

VARIANCE APPLICATION

Applicant (Name and Mailing Address)

MATTHEW PRIDEMORE
P.O. BOX 1226
BUFORD, GA 30518
Phone [REDACTED]
Email Address matt.pridemore@prim.com

Property Owner (Name and Mailing Address)

PRIDE PROPERTY GROUP, LLC
P.O. BOX 1226
BUFORD, GA 30518
Phone [REDACTED]
Email Address matt.pridemore@prim.com

Location of Property 1546 & 1558 CANDLER ROAD, GAINESVILLE, GA 30507

Present Zoning AR-1 Existing Structures YES, SINGLE FAMILY RESIDENCE AND MOBILE HOMES

Type of Appeal:

☐ Setback Variance
☐ Road Frontage Variance
☐ Sign Variance
☐ Hardship Mobile Home
☒ GCOD Variance
☐ Other: _____

☐ Front Yard
☐ Right Side Yard
☐ Left Side Yard
☐ Rear Yard
☐ Road Frontage
☐ Sign Area
☐ Sign Height
☐ Doctor's Letter

From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
From ___ ft. to ___ ft.
___ Terms Agreement

Supporting Documents: ☒ Plat of Property ☒ Site Plan
☐ Deed of Property ☐ Floor Plans
☒ Hardship Statement ☐ Other

Fee (Must be paid for application to be complete): \$ _____

Hardship Mobile Home:

I understand that, if granted, the mobile home must be removed from the property when my hardship ceases to exist.

(Signature)

I hereby certify that the above information is true & correct to the best of my knowledge.

Print Matthew T. Pridemore

Date 8/14/26

Sign [Signature]

Date 8/14/26

I hereby withdraw this application.

Date _____

Sign _____

Staff Use Only

Application Date: _____ Taken by: _____

Tentative Planning Commission Date: _____ If Appealed County Commission Date: _____

County Commission District: _____

AUTHORIZATION OF PROPERTY OWNERS

Note: If the applicant is the property owner, please disregard this form.

Name of owner(s) PRIDE PROPERTY GROUP, LLC

Address P. O. BOX 1226

BUFORD, GA 30518

Phone Number [REDACTED]

Name of applicant(s) MATTHEW PRIDEMORE

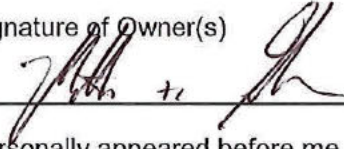
Address P. O. BOX 1226

BUFORD, GA 30518

Phone Number [REDACTED]

I swear that I am the owner of the property which is the subject matter of the attached applications as shown in the records of Hall County, Georgia.

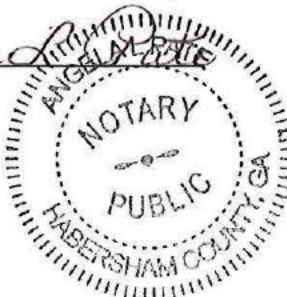
I authorize the person named above to act as applicant in the pursuit of a rezoning, permissive use, or variance of this property.

Signature of Owner(s) 

Personally appeared before me
Matthew T Pridemore

who swears that the information contained in this authorization is true and correct to the best of his/her knowledge and belief.

Angela [Signature]
Notary Public



7/20/26
Date

STATE OF GEORGIA

Secretary of State
Corporations Division
313 West Tower
2 Martin Luther King, Jr. Dr.
Atlanta, Georgia 30334-1530

ANNUAL REGISTRATION

Electronically Filed
Secretary of State
Filing Date: 1/22/2026 3:53:34 PM

BUSINESS INFORMATION

CONTROL NUMBER	11079037
BUSINESS NAME	PRIDE PROPERTY GROUP, LLC
BUSINESS TYPE	Domestic Limited Liability Company
EFFECTIVE DATE	01/22/2026
ANNUAL REGISTRATION PERIOD	2026, 2027, 2028

PRINCIPAL OFFICE ADDRESS

ADDRESS	4505 Bogan Gates Dr., Buford, GA, 30519, USA
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REGISTERED AGENT

NAME	ADDRESS	COUNTY
Summer Pridemore	4505 Bogan Gates Dr., Buford, GA, 30519, USA	Gwinnett

AUTHORIZER INFORMATION

AUTHORIZER SIGNATURE	Matt Pridemore
AUTHORIZER TITLE	Organizer

CAMPAIGN CONTRIBUTIONS DISCLOSURE FORM

This form must be completed by the applicant and property owner, or person representing the property owner, for all zoning actions.

OCGA § 36-67A-3[C] Disclosure of campaign contributions:

- (b) When any applicant for zoning action has made, within two years immediately preceding the filing of the applicant's application for the zoning action, campaign contributions aggregating \$250.00 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:
- (3) The name and official position of the local government official to whom the campaign contribution was made; and
- (4) The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.
- (b) The disclosures required by subsection (a) of this Code section shall be filed within ten days after the application for the zoning action is first filed. (Code 1981, Section OCGA § 36-67A-3[C], enacted by GA L. 1986, page 1269, Section 1, GA L. 1991, page 1365, Section 1).

I hereby certify that I have read the above and that:

I have** _____ I have not ☒

within the two years immediately preceding this date, made any contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

****If you have made such contributions, you must provide the data required below within ten (10) days of filing this application.**

Name of Official(s): _____

Office: _____

Dollar Amount: _____

Date of Contribution: _____

Applicant's/Owner's Signature: Matthew T. Pridemore

Date: 7/20/26

Applicant's/Owner's Name(Printed): MATTHEW PRIDEMORE