

PLANNING AND DEVELOPMENT DEPARTMENT
 2875 BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504
 MAILING ADDRESS: PO BOX 1435, GAINESVILLE, GA 30503
 t: 770-531-6809 | f: 770-531-3902



CONDITIONAL USE APPLICATION

Applicant (Name & Mailing Address)

Todd Mathes, Director, Development
 Benderson Development
 7978 Cooper Creek Blvd, #100, University Park, FL 34201
 Phone (941) 360-7266
 Email Address toddmathes@benderson.com
 Proposed Use Shopping center (grocery store, retail shops and several outparcels)

Property Owner (Name & Mailing Address)

Multiple owners. See attached owners list
 Phone _____
 Email Address _____

Contact Person (Name & Mailing Address)

Todd Mathes, Director, Development
 Benderson Development
 7978 Cooper Creek Blvd, #100, University Park, FL 34201
 Phone (941) 360-7266
 Email Address toddmathes@benderson.com
 Tax Parcel Number 10100 000156 and 10100 000154
 Location Address Just north of intersection of Thompson Bridge Road and Price Road , Gainesville, GA

Status of Applicant

- Owner
- Option to Purchase
- Area Resident
- Other

Requested Action

Permissive Use:
 HCPC HCC
 Fee:\$ _____
 Receipt #: _____
 Check #: _____

Zoning: _____ Acreage _____

I hereby certify that the above information and all attached information are true and correct.

Sign  Date: August 31, 2023

Applicant must complete all information above. Failure to complete this section will result in the refusal of the application. The Planning Department has 15 days to review all applications and will set the dates for each application. If the application is found insufficient, an agenda date will not be set until the required information is submitted. Please note that the Planning Commission and County Commission dates are tentative.

Application Withdrawal: I hereby withdraw the application.

Sign _____ Date: _____

Staff Use Only

Application Date: _____ Taken by: _____
 Tentative Planning Commission Date: _____ Tentative County Commission Date: _____
 County Commission District: _____

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AUTHORIZATION OF PROPERTY OWNERS


Note: If the applicant is the property owner, please disregard this form.

Name of owner(s) 7978 CCB 34, LLC
Address 7978 Cooper Creek Blvd, Suite 100
University Park, FL 34201
Phone Number (941) 360-7266


Name of applicant(s) Todd Mathes, Director, Development
Address Benderson Development, 7978 Cooper Creek Blvd #100
University Park, FL 34201
Phone Number (248) 360-7266

I swear that I am the owner of the property which is the subject matter of the attached applications as shown in the records of Hall County, Georgia.

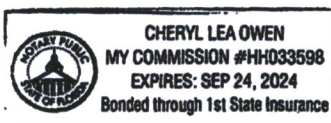
I authorize the person named above to act as applicant in the pursuit of a rezoning, permissive use, or variance of this property.

Signature of Owner(s) 
7978 CCB 34, LLC, Stephen C. Scalione, Manager
Personally appeared before me
Stephen C. Scalione

who swears that the information contained in this authorization is true and correct to the best of his/her knowledge and belief.


Notary Public

Date : August 31, 2023



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AUTHORIZATION OF PROPERTY OWNERS


Note: If the applicant is the property owner, please disregard this form.

Name of owner(s) SCP 2009-C32-012 LLC, a Delaware limited liability company
Address 7978 Cooper Creek Blvd, Suite 100
University Park, FL 34201
Phone Number (941) 360-7266


Name of applicant(s) Todd Mathes, Director, Development
Address Benderson Development, 7978 Cooper Creek Blvd #100
University Park, FL 34201
Phone Number (248) 360-7266

I swear that I am the owner of the property which is the subject matter of the attached applications as shown in the records of Hall County, Georgia.

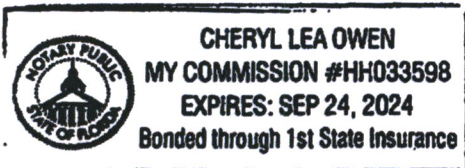
I authorize the person named above to act as applicant in the pursuit of a rezoning, permissive use, or variance of this property.

Signature of Owner(s) 
Stephen C. Scalione, Vice President
Personally appeared before me
Stephen C. Scalione

who swears that the information contained in this authorization is true and correct to the best of his/her knowledge and belief.


Cheryl L. Owen
Notary Public

August 25, 2023
Date



PLANNING AND DEVELOPMENT DEPARTMENT
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AUTHORIZATION OF PROPERTY OWNERS

Note: If the applicant is the property owner, please disregard this form.

Name of owner(s) Riverbrook Village Development Partners, LLC (Price McKibbon, Manager) ^{Price Owner}

Address 6145 Browning Road
Murrayville, GA 30564

Phone Number _____

Name of applicant(s) Todd Mathes, Director, Development

Address Benderson Development, 7978 Cooper Creek Blvd #100
University Park, FL 34201

Phone Number (248) 360-7266

I swear that I am the owner of the property which is the subject matter of the attached applications as shown in the records of Hall County, Georgia.

I authorize the person named above to act as applicant in the pursuit of a rezoning, permissive use, or variance of this property.

Signature of Owner(s)

Riverbrook Village Development Partners, LLC (~~Steve McKibbon, Manager~~) Price McKibbon, Owner

Personally appeared before me
Price McKibbon

who swears that the information contained in this authorization is true and correct to the best of his/her knowledge and belief.

Notary Public

8-28-2023
Date

PLANNING AND DEVELOPMENT DEPARTMENT
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AUTHORIZATION OF PROPERTY OWNERS

Note: If the applicant is the property owner, please disregard this form.

Name of owner(s) Riverbrook Investment , LLC (Jinsong Yang, Managing Principal)

Address 655 Engineering Drive, Suite 208
Peachtree Corners, GA 30092

Phone Number _____

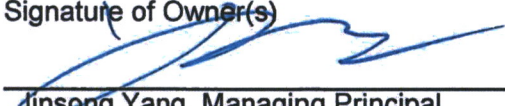
Name of applicant(s) Todd Mathes, Director, Development

Address Benderson Development, 7978 Cooper Creek Blvd #100
University Park, FL 34201

Phone Number (248) 360-7266

I swear that I am the owner of the property which is the subject matter of the attached applications as shown in the records of Hall County, Georgia.

I authorize the person named above to act as applicant in the pursuit of a rezoning, permissive use, or variance of this property.

Signature of Owner(s) 

Jinsong Yang, Managing Principal
Personally appeared before me

who swears that the information contained in this authorization is true and correct to the best of his/her knowledge and belief.



Notary Public

8.28.2023

Date



7978 CCB 34, LLC, a Florida limited liability company
7978 Cooper Creek Blvd, Suite 100
University Park, FL 34201
Stephen C. Scalione, Manager

SCP 2009-C32-012 LLC, a Delaware limited liability company
7978 Cooper Creek Blvd, Suite 100
University Park, FL 34201
Stephen C. Scalione, Vice President

Riverbrook Village Development Partners, LLC, a Georgia limited liability company
6145 Browning Road
Murrayville, GA 30564
Price McKibbon, Owner

Riverbrook Investment, LLC
655 Engineering Drive, Suite 208
Peachtree Corners, GA 30092
Jinsong Yang, Managing Partner

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CAMPAIGN CONTRIBUTIONS DISCLOSURE FORM

This form must be completed by the applicant and property owner, or person representing the property owner, for all zoning actions.

OCGA § 36-67A-3[C] Disclosure of campaign contributions:

- (b) When any applicant for zoning action has made, within two years immediately preceding the filing of the applicant's application for the zoning action, campaign contributions aggregating \$250.00 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:
 - (3) The name and official position of the local government official to whom the campaign contribution was made; and
 - (4) The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.
- (b) The disclosures required by subsection (a) of this Code section shall be filed within ten days after the application for the zoning action is first filed. (Code 1981, Section OCGA § 36-67A-3[C], enacted by GA L. 1986, page 1269, Section 1, GA L. 1991, page 1365, Section 1).

I hereby certify that I have read the above and that:

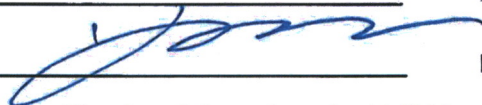
I have** I have not

within the two years immediately preceding this date, made any contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

****If you have made such contributions, you must provide the data required below within ten (10) days of filing this application.**

Name of Official(s): _____ Office: _____

Dollar Amount: _____ Date of Contribution: _____

Owner's Signature:  _____ Date: 8.28.2023

Owner's Name (Printed): Riverbrook Investment , LLC / by: Jinsong Yang, Managing Partner

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(3) The name and official position of the local government official to whom the campaign contribution was made; and

(4) The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

(b) The disclosures required by subsection (a) of this Code section shall be filed within ten days after the application for the zoning action is first filed. (Code 1981, Section OCGA § 36-67A-3[C], enacted by GA L. 1986, page 1269, Section 1, GA L. 1991, page 1365, Section 1).

I hereby certify that I have read the above and that:

I have** _____ I have not X

within the two years immediately preceding this date, made any contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

****If you have made such contributions, you must provide the data required below within ten (10) days of filing this application.**

Name of Official(s): _____

Office: _____

Dollar Amount: _____

Date of Contribution: _____

Owner's Signature:

Date: 8-28-23

Owner's Name (Printed): Riverbrook Village Development Partners, LLC / by: ~~Steve McKibbin, Manager~~

Price McKibbin, Owner

CAMPAIGN CONTRIBUTIONS DISCLOSURE FORM

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(3) The name and official position of the local government official to whom the campaign contribution was made; and

(4) The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

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Name of Official(s): _____

Office: _____

Dollar Amount: _____

Date of Contribution: _____

Applicant's/Owner's Signature: _____ 

Date: August 31, 2023

Applicant's/Owner's Name (Printed): Stephen C. Scalione, Manager