



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

PLANNING AND DEVELOPMENT
DIRECTOR
Randi Doveton

ASSISTANT DIRECTOR
Beth Garmon

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: Beth Garmon, Assistant Director of Planning & Development

Date: June 10, 2024

Subject: **5079 Old Winder Highway | Rezone | from Residential I (R-I) to Planned Residential Development (PRD) | on a 20.02± acre tract | Proposed Use: 105-unit townhome development | Steven P. Gilliam, applicant**

The request before you is the request of Steven P. Gilliam to rezone from Residential I (R-I) to Planned Residential Development (PRD) to allow a 105-unit townhome development. This item is located within Commission District 1.

At their May 20, 2024 meeting, the Hall County Planning Commission voted to recommend denial **(5-0)**.

Staff recommendation: **Denial**, as the proposed use is inconsistent with the [Comprehensive Plan](#).

There was **one (1) comment submitted** in advance of the Planning Commission meeting, **a petition in opposition with eighteen (18) signatures** submitted at the public hearing, and **two (2) people spoke in opposition during the public hearing**.

Since the Planning Commission took action, the applicant has requested to table their application to the July 11, 2024 BOC Voting meeting.