

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**

<b>Applicant (Name &amp; Mailing Address)</b>	<b>Property Owner (Name &amp; Mailing Address)</b>
Ashley Xitlaly Ruelas	Ludivina Gallardo Lopez
2030 Spring Road	535 W 49th St 5FE
Gainesville, Georgia 30504	New York, NY 10019
Phone 770-878-7920	Phone 770-878-7920
Email Address ashleyruelas@icloud.com	Email Address ludyg77@

Proposed Use Re-establish a non-conforming use of a residential home where the prior residential structure existed with Residential - II (R-II) building setbacks.

<b>Contact Person (Name &amp; Mailing Address)</b>	<b>Status of Applicant</b>	<b>Requested Action</b>
Walker, Ball & Dimo, LLC	<input checked="" type="checkbox"/> Owner	Permissive Use:
Attn: Carla J. Walker, Esq.	<input type="checkbox"/> Option to Purchase	<input type="checkbox"/> HCPC <input type="checkbox"/> HCC
340 Jesse Jewell Pkwy, Suite 650, Gainesville, GA 30501	<input type="checkbox"/> Area Resident	Fee: \$ _____
Phone 404-210-6271	<input type="checkbox"/> Other	Receipt #: _____
Email Address carla@wbdlawfirm.com	Zoning: <u>H-B</u>	Check #: _____
Tax Parcel Number 00122 002010	Acreage <u>0.187 acres</u>	
Location Address <u>2052 Spring Road, Gainesville, Georgia</u>		

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

Sign [Signature] Date: 06/07/24

**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) Ludivina Gallardo Lopez  
Address 535 W 49th St 5FE  
New York, NY 10019  
Phone Number 770-878-7920

Name of applicant(s) Ashley Xitlaly Ruelas  
Address 2030 Spring Road  
Gainesville, Georgia 30504  
Phone Number 770-878-7920

**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.**

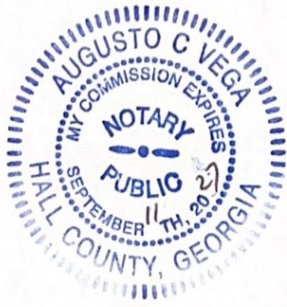
Signature of Owner(s)  
[Handwritten Signature]

Personally appeared before me  
[Handwritten Signature]

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

[Handwritten Signature]  
Notary Public

6/7/24  
Date



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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: \_\_\_\_\_

Applicant's/Owner's Signature:  Date: 06/07/24

Applicant's/Owner's Name (Printed): Ashley Xitlaly Ruelas

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Name of Official(s): \_\_\_\_\_ Office: \_\_\_\_\_

Dollar Amount: \_\_\_\_\_ Date of Contribution: \_\_\_\_\_

Applicant's/Owner's Signature: *Ludivina Gallardo Lopez* Date: 6/7/24

Applicant's/Owner's Name (Printed): Ludivina Gallardo Lopez