



# Hall County Government

COMMUNITY DEVELOPMENT & INFRASTRUCTURE  
PLANNING AND ZONING

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PLANNING AND ZONING  
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, Director of Planning & Zoning

**Date:** September 9, 2024

**Subject:** **4745 Cagle Mill Road, 4673 & 4691 Noah Martin Drive**  
**| Rezone |** from Agricultural Residential III (AR-III) &  
Agricultural Residential IV (AR-IV) to Planned Residential  
Development (PRD) | on a combined 130.84± acre tract  
**| Proposed Use: 349-unit residential development |**  
**Josh Boling, applicant**

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The request before you is the request of Josh Boling to withdraw an application to rezone from Agricultural Residential III (AR-III) & Agricultural Residential IV (AR-IV) to Planned Residential Development (PRD) to allow a 349-unit residential development. This item is located within Commission District 3.

At their August 19, 2024 meeting, the Hall County Planning Commission voted to recommend withdrawal **(5-0)**.

There were **no comments submitted** in advance of the Planning Commission meeting and **no one spoke during the public hearing**.