

Anael Dominguez (CDI: Planning)

From: Niebauer, Parker J <PNiebauer@dot.ga.gov>
Sent: Friday, June 9, 2023 3:53 PM
To: Anael Dominguez (CDI: Planning); Randi Doveton (CDI: Planning)
Cc: Chavers, Veronica E; Peevy, Jonathan
Subject: RE: Tentative Planning Agenda for July 17, 2023

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

New Business (Pirkle Gutter and Laura Lavobitz) will not require GDOT Coordination.

Thank you,

Parker Niebauer

DITO Traffic Operations Supervisor



District 1 Division of Field Services
1475 Jesse Jewell Pkwy
Suite 100
Gainesville, GA, 30501
770.533.8275 office
770.519.3223 cell

From: Anael Dominguez (CDI: Planning) <adominguez@hallcounty.org>
Sent: Thursday, June 8, 2023 11:59 AM
Subject: Tentative Planning Agenda for July 17, 2023

Good afternoon –

Here is the Tentative Agenda and Maps for the **Monday, July 17, 2023** Hall County Planning Commission Meeting.

Please use the links to review the documents and respond with comments to Hall County Planning and Development. Failure to provide comments in a timely manner may result in the information not being included in the staff report.

When submitting comments, please include the name of the applicant along with the address of the property with the corresponding comment.

Comments are due by **Thursday, June 15th**. Email comments to Randi (rdoveton@hallcounty.org) and Ana (adominguez@hallcounty.org).

CALL TO ORDER

AGENDA REVIEW

APPROVAL OF MINUTES – June 19, 2023

OLD BUSINESS

1. [3271 & 3270 Buffington Farm Road | Rezone | from Agricultural-Residential-III \(AR-III\) and Vacation-Cottage \(V-C\) to Planned Residential Development \(PRD\) on a 55.54± acre tract located on the north side of Buffington Farm Road at its intersection with Cagle Road | Zoned AR-III & V-C; Tax Parcels 09106 000001A & 000005 \(pt.\) | Proposed use: 121-lot subdivision | ** Commission District 3 | Arabella Capital, LLC, applicant. NOTE: This application was tabled at the May 15th Planning Commission meeting.](#)
2. [3293 & 3341 Buffington Farm Road & Haselton On Lanier Subdivision, Phase 1 | Amend Conditions of PRD | on a 108.13± acre tract located on the west side of Buffington Farm Road at its intersection with Cagle Road | Zoned PRD; Tax Parcels 09105 000001, 09108 000107 - 000109, & 09106 000003, 000003A, 000007, 000013-000025 | Proposed use: 216-lot subdivision | ** Commission District 3 | Arabella Capital, LLC, applicant. NOTE: This application was tabled at the May 15th Planning Commission meeting.](#)

NEW BUSINESS

3. (A) [110 Hall Street | Variance | from 17.240.010 to reduce the front yard setback from 75 feet from centerline of the road to 25 feet from the centerline of the road | on a 0.44± acre tract located on the east side of Hall Street, approximately 439 feet from its intersection with Stringer Ave | Zoned I-I, Tax Parcel 00132 005030 | Proposed Use: commercial addition | * Commission District 4 | Pirkle Gutter Supply of Gainesville, LLC, applicant.](#)
(B) [110 Hall Street | Variance | from 17.240.010 to reduce the right side yard setback from 20 feet to 14 feet | on a 0.44± acre tract located on the east side of Hall Street, approximately 439 feet from its intersection with Stringer Ave | Zoned I-I, Tax Parcel 00132 005030 | Proposed Use: bring existing commercial structure into compliance | * Commission District 4 | Pirkle Gutter Supply of Gainesville, LLC, applicant.](#)
4. [7042 Baker Lane | Rezone | from Agricultural Residential-IV to Planned Commercial Development \(PCD\) on a 32.02± acre tract located on the terminus of Baker Lane | Zoned AR-IV; Tax Parcel 12037 000003 | Proposed use: agricultural business | ** Commission District 3 | Laura Labovitz, applicant.](#)

*The Planning Commission's decision will be the final action taken unless appealed to the Board of Commissioners. To do so, file an application with the Planning Department within 30 days of the Planning Commission's decision.

The Hall County Board of Commissioners will hear appeals at a public hearing **Thursday, August 24, 2023** at 6:00 p.m. at the Hall County Government Center, 2nd Floor Meeting Room, 2875 Browns Bridge Road, Gainesville, Georgia.

The Planning Commission's recommendation will be forwarded to the Board of Commissioners for final action at a public hearing on **Thursday, August 10, 2023. The Board will meet at 6:00 p.m. at the Hall County Government Center, 2nd Floor Meeting Room, 2875 Browns Bridge Road, Gainesville, Georgia.

Thank you,
Ana Dominguez
Planning Commission Clerk
Hall County Community Development and Infrastructure
(770) 531-6810 | www.hallcounty.org



Human trafficking impacts every corner of the globe, including our state and local communities. Georgia DOT is committed to end human trafficking in Georgia through education enabling its employees and the public to recognize the signs of human trafficking and how to react in order to help make a change. To learn more about the warning signs of human trafficking, visit <https://doas.ga.gov/human-resources-administration/human-trafficking-awareness>. To report any suspicious activity, call the Georgia Human Trafficking Hotline at 866-363-4842. Let's band together to end human trafficking in Georgia.