

Anael Dominguez (CDI: Planning)

From: Chavers, Veronica E <VChavers@dot.ga.gov>
Sent: Thursday, January 25, 2024 2:48 PM
To: Anael Dominguez (CDI: Planning); Randi Doveton (CDI: Planning)
Subject: RE: Tentative Planning Agenda for June March 4, 2024

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From: Anael Dominguez (CDI: Planning) <adominguez@hallcounty.org>
Sent: Thursday, January 25, 2024 1:38 PM
Subject: Tentative Planning Agenda for June March 4, 2024

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.

Good afternoon –

Here is the Tentative Agenda and Maps for the **Monday, March 4, 2024** 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, February 1st**. Email comments to Randi (rdoveton@hallcounty.org) and Ana (adominguez@hallcounty.org).

CALL TO ORDER

AGENDA REVIEW

APPROVAL OF MINUTES – February 19, 2024

NEW BUSINESS

1. [\(A\) 3227 Manor Ridge | Variance | 17.240.010. to reduce the right side yard setback from 10 feet to 4 feet | on a 0.37± acre tract located at the northwest corner of Manor Ridge, approximately 2,379 feet from its intersection with Montvale Drive | Zoned R-I; Tax Parcel 10047A000087 | Proposed Use: Residential addition and carport | * Commission District 2 | Kade Homes & Renovations, applicant](#)
[\(B\) 3227 Manor Ridge | Variance | 17.240.010. to reduce the left side yard setback from 10 feet to 4 feet | on a 0.37± acre tract located at the northwest corner of Manor Ridge, approximately 2,379 feet from its intersection with Montvale Drive | Zoned R-I; Tax Parcel 10047A000087 | Proposed Use: Residential addition | * Commission District 2 | Kade Homes & Renovations, applicant](#) **No GDOT coordination required**
2. [\(A\) 4305 Winder Highway | Use Subject to County Commission Approval | on a 0.35± acre tract located on the east side of Winder Highway, at its intersection with Strickland Road | Zoned H-B \(GCOD\); Tax Parcel](#)

[15037B000036B | Proposed Use: Automobile repair and maintenance | ** Commission District 1 | Bradley Cohron, applicant](#)
[\(B\) 4305 Winder Highway | Variance | 17.420.050. Non-residential property development standards | on a 0.35± acre tract located on the east side of Winder Highway, at its intersection with Strickland Road | Zoned H-B \(GCOD\); Tax Parcel 15037B000036B | Proposed Use: Automobile repair and maintenance | ** Commission District 1 | Bradley Cohron, applicant](#) **GDOT coordination required**

*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 five working days of the Planning Commission's decision.

The Hall County Board of Commissioners will hear appeals at a public hearing **Thursday, April 11, 2024**, 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, April 11, 2024. 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/trafficking-in-georgia>. 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.