

Kaitlyn Elliott (Planning)

From: Emily McGahee (Environmental Health)
Sent: Wednesday, September 18, 2024 10:08 AM
To: Lynn Taylor (Planning); Chad Harper (Environmental Health)
Cc: Kelly Hairston (Environmental Health); Beth Garmon (CDI: Planning); Katie L. Greenway (CDI: Planning); Kristie Turner (Planning)
Subject: RE: Review Request for Project Update for Tentative Planning Agenda for October 7, 2024

Follow Up Flag: Follow up
Flag Status: Flagged

Please find below Environmental comments concerning revised submittal for 1600C Athens Hwy:

Item 3, 1600C Athens Highway, Vargas: No floor drains or process wastewater to be discharged to the existing septic system. Domestic waste only. Must meet all Environmental Health commercial septic system permitting requirements. Further determination will be made during the civil plan review process. A detailed business plan must be submitted to Hall County Environmental Health for review. Additional items, including, but not limited to: recorded plat, soil evaluation, and septic system installation/modification may be required after review of business plan. Please note that Zoning approval does not imply approval from other county departments.

Emily

Emily McGahee
Hall County Environmental Health
Hall County Government Center
2875 Browns Bridge Road
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Gainesville, GA 30504
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<http://dph.georgia.gov/environmental-health> (State Website)
<http://www.phdistrict2.org/HallCounty.htm> (District Website)
<https://www.hallcounty.org/192/Environmental-Health> (County Website & Forms)

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From: Lynn Taylor (Planning) <ltaylor@hallcounty.org>
Sent: Tuesday, September 17, 2024 1:58 PM
To: Emily McGahee (Environmental Health) <emcgahee@hallcounty.org>; Bill Nash (CDI: Public Works) <bnash@hallcounty.org>; John Hornick (Fire Services) <jhornick@hallcounty.org>

Cc: Kelly Hairston (Environmental Health) <khairston@hallcounty.org>; Beth Garmon (CDI: Planning) <bgarmon@hallcounty.org>; Katie L. Greenway (CDI: Planning) <klgreenway@hallcounty.org>; Kristie Turner (Planning) <ktturner@hallcounty.org>

Subject: Review Request for Project Update for Tentative Planning Agenda for October 7, 2024

Good afternoon,

Item #3 (1600-C Athens Highway) tentatively scheduled for the Planning Commission Meeting on October 7, 2024, has had an update. Would you please review the change and provide any feedback if different from your original comments?

Attached is the updated site plan and narrative. The applicant is proposing to add an 1800sf metal building behind the existing metal building for the auto repair business. The paint booth would be located within that new building.

Thank you in advance for your review!

Sincerely,

Lynn Taylor
Senior Planner
Hall County Community Development and Infrastructure
2875 Browns Bridge Road, Gainesville, GA 30503
Office Direct: (770) 297-4541
Email: ltaylor@hallcounty.org

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



From: Kaitlyn Elliott (Planning)
Sent: Thursday, August 29, 2024 3:57 PM
Subject: Tentative Planning Agenda for October 7, 2024

Good afternoon –

Here is the Tentative Agenda and Maps for the **Monday, October 7, 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.

Kaitlyn Elliott (Planning)

From: Emily McGahee (Environmental Health)
Sent: Thursday, September 5, 2024 4:55 PM
To: Kaitlyn Elliott (Planning); Beth Garmon (CDI: Planning); Katie L. Greenway (CDI: Planning)
Cc: Kelly Hairston (Environmental Health); Chad Harper (Environmental Health)
Subject: HCPC Tentative Agenda 10.7.2024

Follow Up Flag: Follow up
Flag Status: Completed

Please find Environmental Health comments below:

Items 1A,B,C, 6111 Oak Hill Drive, Hoffmann: All proposed structures must meet all residential permitting requirements and/or required setbacks to existing septic system. An existing system evaluation/site visit will be required for Environmental Health to process the building permit application.

Item 2, 3654 Thompson Bridge Road, Benson: No comment. Public sewer.

Item 3, 1600C Athens Hwy, Vargas: No floor drains or process wastewater to be discharged to the existing septic system. Domestic waste only.

Item 4, 6147 Dahlonega Hwy, Rich: Must meet all Environmental Health commercial septic system permitting requirements. Further determination will be made during the civil plan review process. A detailed business plan must be submitted to Hall County Environmental Health for review. Additional items, including, but not limited to: recorded plat, soil evaluation, and septic system installation/modification may be required after review of business plan.

Item 5, 4137 Short Rd, Allen: All proposed lots must meet Hall County Board of Health Lot Size Resolution requirements. This plat is currently under review by the Hall County Plat Review Team, which is waiting for revisions to be submitted for review under case number HPLT24-0090.

Item 6, 6000 Wellspring Trail, Barnes: Must meet all Environmental Health commercial septic system permitting requirements. Further determination will be made during the civil plan review process. A detailed business plan must be submitted to Hall County Environmental Health for review. Additional items, including, but not limited to: recorded plat, soil evaluation, and septic system installation/modification may be required after review of business plan. A Food Service permit/plan review may be required after review of business plan

Item 7, 5552 Bogus Road, Barnes: All proposed lots must meet Hall County Board of Health Lot Size Resolution requirements. Please note that Zoning approval does not imply approval from other county departments. Further determination will be made during the plat review process.

Item 8, 7011/7051 Pony Lake Road, Roys: Septic Permit OSC-9259 was issued on May 30, 2024 for the proposed structure.

Item 9, 7051 Pony Lake Road, Roys: Septic Permit OSC-9259 was issued on May 30, 2024 for the proposed structure.

Item 10, 2002 Memorial Park, Sancen: Must meet all Environmental Health commercial septic system permitting requirements. A detailed business plan must be submitted to Hall County Environmental Health for review. Additional items, including, but not limited to: recorded plat, soil evaluation, and septic system installation/modification may be required after review of business plan. An onsite sewage management system (and bathroom structure) will be required on the property if it is to be occupied for two hours or more.

Emily McGahee

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