
RE: Upcoming Planning Tentative Adgendas

From Hash, Christopher M <CHash@dot.ga.gov>

Date Tue 1/13/2026 8:26 AM

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

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Good Morning Kaitlyn,

Please see the below comments in red. If you have any questions, please let me know.

Thanks,

Christopher Hash, P.E.

D1 Traffic Operations Supervisor



A1, A4 Access and Operations

1475 Jesse Jewell Pkwy

Suite 100

Gainesville, GA, 30501

470.201.8029 cell

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

Sent: Friday, January 9, 2026 9:47 AM

Subject: Upcoming Planning Tentative Adgendas

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.

Good afternoon,

In preparation for the transition to the Hall County Planning Commission upon its reinstatement, the Tentative Agendas and Maps for the February 26, 2026, and March 12, 2026, Hall County Board of Commissioners meetings are now available for review. Please use the provided links to access these documents and submit any comments to Hall County Planning and Zoning. Timely submission of comments is essential, as failure to do so may result in the information not being included in the staff report.

When submitting comments, please ensure that you include the name of the applicant and the property address along with your corresponding comment.

All comments must be submitted no later than **January 16, 2026**. Please email your comments to Katie (kahmed@hallcounty.org) and Kaitlyn (kelliott@hallcounty.org).

Thank you for your attention to this matter and for your cooperation in the review process.

Thursday, February 26, 2026

(A) 3608 Joe Chandler Road | Special Use | for an agri-entertainment venue | on a 23.01± acre tract located on the southeast side of Joe Chandler Road, approximately 605 feet from its intersection with Timberidge Road and Cedar Creek Road | Zoned AR-1; Tax parcel 15017 000041 | **Proposed use: Agri-entertainment business** | Commission District 3 | **Amy Wright, applicant** NOTE: Tabled at the December 11, 2025 Voting Meeting until the February 26, 2026 Voting Meeting

(B) 3608 Joe Chandler Road | Variance from section 7.7.3 | on a 23.01± acre tract located on the southeast side of Joe Chandler Road, approximately 605 feet from its intersection with Timberidge Road and Cedar Creek Road | Zoned AR-1; Tax parcel 15017 000041 | **Proposed use: Agri-entertainment business** | Commission District 3 | **Amy Wright, applicant** NOTE: Tabled at the December 11, 2025 Voting Meeting until the February 26, 2026 Voting Meeting

Off system, no impacts to the state route expected.

[7273 Lula Road | Variance to Section 3.2 | to reduce the minimum yards | on a 4.26± acre tract located on the south side of Lula Road approximately 1155 feet its intersection with Julian Wiley Road | Zoned AR-1; Tax Parcel 12115 000010 | Proposed Use: Bring an existing structure into compliance | Commission District 3 | Andres Serrano, applicant](#)

Residential no impacts expected.

[7355 Tribble Gap Road | Special Use | for Institutional Residential | on a 1.70± acre tract located on the west side of Tribble Gap Road approximately 1,100 feet from its intersection with Cornelia Highway | Zoned AR-1; Tax Parcel 09030 000022 | Proposed Use: Institutional Residential | Commission District 3 | Haley Stapleton, applicant](#)

Off system, no impacts to the state route expected.

[\(A\) 888 & 890 Gainesville Highway | Rezone | from Agricultural Residential \(AR-1\) to Light Industrial \(I-1\) | on a combined 4.54± acre tract located on the northwest side of Atlanta Highway approximately 710 feet from its intersection with Ledford Road | Zoned AR-1; Tax Parcels 08170 001005A; 08170 001005 | Proposed Use: Permitted uses in Light Industrial | Commission District 1 | USI Holdings, LLC, applicant](#)

[\(B\) 888 & 890 Gainesville Highway | Variance to Section 2.2.2 | to reduce required road frontage | on a combined 4.54± acre tract located on the northwest side of Atlanta Highway approximately 710 feet from its intersection with Ledford Road | Zoned AR-1 \(GCOD\); Tax Parcels 08170 001005A; 08170 001005 | Proposed Use: Permitted uses in Light Industrial | Commission District 1 | USI Holdings, LLC, applicant](#)

Will need to permit with our office. Old residential access will need to be removed. Improvements may be needed to existing commercial access.

[4656 Cagle Road, 5065 & 5073 Cagle Mill Road | Rezone | from Agricultural Residential \(AR-1\) to Light Industrial \(I-1\) | on a combined 31.36± acre tract located on the south side of Cagle Road approximately 375 feet from its intersection with Julian Baugh Road | Zoned AR-1; Tax Parcels 15007 000033; 15007 000127; 15007 000279 | Proposed Use: Industrial Park | Commission District 3 | Cook Communities, applicant](#)

Traffic Impact Study for the intersection of SR 365 and Cagle Rd required for potential improvements.

[5401 Old Winder Highway | Special Use | to amend conditions of zoning | on an 84.30± acre portion of a tract located on the east side of Old Winder Highway at its intersection with Pleasant Hill Lane | Zoned R-MF; Tax Parcel 15039A000007\(pt\) | Proposed use: 700-unit residential development | Commission District 1 | K2P Land Partners, LLC, applicant](#)

[5401 Old Winder Highway | Special Use | to amend conditions of zoning | on a 194.10± acre portion of a tract located on the east side of Old Winder Highway at its intersection with Pleasant Hill Lane | Zoned I-1; Tax Parcel 15039A000007\(pt\) | Proposed use: Industrial park | Commission District 1 | K2P Land Partners, LLC, applicant](#)

Will need to permit with our office.

Thursday, March 12, 2026

[2485 Dawsonville Highway | Variance to Section 3.2 | to reduce the minimum yards | on a 4.87± acre tract located on the south side of Dawsonville Highway approximately 315 feet from its intersection with Vaughndale Circle | Zoned AR-1; Tax Parcel 10085 000054 | Proposed Use: Accessory building | Commission District 2 | Cole Burchardt, applicant](#)

Residential no impacts expected.

[\(A\) 1658 & 1700 Candler Road | Rezone | from Light Industrial 1 \(I-1\) and Agricultural Residential \(AR-1\) to Light Industrial \(I-1\) | on a combined 132± acre tract located on the west side of Candler Road at its intersection with Oakbrook Drive | Zoned AR-1 & I-1; Tax parcels 15031 000026; 15031 000025A | Proposed use: Private gun club | Commission District 4 | Cherokee Gun Club, Inc., applicant](#)

[\(B\) 1658 & 1700 Candler Road | Special Use | for an outdoor shooting range | on a combined 132± acre tract located on the west side of Candler Road at its intersection with Oakbrook Drive | Zoned AR-1 & I-1; Tax parcels 15031 000026; 15031 000025A; | Proposed use: Outdoor shooting range | Commission District 4 | Cherokee Gun Club, Inc., applicant](#)

No improvements appear needed at this time. Expanding the facility in the future may require improvements to the access to be made.

Kaitlyn Elliott

Planning Commission Clerk

Hall County Planning and Zoning

(770) 531-6810 www.hallcounty.org

