



GWINNETT COUNTY
BOARD OF COMMISSIONERS

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Nicole L. Hendrickson, Chairwoman
Kirkland Dion Carden, District 1
Ben Ku, District 2
Jasper Watkins III, District 3
Matthew Holtkamp, District 4

Public Hearing Agenda
Tuesday, March 24, 2026 - 7:00 PM

I. Call To Order

II. Opening Remarks by Chairwoman

III. Approval of Agenda

IV. Approval of Minutes:

- **Work Session:** March 17, 2026
- **Informal Presentation 11:00 a.m.:** March 17, 2026
- **Business Session:** March 17, 2026

V. Announcements:

- **Special Presentation:** Gwinnett Youth Commission Minute
- **Proclamation:** Recognizing Volunteer Week, April 19-25, 2026

VI. Public Hearing - New Business

1. Special Use Permits

2026-0349 SUP2026-00003, Applicant: Jerry Queen; Owner: Angkawijana, LLC;
Tax Parcel Nos. R7117 070 and 104; 2420 and 2400 Block of Meadowbrook
Parkway; Special Use Permit with Concurrent Variance in an M-1 Zoning District
for a Special Events Facility; 8.19 acres; District 1/Carden [Planning Department
Recommendation: Approve with Conditions] [Planning Commission
Recommendation: Approve with Conditions]

VI. Public Hearing - New Business

2. Change in Conditions

2026-0350 CIC2026-00003, Applicant: SMC Ministry, Inc. c/o Andersen, Tate & Carr, P.C.; Owner: DJ2, LLC; Tax Parcel No. R7157 095; 6745 Sugarloaf Parkway; Change in Conditions of Zoning for Property Zoned M-1; 6.88 acres; District 1/Carden [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions]

3. Rezonings

2026-0351 REZ2026-00004, Applicant: InLine Communities, LLC; Owners: Sandra Adams and Linda Zeis; Rezoning with Concurrent Variance of Tax Parcel Nos. R5097 005, 006, and 007; 1120, 1150, and 1156 Old Loganville Road; R-100 to OSC for a Single-Family Detached Subdivision; 25.40 acres; District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions]

2026-0352 REZ2026-00006, Applicant: Ashton Atlanta Residential, LLC c/o Mahaffey Pickens Tucker, LLP; Owners: Priscilla Richardson, Willie McCluskey, and David Boland; Rezoning of Tax Parcel Nos. R5283 003, 012, 016 (portion), and R5262 002 (portion); 2445, 2481, 2400 Block of Luke Edwards Road, and the 2100 Block of Glen Hope Road; RA-200 and R-100 to OSC for a Single-Family Detached Subdivision; 79.40 acres; District 3/Watkins [Planning Department Recommendation: Deny] [Planning Commission Recommendation: Deny]

2026-0353 REZ2026-00009, Applicant: George Rendon; Owner: L&S The Best Services, LLC; Rezoning with Concurrent Variances of Tax Parcel No. R5019 005; 135 Huff Drive; R-75 to O-I for Business Offices; 0.75 acres; District 2/Ku [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Deny]

2026-0354 REZ2026-00012, Applicant: David Pearson Communities, Inc c/o Andersen, Tate & Carr, P.C.; Owner: David Pearson; Rezoning of Tax Parcel No. R5097 002A (portion); 4145 Smith Road; R-100 to R-75 for a Single-Family Detached Subdivision; 3.66 acres; District 3/Watkins [Planning Department Recommendation: Approve with Conditions] [Planning Commission Recommendation: Approve with Conditions]

VII. New Business

1. Financial Services/Russell Royal

2026-0252 Approval/authorization of January 31, 2026 Monthly Financial Report and ratification of all budget amendments. Approval/authorization of a Resolution amending the FY2026 budget to reflect adjustments to revenue based on actual receipts and anticipated appropriations. (Recommendation: Approval)

2. Planning & Development/Matt Dickison

2026-0348 Ratification of Plat approvals for February 1, 2026 through February 28, 2026. (Recommendation: Approval)

2026-0362 Approval of SNC2026-0362 – Street Name Change from US Auto Sales Boulevard to Hosea Road. Applicant: Reginald Anderson. District 5, Land Lot 177 and District 7, Land Lot 012.

VIII. Comments from Audience

IX. Adjournment