMIT ISSUED	NO. OF LOTS : N/A			
RECEIVED ON : 6/27/2025	OPEN SPACE PROVIDED :			
ISSUED ON : 8/25/2025	OPEN SPACE % OF TOTAL :			
UNIT : N/A	PHASE :			
POD : N/A	CITY LIMITS : No			
PROJECT DESCRIPTION : NEW, COMMERCIAL DEVELOPMENT				

CASE NUMBER : COMDEV2025-00160		ADDRESS : 2329 SCENIC HWY, SNELLVILLE, GA 30078		PROJECT : ST. THERESA'S OBGYN - PARKING LOT ADDITION
COMMISSION DIST: 3		TOTAL ACRES : 0.00		DESIGNER
PARCEL # : 5026 080		DENSITY : N/A		HERBERT HUMPHREY METROCORP DEVELOPMENT ENTERPRISES, INC. 8491 HOSPITAL DR PEACHTREE CORNERS, GA 30092
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		
RECEIVED ON : 7/11/2025		OPEN SPACE PROVIDED :		
ISSUED ON : 8/27/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : Yes		
PROJECT DESCRIPTION : CITY OF SNELLVILLE, REDEVELOPMENT, COMMERCIAL DEVELOPMENT				
CASE NUMBER : COMDEV2025-00191		ADDRESS : 192 PAPER MILL RD, LAWRENCEVILLE, GA 30046		PROJECT : GC WATER (LAWRENCEVILLE WATER MAIN REPLACEMENT & ENCHANGEMENTS)
COMMISSION DIST: 3		TOTAL ACRES : 0.94		DESIGNER
PARCEL # : 5179 533		DENSITY : N/A		
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		
RECEIVED ON : 8/14/2025		OPEN SPACE PROVIDED :		
ISSUED ON : 8/28/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : Yes		
PROJECT DESCRIPTION : CITY OF LAWRENCEVILLE, REDEVELOPMENT, COMMERCIAL DEVELOPMENT - INSTALLATION OF NEW 8 AND 12" DUCTILE IRON WATER MAIN INSIDE THE RIGHT OF WAY				
CASE NUMBER : COMDEV2025-00193		ADDRESS : 0 ROGERS BRIDGE RD, DULUTH, GA 00000		PROJECT : GC DWR (NORTH CHATTAHOOCHEE INTERCEPTOR IMPROVEMENTS)
COMMISSION DIST: 1		TOTAL ACRES : 12.28		DESIGNER
PARCEL # : 7246 005		DENSITY : N/A		
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A		
RECEIVED ON : 8/15/2025		OPEN SPACE PROVIDED :		
ISSUED ON : 8/25/2025		OPEN SPACE % OF TOTAL :		
UNIT : N/A		PHASE :		
POD : N/A		CITY LIMITS : Yes		
PROJECT DESCRIPTION : CITY OF DULUTH, SANITARY SEWER - SEWER OUTFALL				
TOTAL FOR : Commercial Development Permit		NO. OF CASES : 11		TOTAL ACRES : 49.88
		NO. OF LOTS : 0		

Residential Development Permit

CASE NUMBER : RESDEV2024-00020		ADDRESS : MINERAL SPRINGS (1200 BLOCK), AUBURN, GA 30011		PROJECT : ELEVATION PARKSIDE (FKA ELEVATION WEST)	
COMMISSION DIST: 4		TOTAL ACRES : 0.00		DEVELOPER	
PARCEL # : 2002 012		DENSITY : N/A		DESIGNER	
		RICHARD STEVENSON ST. BOURKE 4031 MARIETTA ST NW ATLANTA, GA 30318		DAVID HENDRIX MAXWELL-REDDICK AND ASSOCIATES 2500 NORTHWINDS PKWY ALPHARETTA, GA 30009	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A			
RECEIVED ON : 5/6/2024		OPEN SPACE PROVIDED :			
ISSUED ON : 8/27/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : Yes			
PROJECT DESCRIPTION : NEW, SINGLE FAMILY SUBDIVISON					

CASE NUMBER : RESDEV2025-00021		ADDRESS : 5060 SYCAMORE RD, BUFORD, GA 30518		PROJECT : SUGAR HILL PRESERVE	
COMMISSION DIST: 4		TOTAL ACRES : 0.00		DEVELOPER	
PARCEL # : 7306 062A		DENSITY : N/A		DESIGNER	
		DENISE HANSARD CENTURY COMMUNITIES 2325 LAKEVIEW PKWY ALPHARETTA, GA 30009		TYLER MARCHMAN LJA ENGINEERING 299 SOUTH MAIN STREET ALPHARETTA, GA 3009	
STATUS : PERMIT ISSUED		NO. OF LOTS : N/A			
RECEIVED ON : 5/16/2025		OPEN SPACE PROVIDED :			
ISSUED ON : 8/29/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : Yes			
PROJECT DESCRIPTION : CITY OF SUGARHILL, SINGLE FAMILY SUBDIVISION					

TOTAL FOR : Residential Development Permit		NO. OF CASES : 2		NO. OF LOTS : 0	
				TOTAL ACRES : 0.00	

CASE NUMBER : PLAT2024-00481

ADDRESS : LEACH DR (1400 BLOCK),
LAWRENCEVILLE, GA 30045PROJECT : WATSON RESIDENCE AT MORNING
DEW (XPL)

COMMISSION DIST: 3

TOTAL ACRES : 0.00

DEVELOPER

DESIGNER

PARCEL # : 5170 029

DENSITY : N/A

BASIL WATSON
842 MARTIN FOREST COURT
LAWRENCEVILLE, GA 30045PATRICK F. CAREY
KEYSTONE LAND SURVEYING, INC.
262 WEST CROGAN STREET
LAWRENCEVILLE, GA 30046STATUS : PLANS
AUTHORIZED

NO. OF LOTS : N/A

RECEIVED ON : 11/27/2024

OPEN SPACE PROVIDED :

ISSUED ON : 8/25/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : No

PROJECT DESCRIPTION : WATSON RESIDENCE AT MORNING DEW (XPL), R-100, 3 LOTS, 8.82 ACRES, SEPTIC

CASE NUMBER : PLAT2024-00502

ADDRESS : OLD PEACHTREE RD (1300 BLOCK),
LAWRENCEVILLE, GA 30043

PROJECT : OLD PEACHTREE ESTATES (XPL)

COMMISSION DIST: 4

TOTAL ACRES : 0.00

DEVELOPER

DESIGNER

PARCEL # : 7104 004

DENSITY : N/A

SCOTT ADAMS
STERLING MANOR HOMES
P.O. BOX 25
HOSCHTON, GA 30548LEE JAY JOHNSON
LAND DEVELOPMENT SURVEYORS, INC.
P.O. BOX 2050
DACULA, GA 30019STATUS : PLANS
AUTHORIZED

NO. OF LOTS : N/A

RECEIVED ON : 12/10/2024

OPEN SPACE PROVIDED :

ISSUED ON : 8/25/2025

OPEN SPACE % OF TOTAL :

UNIT : N/A

PHASE :

POD : N/A

CITY LIMITS : No

PROJECT DESCRIPTION : OLD PEACHTREE ESTATES (XPL), R-100, 7 LOTS, 13.03 ACRES, SEPTIC

CASE NUMBER : PLAT2025-00010		ADDRESS : OLD PEACHTREE RD (1600 BLOCK), DULUTH, GA 30097		PROJECT : SUGARLOAF KOREAN BAPTIST CHURCH (XPL)	
COMMISSION DIST: 1	TOTAL ACRES : 0.00	DEVELOPER		DESIGNER	
PARCEL # : 7165 009	DENSITY : N/A	CHANGDAE PARK 1664 OLD PEACHTREE ROAD SUWANEE, GA 30024		ROGER N. LONDON LONDON LAND SURVEYING & ASSOCIATES, INC. 167 EAST JARROD STREET CLEVELAND, GA 30528	
STATUS : PLANS AUTHORIZED		NO. OF LOTS : N/A			
RECEIVED ON : 1/11/2025	OPEN SPACE PROVIDED :				
ISSUED ON : 8/25/2025	OPEN SPACE % OF TOTAL :				
UNIT : N/A	PHASE :				
POD : N/A	CITY LIMITS : No				
PROJECT DESCRIPTION : SUGARLOAF KOREAN BAPTIST CHURCH (XPL), R-100, 2 LOTS, 7.10 ACRES, SEWER					

CASE NUMBER : PLAT2025-00068		ADDRESS : MOON RD (600 BLOCK), LAWRENCEVILLE, GA 30046		PROJECT : AFGHAN & ARIA PROPERTIES (XPL)	
COMMISSION DIST: 3	TOTAL ACRES : 0.00	DEVELOPER		DESIGNER	
PARCEL # : 5117 003	DENSITY : N/A	AREAN AFGHAN YARAAB HOMECARE SERVICES, INC. 630 MOON ROAD LAWRENCEVILLE, GA 30046		PATRICK F. CAREY KEYSTONE LANDSURVEYING, INC. 262 WEST CROGAN STREET LAWRENCEVILLE, GA 30046	
STATUS : PLANS AUTHORIZED		NO. OF LOTS : N/A			
RECEIVED ON : 2/24/2025	OPEN SPACE PROVIDED :				
ISSUED ON : 8/25/2025	OPEN SPACE % OF TOTAL :				
UNIT : N/A	PHASE :				
POD : N/A	CITY LIMITS : No				
PROJECT DESCRIPTION : AFGHAN & ARIA PROPERTIES (XPL), R-75, 3 LOTS, 2.35 ACRES, SEWER					

CASE NUMBER : PLAT2025-00169		ADDRESS : MCKENDREE CHURCH RD (1600 BLOCK), LAWRENCEVILLE, GA 30043		PROJECT : SAAVEDRA, JESUS (XPL)	
COMMISSION DIST: 1	TOTAL ACRES : 0.00	DEVELOPER		DESIGNER	
PARCEL # : 7070 007	DENSITY : N/A	JESUS SAAVEDRA 886 ALMEDA CIRCLE LAWRENCEVILLE, GA 30043		PATRICK F. CAREY KEYSTONE LAND SURVEYING, INC. 262 WEST CROGAN STREET LAWRENCEVILLE, GA 30046	
STATUS : PLANS AUTHORIZED		NO. OF LOTS : N/A			
RECEIVED ON : 5/6/2025	OPEN SPACE PROVIDED :				
ISSUED ON : 8/25/2025	OPEN SPACE % OF TOTAL :				
UNIT : N/A	PHASE :				
POD : N/A	CITY LIMITS : No				
PROJECT DESCRIPTION : SAAVEDRA, JESUS (XPL), R-100, 2 LOTS, 1.62 ACRES, SEWER					

CASE NUMBER : PLAT2025-00207		ADDRESS : OZORA RD (800 BLOCK), LOGANVILLE, GA 30052		PROJECT : OZORA HEIGHTS PHASE 2	
COMMISSION DIST: 3		TOTAL ACRES : 0.00		DEVELOPER	
PARCEL # : 5196 002		DENSITY : 1.97		JESSE HARP AMH LANDCO OZORA HEIGHTS, LLC 280 PILOT ROAD LAS VEGAS, NV 89119	
STATUS : PLANS AUTHORIZED		NO. OF LOTS : N/A		DESIGNER DONALD EDWARD JAMES PRECISION PLANNING INC. 400 PIKE BOULEVARD LAWRENCEVILLE, GA 30046	
RECEIVED ON : 5/29/2025		OPEN SPACE PROVIDED : 5.21			
ISSUED ON : 8/27/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : No			
PROJECT DESCRIPTION : OZORA HEIGHTS PHASE 2, TND PER RZR2020-00019, 23 LOTS, 11.68 ACRES, SEWER					
CASE NUMBER : PLAT2025-00265		ADDRESS : BRASELTON HWY (3200 BLOCK), DACULA, GA 30019		PROJECT : LEHNER, ANA (XPL)	
COMMISSION DIST: 3		TOTAL ACRES : 0.00		DEVELOPER	
PARCEL # : 5325 437		DENSITY : N/A		ANA LEHNER 3248 BRASELTON HIGHWAY DACULA, GA 30019	
STATUS : PLANS AUTHORIZED		NO. OF LOTS : N/A		DESIGNER BRIAN R. SUTHERLAND GEORGIA PREMIER LAND SERVICES, INC. 3010 HAMILTON MILL ROAD BUFORD, GA 30519	
RECEIVED ON : 7/10/2025		OPEN SPACE PROVIDED :			
ISSUED ON : 8/25/2025		OPEN SPACE % OF TOTAL :			
UNIT : N/A		PHASE :			
POD : N/A		CITY LIMITS : No			
PROJECT DESCRIPTION : LEHNER, ANA (XPL), R-100, 2 LOTS, 1.89 ACRES, SEPTIC					
TOTAL FOR : Plat		NO. OF CASES : 7		NO. OF LOTS : 0	
				TOTAL ACRES : 0.00	
GRAND TOTALS		NO. OF CASES : 20		NO. OF LOTS : 0	
				TOTAL ACRES : 49.88	