

To: Planning Department Hall
County.

5/23/2025

We are requesting a rezoning of our property located off Bryant Quarter Road in Gillsville, GA, which is currently partially designated as Planned Commercial Development (PCD) by the previous owners (3.30 acres PCD out of the 25 acre AR-1 tract), who intended to operate a business alongside their residence. This property is serviced by well water and septic systems with no access to a public water source or sewer. Since purchasing the property, we have no intention of using it for any commercial purposes and plan to use it solely for purposes under the AR-1 land use rules . Rezoning the property to AR-1 aligns with the existing character of the surrounding community, which is predominantly residential and rural in nature. Maintaining a commercial zoning also creates unnecessary tax burdens given the higher tax rate of PCD versus AR-1 , especially given that the PCD would not be utilized on the property. We believe that this rezoning will help preserve the integrity of the area and ensure our plans are consistent with the long-term vision of the neighborhood and Hall County's comprehensive land use goals.

Thanks.

John Clouse