

STATE OF GEORGIA

COUNTY OF HALL

A RESOLUTION TO AMEND THE CODE OF ORDINANCES OF HALL COUNTY
WITH REGARD TO ZONING REGULATIONS

WHEREAS, Hall County has developed comprehensive regulations governing zoning and development in the County found in Title 17 of the Official Code of Hall County, Georgia; and

WHEREAS, the County's Board of Commissioners wishes to alter current regulations to clarify the code relating to road frontage and setbacks from certain streets, to delete its current list of roads found in Appendix B and replace that list with updated lists, and provide for more clear designation and listing of various County roads; and

WHEREAS, the County's Board of Commissioners wishes to provide for a more efficient and clear method for defining and designating certain County roads for purposes of road frontage and setbacks, and

WHEREAS, the County's Board of Commissioners believes that these changes to its zoning and development regulations as described herein are in the best interests of residents and businesses of Hall County, Georgia, and would promote the public health, safety, and general welfare of such residents and businesses.

NOW, THEREFORE, the Board of Commissioners does hereby amend The Official Code of Hall County, Georgia as follows:

1.

Section 17.20.1110 (Definitions – Street, arterial) is hereby amended by deleting Section 17.20.1110 in its entirety and inserting in lieu thereof a new Section 17.20.1110 which provides as follows:

“Street, arterial” or “arterial street” means a major street, highway, or state route with intersections at grade and direct access to abutting property, on which geometric design and traffic control measures are used to expedite the safe movement of through traffic between major traffic generators. The County shall compile and maintain an approved record of arterial streets.”

2.

Section 17.20.1120 (Definitions – Street, collector) is hereby amended by deleting Section 17.20.1120 in its entirety and inserting in lieu thereof a new Section 17.20.1120 which provides as follows:

“Street, collector” or “collector street” means any street designed and located to collect traffic from intersecting minor streets while still giving access to abutting property, so as to conduct such traffic to and from a variety of destinations outside a single subdivision, neighborhood, or business district. The County shall compile and maintain an approved record of collector streets. See also “Street, residential collector”.”

3.

Section 17.20.1130 (Definitions – Street, connector) is hereby amended by deleting Section 17.20.1130 in its entirety and inserting in lieu thereof a new Section 17.20.1130 which provides as follows:

“Street, connector” or “connector street” means a street supplementary to the major state and U.S. highway systems running throughout the country and primarily a means of intercommunication between this system and smaller areas. The County shall compile and maintain an approved record of connector streets.”

4.

Section 17.240.040 (Setbacks from arterial streets) is hereby amended by deleting Section 17.240.040 in its entirety and inserting in lieu thereof a new Section 17.240.040 which provides as follows:

“No structure may be placed less than 100 feet from the center line of an arterial street (as defined in Section 17.20). The County maintains an approved list of arterial streets per Section 17.20.”

5.

Chapter 17 of the Hall County Code is further amended by deleting Appendix B thereto in its entirety.

6.

The remaining provisions of Title 17 (Zoning Regulations) of the Hall County Code of Ordinances shall remain as they were, unchanged by this amendment.

SO RESOLVED, this the _____ day of _____, 2023.

HALL COUNTY BOARD OF COMMISSIONERS

By: _____
Richard Higgins, Chairman

ATTEST:

Jennifer Rivera, County Clerk

APPROVED AS TO FORM:

County Attorney

