



# Hall County Government

## PLANNING & DEVELOPMENT

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**To:** Richard Higgins, Chairman  
Kathy Cooper, District 1  
Billy Powell, District 2  
Shelly Echols, District 3  
Jeff Stowe, District 4

**From:** Sarah McQuade, Director

**Date:** August 10, 2021

**Subject:** Application of Hung Lam to rezone from Agricultural Residential-III (AR-II) to Highway Business (H-B)

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The request before you is the application of J Hung Lam to rezone from Agricultural Residential-III (AR-II) to Highway Business (H-B) for the proposed use of outdoor storage – boat and RV storage. This item is located within Commission District 2.

At their July 19, 2021 meeting, the Hall County Planning Commission recommended approval of this item with 8 conditions:

1. *The development shall conform substantially with the proposed site plan and narrative, modified as necessary for compliance with current development standards at time of site plan approval.*
2. *Development shall conform to the standards set forth by the Gateway Corridors Overlay District. No variances are granted as part of this application.*
3. *Access to the development shall be approved by Hall County Traffic and/or the Georgia Department of Transportation, whichever applies.*
4. *All conditions of zoning shall be made part of any plat created for the property.*
5. *All building materials and colors shall be approved by the Planning Director prior to the issuance of any building permits.*
6. *Any existing structures to remain on the property shall be brought up to meet the Gateway Corridors Overlay District (GCOD) Standards.*
7. *The development shall have decorative metal fencing with masonry columns along Falcon Parkway. There shall be a 6 foot tall opaque fence (black vinyl chain-link or PVC material) along all other property lines.*

8. *There shall be a 10 foot landscape buffer along the northeastern property line, adjacent to the parcels which front on Chris Avenue.*

There was no public comment submitted in advance of the Planning Commission meeting and no public comment provided during the public hearing.

There have been no changes to the request since the Planning Commission took action.