PLANNING AND ZONING DEPARTMENT 2875
BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504 MAILING
ADDRESS: PO BOX 1435, GAINESVILLE. GA 30503 t: 770-531-6809 I
f: 770-531-3902

HALL COUNTY
GEORGIA
We have it all in Hall

ZONING APPLICATION

Applicant (Name & Mailing Address)

CHRIS PATTON
P.O. BOX 256
GAINESVILLE, GA. 30503

Phone [redacted]

Email Address

Proposed Use TOS Parking

Property Owner (Name & Mailing Address)

JD Allen Properties LLC
PO 2937 Gainesville GA
30503

Phone [redacted]

Email Address johnathan@peachstatebrokers.com

Contact Person (Name & Mailing Address)

Chris Patton
PO Box 256
Gainesville, GA. 30503

Phone [redacted]

Email Address CPatton@PattonSurveying.com

Status of Applicant

Y Owner
Y Option to Purchase
Y Area Resident
Y Other

Requested Action

Existing Zoning: AR-1
Rezone to: I-1
Fee:$ 1500
Receipt #:
Check #: 2919

Tax Parcel Number 15031 000027
Acreage 41.98 Acres
Location Address ~~1646 Candler Road, Gainesville, GA 30507~~ 1555C Calvary Church Rd

I hereby certify that the above information and all attached information are true and correct.

Print: John D Allen, Registered Agent Date: 9/16/26
Sign: JACKIE D Allen R. Thad McCormack Date: 9/16/26

Applicant must complete all information above. Failure to complete this section will result in the refusal of the application. The Planning Department has 15 days to review all applications and will set the dates for each application. If the application is found insufficient, an agenda date will not be set until the required information is submitted. Please note that the Planning Commission and County Commission dates are tentative.

Application Withdrawal: I hereby withdraw the application.

Sign Date:

Staff Use Only

Application Date: Taken by:

Tentative Planning Commission Date: Tentative County Commission Date:

County Commission District:

PLANNING AND ZONING DEPARTMENT
2875 BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504
MAILING ADDRESS: PO BOX 1435, GAINESVILLE, GA 30503
T: 770-531-6809 | Email: planning@hallcounty.org

HALL COUNTY
GEORGIA
We have it all in Hall

VARIANCE APPLICATION

Applicant (Name & Mailing Address)
CHRIS PATTON
~~JD Allen Properties, LLC (Johnathan Allen)~~
~~P.O. Box 2937~~ P.O. BOX 256
Gainesville, GA 30503
Phone ~~770-540-3690~~ 7706521189
Email ~~johnathan@peachstatebrokers.com~~ CPATTON@PATTONSURVEYING.COM

Property Owner (Name & Mailing Address)
JD Allen Properties, LLC (Johnathan Allen)
P.O. Box 2937
Gainesville, GA 30503
Phone 770-540-3690
Email johnathan@peachstatebrokers.com

Contact Person (Name & Mailing Address)
Chris Patton - Patton Land Surveying, LLC
P.O. Box 256
Gainesville, GA 30503
Phone 770-652-1189 (m) 770-532-6492 (o)
Email CPatton@pattonsurveying.com

Status of Applicant
☑ Owner ☐ Area Resident
☐ Option to Purchase ☐ Other: _____

Property Information 1555C Calvary Church Rd
Location Address(es): 1646 Candler Road, Gainesville, GA 30507 (access from Calvary Church Road)
Tax Parcel Number(s): 15031 000027 Acreage: 41.98 ac
Existing Use(s): Vacant, wooded; existing structures shown on site plan Zoning: AR-1 (rezoning to I-1 pending)

Type of Variance

☐ Setback	☐ Front Yard	From ____ft.	To ____ ft.
☐ Road Frontage	☐ Right Side Yard	From ____ft.	To ____ ft.
☐ Sign	☐ Left Side Yard	From ____ft.	To ____ ft.
☐ GCOD	☐ Rear Yard	From ____ft.	To ____ ft.
☑ Other Buffer: Table 8.2.1 and Sec. 8.2.4 (see below)	☐ Sign Height	From ____ft.	To ____ ft.
	☐ Sign Area	From ____sf.	To ____ sf.

Access strip buffer: 50 ft to 0 ft each side, 6-ft solid wood privacy fence on the property lines. Truck yard buffer: 50 ft kept, grading permitted.

I hereby certify that the above information and all attached information are true and correct.

Applicant Name Printed: ~~Johnathan Allen, for JD Allen Properties, LLC~~ CHRIS PATTON
Applicant Signature: ~~Johnathan D Allen~~ Date: 10-01-26

Applicant must complete all required information above. Incomplete applications will not be accepted. The Planning Department has 15 days after application deadline to review each submittal and will assign scheduling dates during that review period. If an application is determined to be insufficient, no agenda date will be set until all required information has been provided.

Application Withdrawal: I hereby withdraw the application.

Applicant Signature: _____ Date: _____

PLANNING AND ZONING DEPARTMENT 2875
BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504 MAILING
ADDRESS: PO BOX 1435, GAINESVILLE. GA 30503 t: 770-531-6809 I
f: 770-531-3902

HALL COUNTY
GEORGIA
We have it all in Hall

AUTHORIZATION OF PROPERTY OWNERS

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

Name of owner(s) JD Allen Properties LLC

Address PO 2937
Gainesville GA 30503

Phone Number [redacted]

Name of applicant(s) CHRIS PATTON

Address P.O. BOX 256
GAINESVILLE, GA 30503

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) Jackie D Allen

Personally appeared before me
Jackie D Allen

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

Notary Public

Date 10/18/27

JERRY PAGE
NOTARY PUBLIC
My Commission Expires
10-18-2027
HALL COUNTY, GEORGIA

R. Thad McCormick, Registered Agent

GARRETTA MCGARY
NOTARY PUBLIC
MY COMMISSION EXPIRES
09/07/2027
DAWSON COUNTY, GEORGIA

Garretta McGary
9-24-26

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: 1/26/2026 12:07:54 PM

BUSINESS INFORMATION	
CONTROL NUMBER	24152069
BUSINESS NAME	JD Allen Properties, LLC
BUSINESS TYPE	Domestic Limited Liability Company
EFFECTIVE DATE	01/26/2026
ANNUAL REGISTRATION PERIOD	2026

PRINCIPAL OFFICE ADDRESS	
ADDRESS	1555 Calvary Church Road, Gainesville, GA, 30507, USA

REGISTERED AGENT		
NAME	**ADDRESS**	**COUNTY**
Raymond T McCormack	1730 Thompson Bridge Road, Gainesville, GA, 30501, USA	Hall

AUTHORIZER INFORMATION	
AUTHORIZER SIGNATURE	Raymond Thad McCormack
AUTHORIZER TITLE	Authorized Person

PLANNING AND ZONING DEPARTMENT 2875
BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504 MAILING
ADDRESS: PO BOX 1435, GAINESVILLE. GA 30503 t: 770-531-6809 I
f: 770-531-3902

HALL COUNTY
GEORGIA
We have it all in Hall

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: Jackie D. Allen **Date:** _____

Applicant's/Owner's Name (Printed): Jackie D. Allen

Registered Agent - R. Thad McCormack 9/24/26 RTM

PLANNING AND ZONING DEPARTMENT
2875 BROWNS BRIDGE ROAD, GAINESVILLE, GA, 30504
MAILING ADDRESS: PO BOX 1435, GAINESVILLE. GA 30503
T: 770-531-6809 **I** Email: planning@hallcounty.org

HALL COUNTY
GEORGIA
*We have it **all** in Hall*

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: Disclosure of Campaign Contributions:

(a) When any applicant for rezoning action has made, within two years immediately preceding the filing of that applicant's application for the rezoning 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:

(1) The name and official position of the local government official to whom the campaign contribution was made; and

(2) 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 OCGA 1981, § 36-67A-3, enacted by Ga L. 1986, page 1269, § 1; Ga L. 1991, page 1365, § 1; Ga L. 1993, page 91, § 36).

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

I have**____ I have not X____

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 contribution(s), 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 Name Printed: Chris Patton

Applicant's/Owner's Signature: Chris Patton Date: 11/6/2026