

Jennifer Rivera (Administration)

From: Beth Garmon (CDI: Planning)
Sent: Friday, August 2, 2024 4:42 PM
To: Jennifer Rivera (Administration)
Subject: FW: 5608 Azelia Drive rezoning
Attachments: 24-407 P01 080224.pdf

Beth Garmon

Director of Planning and Zoning
Hall County Community Development and Infrastructure
(office) 770-531-6809
(direct) 770-297-2626
bgarmon@hallcounty.org

All **ZONING, PLAT**, and **BUILDING PERMIT** submittals may be submitted online through [Accela](#). Plat inquiries may be submitted to plats@hallcounty.org. Zoning and general inquiries may be submitted to planning@hallcounty.org.



From: Wes Robinson <twr@homlaw.com>
Sent: Friday, August 2, 2024 2:22 PM
To: Billy Powell (County Commission) <bpowell@hallcounty.org>
Cc: Beth Garmon (CDI: Planning) <bgarmon@hallcounty.org>
Subject: 5608 Azelia Drive rezoning

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.

WARNING: This communication has been detected as containing an attachment - Proceed with caution

Billy,

As you know I represent Terry Graham and his wife regarding the pending rezoning on Azelia Drive.

As we have discussed with you in the past, we believe that this development would make more sense with a roadway and cul-de-sac to access the majority of the lots. This would seem to address concerns about emergency access as well as minimize the impact to the neighbors and address faire/emergency access concerns.

I have attached a the sight plan with a cul-de-sac overlayed as an example of how simple this could be. I hope that you and the rest of the commission will consider this as a condition.

As a reminder, we would request at a minimum the following additional conditions:

1. Any additional road right of way required for development, including but not limited to, right of way for road improvements, emergency access or turnarounds in conjunction with the development of the subdivision must be provided by the land owner of the development. No right of way will come from neighboring property owners.
2. The land owner/ developer must provide a comprehensive stormwater management plan to Hall County before or at the time of subdivision of the first lot.
3. There will be an access road to access the Lots off Azelia drive. (OR in the alterative) A maximum of three (3) driveways permitted off of Azelia Drive to access the seven (7) flag lots.
4. Any material changes to the development plan as submitted will require approval of County Commission.
5. Storm Water - The developer must provide a Hydrology/storm water plan, acceptable to the County before any subdivision of lots is permitted.

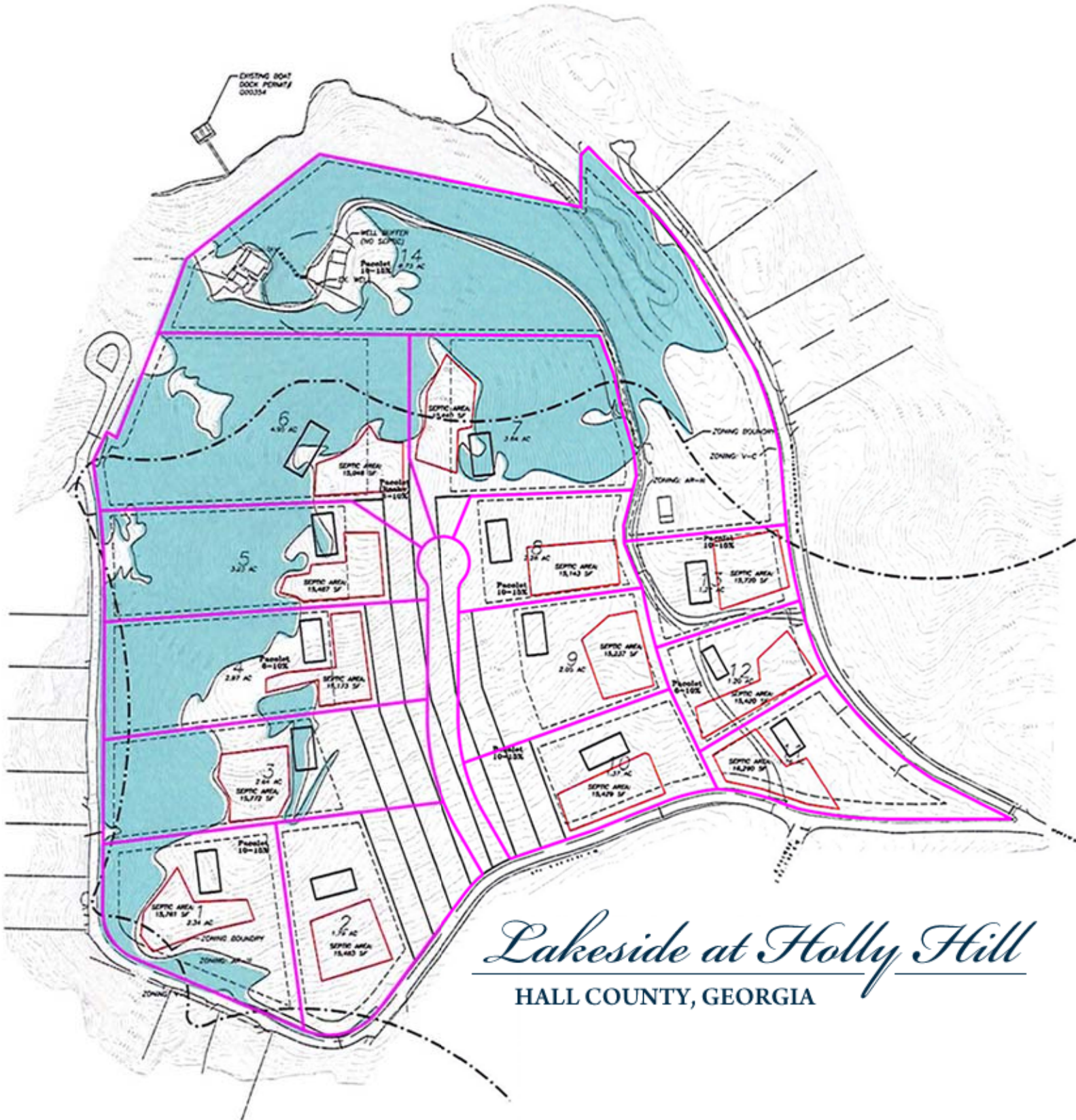
HULSEY, OLIVER & MAHAR, LLP
EST. 1914

Wesley Robinson

200 E. E. Butler Parkway
P.O. Box 1457
Gainesville, GA 30503
770.532.6312 | Fax: 770.531-9230

twr@homlaw.com
www.homlaw.com

NOTICE: This email and all attachments are CONFIDENTIAL and intended SOLELY for the recipients in the "To", "Cc", and "Bcc" lines of this email. If you are not an intended recipient, your receipt of this email and its attachments is the result of an inadvertent disclosure or unauthorized transmittal. Sender reserves and asserts all rights to confidentiality, including all privileges which may apply. Pursuant to those rights and privileges, immediately DELETE and DESTROY all copies of the email and its attachments, in whatever form, and immediately NOTIFY the sender of your receipt of this email. DO NOT review, copy, or rely on in any way the contents of this email and its attachments. NO DUTIES ARE INTENDED OR CREATED BY THIS COMMUNICATION IN THE ABSENCE OF AN EXECUTED FEE CONTRACT OR ENGAGEMENT LETTER. All rights of the sender for violations of the confidentiality and privileges applicable to this email and any attachments are expressly reserved.



Lakeside at Holly Hill
 HALL COUNTY, GEORGIA