



Planning Commission Public Hearing Agenda

Wednesday, July 6, 2022, at 7:00pm

75 Langley Drive, Lawrenceville, Georgia 30046

- A. Call To Order, Moment of Silence, Pledge to Flag
- B. Opening Remarks by Chairman and Rules of Order
- C. Approval of Agenda
- D. Announcements
- E. New Business

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|----|----------------------------|--|
| 1. | Case Number: | SUP2022-00035 |
| | Applicant: | SMVS |
| | Contact: | Falgun Soni |
| | Phone Number: | 732.372.5946 |
| | Zoning: | RA-200 |
| | Locations: | 2731 Camp Branch Road
2756 Pucketts Mill Road |
| | Map Numbers: | R7141 003 and 006 |
| | Acreage: | 8.29 |
| | Square Footage: | 3,100 |
| | Proposed Development: | Place of Worship |
| | Commission District: | (4) Fosque |
| | Department Recommendation: | APPROVAL WITH CONDITIONS |
| | | |
| 2. | Case Number: | SUP2022-00036 |
| | Applicant: | Alcides Duran Estevez |
| | Contact: | April Alonzo |
| | Phone Number: | 470.307.1896 |
| | Zoning: | M-1 |
| | Location: | 195 Huff Drive |
| | Map Number: | R5019 014 |
| | Acreage: | 45.14 |
| | Square Footage: | 990 |
| | Proposed Development: | Truck and Vehicle Storage Lot |
| | Additional Request: | Variance |
| | Commission District: | (4) Fosque |
| | Department Recommendation: | APPROVAL WITH CONDITIONS |

3. Case Number: **SUP2022-00038**
Applicant: Resilience Business Capital
c/o Alliance Engineering and Planning
Tyler Lasser
Phone Number: 770.225.4730, ext. 819
Contact: C-2
Location: 3761 Stone Mountain Highway
Map Number: R6053 109
Acreage: 0.94
Square Footage: 25,656
Proposed Development: Automobile Sales and Related Service
Additional Request: Variance
Commission District: (2) Ku
Department Recommendation: **APPROVAL WITH CONDITIONS**
4. Case Number: **SUP2022-00039**
Applicant: Capstone Construction, LLC
c/o Alliance Engineering and Planning
Tyler Lasser
Phone Number: 770.225.4730, ext. 819
Contact: C-2
Locations: 2925 and 2945 Lawrenceville Highway
Map Numbers: R5016 019 and 029
Acreage: 4.57
Square Footage: 115,200
Proposed Development: Self-Storage Facility
Commission District: (4) Fosque
Department Recommendation: **APPROVAL WITH CONDITIONS**
5. Case Number: **SUP2022-00040**
Applicant: Costa Oil
c/o Weissman, PC
Kasey Sturm
Phone Number: 404.926.4630
Contact: C-2
Location: 1315 Indian Trail Lilburn Road
Map Number: R6186 098
Acreage: 1.04
Square Footage: 838
Proposed Development: Automobile Lubrication Facility
Additional Request: Variance
Commission District: (2) Ku
Department Recommendation: **APPROVAL WITH CONDITIONS**

6. Case Number: **CIC2022-00019**
Applicant: Veronica Ilenre
Contact: Veronica Ilenre
Phone Number: 678.755.9449
Zoning: R-100
Location: 478 Patterson Road
Map Number: R5052 023
Acreage: 1.05
Square Feet: 2,240
Proposed Development: Personal Care Home
Commission District: (4) Fosque
Department Recommendation: **APPROVAL WITH CONDITIONS**
7. Case Number: **RZR2022-00019**
Applicant: Atlas Development
Contact: Lauren Henderson
Phone Number: 678.873.7825
Zoning Change: RA-200 to R-100
Location: 2700 Block of Thompson Mill Road
Map Number: R1002 033
Acreage: 9.48
Units: 14
Proposed Development: Single-Family Detached Subdivision
Commission District: (3) Watkins
Department Recommendation: **APPROVAL WITH CONDITIONS**
8. Case Number: **RZM2022-00014**
Applicant: IDP-KSP Congress LLC
c/o Andersen, Tate & Carr, P.C.
Contact: Melody A. Glouton, Esq.
Phone Number: 770.339.0475
Zoning Change: C-2 to HRR
Location: 5885 Oakbrook Parkway
Map Number: R6196 138
Acreage: 3.75
Units: 148
Proposed Development: Apartments
Additional Request: Variances
Commission District: (2) Ku
Department Recommendation: **APPROVAL WITH CONDITIONS**

9. Case Number: **RZM2022-00020**
Applicant: Taylor Morrison of Georgia, LLC
c/o Mahaffey Pickens Tucker, LLP
Contact: Shane Lanham
Phone Number: 770.232.0000
Zoning Change: C-2 to R-TH
Locations: 6100 Lawrenceville Highway
221 and 265 Pounds Drive
R6139 003, 030, 067
Map Numbers: R6139 003, 030, 067
Acreage: 22.33
Units: 212
Proposed Development: Townhouses
Commission District: (2) Ku
Department Recommendation: **APPROVAL WITH CONDITIONS**
10. Case Number: **RZM2022-00029**
Applicant: Ken Wood
Contact: Ken Wood
Phone Number: 678.684.6206
Zoning Change: R-100 to RM-24
Location: 1850 Satellite Boulevard
Map Number: R7216 010
Acreage: 19.0
Units: 300
Proposed Development: Apartments
Additional Request: Waiver
Commission District: (1) Carden
Department Recommendation: **APPROVAL AS RM-13 WITH CONDITIONS**
11. Case Number: **RZM2022-00030**
Applicant: Dacula Development Partners, LLC
c/o Mahaffey Pickens Tucker, LLP
Contact: Shane Lanham
Phone Number: 770.232.0000
Zoning Change: MU-R to RM-24
Location: 1705 Winder Highway
Map Number: R5243 008
Acreage: 58.93
Units: 497
Proposed Development: Apartments
Commission District: (3) Watkins
Department Recommendation: **APPROVAL WITH CONDITIONS**

F. Audience Comments

G. Committee Reports

H. Comments By Staff and Planning Commission

I. Adjournment