



AGENDA ITEM

Public Hearing to amend Hall County's Zoning Map as follows:

REPORT TO: **Work Session (01/20/26)**

REPORT TO: **Voting Meeting (01/22/26)**

ITEM NO: 2/2026

SUBJECT: **2479A Broadway Place | Variance to Section 7.8.3 | Accessory Dwelling Unit (ADU) standards | on a 0.29± acre tract located on the east side of the extension of Broadway Place approximately 466 feet from Broadway Drive | Zoned R-1; Tax Parcel 00121 005001 | Proposed Use: Accessory dwelling unit | Commission District 4 | Amelia Gray, LLC, applicant**

Meetings:

Work Session Date: 01/20/26

Voting Meeting Date: 01/22/26

Executive Summary:

Presenter: KA

Recommendation:

Staff recommends APPROVAL of the applicant's request

Purpose of Request:

2479A Broadway Place | Variance to Section 7.8.3 | Accessory Dwelling Unit (ADU) standards | on a 0.29± acre tract located on the east side of the extension of Broadway Place approximately 466 feet from Broadway Drive | Zoned R-1; Tax Parcel 00121 005001 | Proposed Use: Accessory dwelling unit | Commission District 4 | Amelia Gray, LLC, applicant

History:

Facts and Issues:

Funding Requested

\$ 0.00

Are funds within current budget?

No

Source of Funds

Does the action involve a Resolution, Ordinance, Contract, Agreement, etc.?

No

Has it been reviewed by the County Attorney?

Yes

Is there a deadline for this item?

Approvals:

Submit	Approve	Attorney	Administration
KE	KA	JL	CR
Clerk			
JR			

Attachments:

Staff Report
Application
Statement of Hardship
Site Plan
Plat
Maps
Deed
Environmental Health Comment
GDOT Comment
Public Works
Fire Comment
Notice Sign