



Hall County Government

COMMUNITY DEVELOPMENT AND INFRASTRUCTURE
PLANNING AND DEVELOPMENT

POST OFFICE DRAWER 1435
GAINESVILLE, GA 30503

t: 770.531.6809 | f: 770.531.3902

DIRECTOR
Srikanth Yamala

PLANNING AND DEVELOPMENT
DIRECTOR
Randi Doveton

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

From: Randi Doveton, Director of Planning & Development

Date: October 9, 2023

Subject: **8545 Belton Bridge Road | Amend Conditions |** of a previous rezoning regarding a subdivision amenity area on a 8.23± acre parcel | **Proposed Use: Amenity area | Mallard View Homeowners Association, applicant.**

The request before you is the request of Mallard View Homeowners Association to Amend Conditions of AR-IV to allow an amenity area. This item is located within Commission District 3.

At their September 18, 2023 meeting, the Hall County Planning Commission voted to recommend **approval with two (2) conditions (4-0, Hunt absent).**

There were **no 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. The development is approved as generally shown on the site plan (dated May 16, 2023) and as described in the project narrative (dated August 9, 2023), modified as necessary for compliance with the conditions herein and development standards enforced at the time of site plan approval.
2. The applicant shall provide off-street parking on the subject parcel in accordance with the requirements of [17.250](#), off-street parking, storage, and loading requirements.