



GWINNETT COUNTY  
**BOARD OF COMMISSIONERS**

75 Langley Drive | Lawrenceville, GA 30046-6935  
O: 770.822.7000 | F: 770.822.7097  
GwinnettCounty.com

Nicole L. Hendrickson, Chairwoman  
Kirkland Dion Carden, District 1  
Ben Ku, District 2  
Jasper Watkins III, District 3  
Marlene M. Fosque, District 4

Official

**Public Hearing Minutes**

**Tuesday, November 16, 2021 - 7:00 PM**

Present: Nicole L. Hendrickson, Kirkland Carden, Ben Ku, Jasper Watkins III,  
Marlene M. Fosque

**I. Call To Order, Moment of Silence, Pledge to Flag**

**II. Opening Remarks by Chairwoman**

**III. Approval of Agenda**

{Action: Amend agenda by deleting Section IV Minutes of November 2, 2021 –  
Minutes were approved at the November 2, 2021 Business Session Motion: Fosque  
Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-  
Yes}

{Action: Approve amended agenda Motion: Ku Second: Carden Vote: 5-0;  
Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**IV. Announcements:**

- **Proclamation:** Remembering Kelly Kelkenberg
- **Proclamation:** Celebrating the Gwinnett 101 Citizens Academy Fall Graduates
- **Proclamation:** Celebrating the Gwinnett Parks Foundation on its 20<sup>th</sup> Anniversary

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 2**

**V. Public Hearing - Old Business**

**1. Planning & Development/Susan Canon**

**2021-1285 Approval**/request of TSP2021-00001, Applicant: CitySwitch II-A, LLC, Owner: Andrew Joe Pruitt, Tax Parcel No. R3001 003, Telecommunications Tower in a RA-200 Zoning District, 3625 Hog Mountain Road, 4.95 Acres. District 3/Watkins (Staff Recommendation: Approval with Conditions) {Action: Denied Motion: Watkins Second: Hendrickson Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1264 CIC2021-00023**, Applicant: 30 AIP Hamilton Mill, LLC, Owner: Hamilton Village, LLC; Tax Parcel No. R1001 024B; 2759 Hamilton Mill Road; Change in Conditions of Zoning for Property Zoned C-2; 4.87 acres. District 4/Fosque [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Deny] {Action: Denied without Prejudice Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1021 SUP2021-00044**, Applicant: Johanna Reyes, Owner: Vanessa Khanh Phan; Tax Parcel No. R6190 005; 5162 Jimmy Carter Boulevard; Application for a Special Use Permit in an O-I Zoning District for a Daycare Facility; 0.34 acres. District 2/Ku [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Ku Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1004 RZC2021-00012**, Applicant: Williams Teusink, LLC, Owner: Meers & Smallwood, LLC; Rezoning of Tax Parcel No. R6094 099; 1100 Block of Rockbridge Road; R-100 to C-2 for an Automobile Shop and Photography Studio; 2.54 acres. District 2/Ku (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 3**

**V. Public Hearing - Old Business**

**1. Planning & Development/Susan Canon**

**2021-1005 SUP2021-00042**, Applicant: Williams Teusink, LLC, Owner: Meers & Smallwood, LLC; Tax Parcel No. R6094 099 and 003A; 1122 Rockbridge Road and 1100 Block of Rockbridge Road; Application for a Special Use Permit in a C-2 Zoning District for an Automobile Repair Shop; 3.44 acres. District 2/Ku (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1009 RZC2021-00019**, Applicant: Carlos Antunez, Owner: Rigoberto and Brian Figueroa; Rezoning of Tax Parcel No. R6152 008; 3355 Lawrenceville Highway; C-2 and R-75 to C-2 for an Automobile Repair Shop and Tire Store; 2.71 acres. District 4/Fosque [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Deny] {Action: Denied Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1010 SUP2021-00052**, Applicant: Carlos Antunez, Owner: Rigoberto and Brian Figueroa; Tax Parcel No. R6152 008; 3355 Lawrenceville Highway; Special Use Permit in a C-2 Zoning District for an Automobile Repair Shop and Tire Store; 2.71 acres. District 4/Fosque [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Fosque Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-0935 Approval/authorization** of a Resolution Consenting to the Deannexation of Tax Parcel R3006 009 from the City of Braselton. Subject to approval as to form by the Law Department. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 2/22/2022) (Public hearing was not held) {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 4**

**V. Public Hearing - Old Business**

**1. Planning & Development/Susan Canon**

**2021-1011 RZC2021-00023**, Applicant: Gwinnett County Board of Commissioners, Owner: VDC Development Group LLC, zoning of two portions of Tax Parcel No. R3006 009, O-I (City of Braselton) to O-I (Gwinnett County), 5900 Block of Thompson Mill Road, 0.113 acres and 0.437 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 2/22/2022) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1158 RZC2021-00021**, Applicant: Reside Partners, LLC c/o Andersen, Tate & Carr, P.C., Owners: Mansour Properties, LLC, Lifestyle Family, LP, John W. Bailey, Rubin Lansky, et. al., and The Lansky Partnership, LP; Rezoning of Tax Parcel Nos. R7146 050, R7146 031, R7146 001 and R7146 007; 1213 Laurel Crossing Parkway, 2620 Mall of Georgia Boulevard, 2900 Buford Drive, and 2900 Block of Buford Drive; C-2 and RA-200 to MU-R for a Mixed-Use Development; 18.19 acres. District 4/Fosque (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1161 RZM2021-00034**, Applicant: TPA Residential, LLC c/o Mahaffey Pickens Tucker, LLP, Owner: BCLS Capital, LLC; Rezoning of Tax Parcel Nos. R7157 030 and R7157 102; 6610 Sugarloaf Parkway and 6630 Sugarloaf Parkway; C-2 and M-1 to HRR for Apartments; 7.38 acres. District 1/Carden (Tabled on 11/16/2021) (Tabled to 12/14/2021)(Public hearing was not held)[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 5**

**V. Public Hearing - Old Business**

**1. Planning & Development/Susan Canon**

**2021-1176 RZM2021-00036**, Applicant: Taylor Morrison of Georgia, LLC c/o Mahaffey Pickens Tucker, LLP, Owners: Charles S. Wilder, Jr., Twin Lakes Management Corporation, Phyllis G. Davis, Gwincraft Home, Inc., and CSW Management Group, LLLP; Rezoning of Tax Parcel Nos. R5015 327, R5015 335, R5015 009, R5015 317, R5015 180, R5016 002, R5016 002A, R5016 002B, R5016 084 and R5016 086; 2804 Lawrenceville Highway, 3046 Lawrenceville Highway, 2750 Lawrenceville Highway, 2700 Lawrenceville Highway, 2905 Rosehill Drive, 2925 Rosehill Drive, 2900 Block of Rosehill Drive, 230 Saratoga Drive, and 2884 Valley Springs Drive; R-75, O-I, C-2, RZT, R-TH to R-TH for Townhouses; 37.2 acres. District 2/Ku and 4/Fosque [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Change Motion: Ku Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1262 RZM2021-00037**, Applicant: Walker Anderson Homes, LLC, c/o Mahaffey Pickens Tucker, LLP, Owner: Matthew/Lawrenceville Highway, LLC; Rezoning of Tax Parcel No. R6138 001; 5764 Lawrenceville Highway; C-1 to R-TH for Townhouses; 5.08 acres. District 2/Ku (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Approve with Conditions] {Action: Tabled Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1263 RZM2021-00038**, Applicant: Peau Investments, LLC, Owner: Peau Investments, LLC; Rezoning of Tax Parcel No. R1001 454; 3567 Sardis Church Road; RA-200 to R-TH for Townhouses; 3.16 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 6**

**V. Public Hearing - Old Business**

**1. Planning & Development/Susan Canon**

**2021-1270 RZM2021-00040**, Applicant: Kaplan Residential, LLC c/o Andersen, Tate & Carr, P.C., Owner: Jerome Hulsey; Rezoning of Tax Parcel No. R5125 028; 800 Block of Athens Highway; C-2 and R-SR to R-TH for Townhouses; 21.08 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1271 RZM2021-00041**, Applicant: The Bainbridge Companies, Owner: Autumn Vista Acquisition, LLC; Rezoning of Tax Parcel No. R7077 001; 1500 Block of Boggs Road; RM-13 to R-TH for Townhouses; 18.55 acres. District 1/Carden (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1273 RZR2021-00041**, Applicant: Rockhaven Homes, LLC c/o Pickens Tucker, LLP, Owners: Joel Bruce Aderhold, Bobby Glenn Aderhold, and Nine Hundred No Nine, LLC; Rezoning of Tax Parcels Nos. R4247 010 and 351; 1650 and 1670 Knight Circle; R-100 to OSC for a Single-Family Detached Subdivision; 33.45 acres. District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Change Motion: Watkins Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**VI. Public Hearing - New Business**

**1. Transportation/Lewis Cooksey**

**2021-1390 Approval** of incorporation into the Gwinnett County Speed Hump Program, Anderson-Livsey Lane. Total estimated cost is \$19,722.06. This project is funded by the 2014 SPLOST Program. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) {Action: Approved Motion: Watkins Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 7**

**VI. Public Hearing - New Business**

**1. Transportation/Lewis Cooksey**

**2021-1391 Approval** of incorporation into the Gwinnett County Speed Hump Program, Lee Road. Total estimated cost is \$19,722.06. This project is funded by the 2014 SPLOST Program. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) {Action: Public Hearing Motion: Watkins Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2. Change in Conditions**

**2021-1302 CIC2021-00025**, Applicant: Woodland Grove Limited Partnership, Owner: Woodland Grove Limited Partnership; Tax Parcel No. R6139 061; 6195 Lawrenceville Highway; Change in Conditions of Zoning for Property Zoned RM-10; 6.85 acres. District 2/Ku [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Change Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1347 CIC2021-00028**, Applicant: Rocklyn Homes c/o Alliance Engineering and Planning, LLC, Owner: Rocklyn Homes; Tax Parcel No. R7125 176; 755 Old Peachtree Road and 2500 Block of Northlake Drive; Change in Conditions of Zoning for Property Zoned M-1; 2.58 acres. District 1/Carden [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1351 CIC2021-00031**, Applicant: Richard Shields; Owner: Rafat Shaikh/Safeway Group; Tax Parcel No. R5101 179; 2944 Rosebud Road, Suite K; Change in Conditions of Zoning for Property Zoned C-2; 4.96 acres. District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

## **VI. Public Hearing - New Business**

### **2. Change in Conditions**

**2021-1349 SUP2021-00065**, Applicant: Richard Shields, Owner: Rafat Shaikh/Safeway Group; Tax Parcel No. R5101 179; 2944 Rosebud Road, Suite K; Special Use Permit in a C-2 Zoning District for Automobile Body Repair and Painting; 4.96 acres. District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1350 SUP2021-00066**, Applicant: Richard Shields; Owner: Rafat Shaikh/Safeway Group; Tax Parcel No. R5101 179; 2944 Rosebud Road, Suite K; Special Use Permit in a C-2 Zoning District for Outdoor Storage; 4.96 acres. District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

### **3. Special Use Permit**

**2021-1303 SUP2021-00063**, Applicant: ADEVCO Corporation, Owners: North Bay Avalon, LLLP; Tax Parcel Nos. R5131 256 and 257; 469 Athens Highway; Special Use Permit in a C-2 Zoning District for a Self-Storage Facility; 2.66 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1352 SUP2021-00067**, Applicant: Aldo Sixtos, Owner: Rodolfo A. Sixtos; Tax Parcel No. R7256 002; 644 Buford Highway; Special Use Permit in a C-2 Zoning District for Automobile Sales; 2.80 acres. District 1/Carden [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}



## **VI. Public Hearing - New Business**

### **3. Special Use Permit**

**2021-1353 SUP2021-00068**, Applicant: ARP Real Estate Holdings, LLC, Owner: Garth and Marcia Scott; Tax Parcel No. R5341 033B; 1785 Whitley Road; Special Use Permit in a RA-200 Zoning District for a Residential Drug Rehabilitation Center; 8.62 acres. District 3/Watkins [Planning Department Recommendation: Deny] [Planning Commission Recommendation: No Recommendation] {Action: No Action Taken}

### **4. Rezonings**

**2021-1012 RZM2021-00029**, Applicant: WP South Acquisitions, LLC, Owners: ADE 767, LLC, Tucker Mobile Homes, LLC and Tucker Mobile Home Estates, LLC, Rezoning of Tax Parcel Nos. R6139 030, R6139 067, R6139 003 and R6139 001, C-2 to RM-24; Multi Family Residential, 6100 Lawrenceville Highway, 6120 Lawrenceville Highway, 265 Pounds Drive and 221 Pounds Drive, 23.97 Acres. District 2/Ku [Planning Department Recommendation: Approve with Conditions As RM-13] [Planning Commission Recommendation: Deny] {Action: Denied Motion: Ku Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1328 RZM2021-00043**, Applicant: Harborstone Properties, LLC c/o Mahaffey Pickens Tucker, LLP, Owner: Harborstone Properties, LLC; Rezoning of Tax Parcel No. R5047 003; 2102 Lawrenceville Highway; C-1 to R-TH for Townhouses; 5.15 acres. District 4/Fosque[Planning Department Recommendation: Deny][Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1344 RZM2021-00044**, Applicant: CKK Development Services, Owners: Cordos Vinicius, Rusu Alexandru, and 3480 Lake Carlton Trust; Rezoning of Tax Parcel Nos. 5126 025, 034, and 042; 3410, 3450, and 3480 Lake Carlton Road; R-100 to R-TH for Townhouses; 22.01 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 10**

**VI. Public Hearing - New Business**

**4. Rezonings**

**2021-1354 RZM2021-00045**, Applicant: Mustaq Moosa, Owner: Karim Surani; Rezoning of Tax Parcel No. R6142 318; 4288 Jimmy Carter Boulevard; RM to RM-24 for Apartments; 1.48 acres. District 2/Ku[Planning Department Recommendation: Approve with Conditions][Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Ku Second: Carden Vote: 4-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Out of Room}

**2021-1355 RZM2021-00046**, Applicant: Sterling Development, LLC c/o Alliance Engineering and Planning, LLC, Owner: Redland Creek Associates II, LLC; Rezoning of Tax Parcel No. R5082 195; 100 Block of Lawrenceville Suwanee Road; C-2 to RM-24 for Apartments; 10.93 acres. District 4/Fosque (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1357 CIC2021-00030**, Applicant: Sterling Development, LLC c/o Alliance Engineering and Planning, LLC, Owner: Redland Creek Associates II, LLC; Tax Parcel No. R5082 195; 100 Block of Lawrenceville Suwanee Road; Change in Conditions of Zoning for Property Zoned C-2; 1.25 acres. District 4/Fosque (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1345 SUP2021-00070**, Applicant: Sterling Development, LLC c/o Alliance Engineering and Planning, LLC, Owner: Redland Creek Associates II, LLC; Tax Parcel No. R5082 195; 100 Block of Lawrenceville Suwanee Road; Special Use Permit in a C-2 Zoning District for a Self-Storage Facility; 1.25 acres. District 4/Fosque (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Fosque Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**Public Hearing Official Minutes**  
**Tuesday, November 16, 2021 - 7:00 PM**  
**Page 11**

**VI. Public Hearing - New Business**

**4. Rezoning**

**2021-1346 RZR2021-00044**, Applicant: Samantha McHan, Owner: Neil McHan; Rezoning of Tax Parcel No. R5197 219; 2851 Briscoe Road; R-100 to RA-200 for Agricultural Uses; 7.28 acres. District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Watkins Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1358 RZR2021-00045**, Applicants: Mary Kathryn Kingry, William and Janet George; Owners: Mary Kathryn Kingry, William and Janet George; Rezoning of Tax Parcel Nos. R7182 041 and 061; 3195 and 3203 South Puckett Road; C-2 to R-100 for Single-Family Detached Subdivision; 2.52 acres. District 4/Fosque [Planning Department Recommendation: Approve] [Planning Commission Recommendation: Approve] {Action: Approved Motion: Fosque Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1359 RZR2021-00046**, Applicant: CasGwyn Construction, LLC c/o Andersen, Tate & Carr, P.C., Owner: James P. Baskin; Rezoning of Tax Parcel No. R5188 006; 2766 Camp Mitchell Road; R-100 to TND for a Single-Family Detached Subdivision; 13.47 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1360 RZR2021-00047**, Applicant: Wan House LLC c/o Xie Law Offices, LLC, Owner: Zhenghe Wan; Rezoning of Tax Parcel No. R5117 006; 886 Davis Road; R-75 to R-60 for a Single-Family Detached Subdivision; 7.69 acres. District 4/Fosque [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions] {Action: Approved with Stipulations Motion: Fosque Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

## **VI. Public Hearing - New Business**

### **4. Rezonings**

**2021-1361 RZR2021-00048**, Applicant: Taylor Morrison of Georgia, LLC c/o Mahaffey Pickens Tucker, LLP, Owner: Charles L. Arnold; Rezoning of Tax Parcel Nos. R5202 002, 057, 060, 075 and 193; 1273, 1283, 1293, 1343, and 1200 Block of Bowman Road; R-100 to OSC for a Single-Family Detached Subdivision; 28.62 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

**2021-1362 RZR2021-00049**, Applicant: DVC, LLC, Owners: Larry Nash, Barbara Cox Mahaffey, and Nell Cox Nash; Rezoning of Tax Parcels Nos. R5327 025 and 035; 2311 and 2331 Harbins Road; RA-200 to OSC for a Single-Family Detached Subdivision; 47 acres. District 3/Watkins (Tabled on 11/16/2021) (Tabled to 12/14/2021) (Public hearing was not held) [Planning Department Recommendation: Approve with Conditions As R-100] [Planning Commission Recommendation: Tabled - Date: 12/7/2021] {Action: Tabled Motion: Watkins Second: Fosque Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

## **VII. New Business**

### **1. Planning & Development/Susan Canon**

**2021-1364 Ratification** of Plat approvals for October 1, 2021 through October 31, 2021. {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}

## **VIII. Comments from Audience**

## **IX. Adjournment**

{Action: Adjourn Motion: Ku Second: Watkins Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Fosque-Yes}