



Hall County Government

PLANNING & DEVELOPMENT

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DIRECTOR
Randi Doveton

To: Richard Higgins, Chairman
Kathy Cooper, District 1
Billy Powell, District 2
Gregg Poole, District 3
Jeff Stowe, District 4

From: Randi Doveton, Director

Date: February 6, 2023

Subject: **2079, 0, & 0 Memorial Park Drive | Use Subject To County Commission Approval | on a 15.83± acre tract | Proposed use: egg processing | David Sutherland, applicant.**

The request before you is the request of David Sutherland to allow egg processing on 15.83± acres. This is an expansion of the existing facility located on this property. This item is located within Commission District 4.

At their January 17, 2023 meeting, the Hall County Planning Commission voted to recommend approval with three (3) conditions **(5-0)**.

There were **no written comments** submitted in advance of the Planning Commission meeting and **no one spoke during the public hearing**.

There have been no changes to the request since the Planning Commission took action.

Planning Commission Approval Conditions:

1. A combination Plat for all three tracts shall be recorded before final CO is issued on the new structure.
2. All conditions of zoning shall be made part of any plats or site plans created for the property.
3. The site Development shall be subject to compliance with the following standards:
 - i. The development shall generally occur as depicted on the site plan submitted by Rindt McDuff dated 10-2022 modified for compliance with zoning conditions and Hall County regulations. The Planning Director can approve changes in the layout related to engineering constraints provided the revisions do not create a need for any variance, does not reduce setback requirements, Hall County Developmental Standards, or reduce any required buffers.