
Fw: 888 & 890 Gainesville Hwy Rezoning - Meeting follow up

From Kaitlyn Elliott (Planning) <kelliott@hallcounty.org>

Date Tue 1/27/2026 2:16 PM

To Kaitlyn Elliott (Planning) <kelliott@hallcounty.org>

From: Bryan Ashworth <[REDACTED]>

Sent: Thursday, January 22, 2026 3:11 PM

To: Katie G. Ahmed (Planning) <kahmed@hallcounty.org>

Cc: Lynn Taylor (Planning) <ltaylor@hallcounty.org>

Subject: 888 & 890 Gainesville Hwy Rezoning - Meeting follow up

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Katie,

I really appreciate you and Lynn taking the time to meet with me today. As we discussed, USI has been a great neighbor and their operations over the past 11 years (since I have been their neighbor) have been no problem for me. If they must change zoning, that in itself doesn't present a problem for me. The issues will come as their neighbors rezone and potentially push the limits of the I-1 zoning. Issues could further present if USI sells their property. The broadness of the I-1 zoning in itself could allow nuisance operations. I think we can all be winners here if a precedent is set that: Yes, some light industrial operations may be appropriate here, but they must be operations that can co-exist with the long standing residential subdivisions surrounding. Sweet Apple Place and Stonecrest subdivisions have been here for roughly 20 years and have been a peaceful home for well over 100 families.

Based on my experience living next to USI, I think the below conditions would be a reasonable set of rules for any I-1 or commercial zoning in this particular corridor. I simply seek a fair and measurable set of zoning conditions, but also a set of conditions that can be enforced if a problem arises. From our meeting, I feel like we are all on the same page. I kindly ask that your department stress the importance of these issues to the BOC while making your recommendations.. I am open to dialogue with USI if they want to discuss the below and I am of course open to further discussion with your team.

Proposed Conditions of Industrial Use zonings on Gainesville Highway

- 1. All manufacturing, testing, and processing activities shall be conducted entirely within an enclosed building.*
- 2. Truck deliveries, loading and unloading activities are prohibited between the hours of 9:00pm and 7:00am to minimize noise disturbance to residentially zoned property.*
- 3. It shall be unlawful to make or continue to make any noise which is plainly audible at a distance of 50 feet or more beyond the property boundary of any residentially zoned property.*

These are my thoughts and opinions, not speaking for my whole community here. Once again, thank you for your responsiveness and your consideration of this matter that will impact my family and many great families around me.

Best Regards,

Bryan Ashworth

[REDACTED]
155 Slate Drive, Buford, GA 30518
[REDACTED]