



AGENDA ITEM

Public Hearing to amend Hall County's Zoning Map as follows:

REPORT TO: Work Session (01/24/22)

REPORT TO: Voting Meeting (01/27/22)

ITEM NO: 12/2022

SUBJECT: Application of Forestar (USA) Real Estate Group Inc. to rezone from Residential-I (R-I) to Planned Residential Development (PRD) on a 347.23± acre tract located on the north side of Gillsville Highway approximately 56 feet from its intersection with Evergreen Holloway Drive; a.k.a. 2955 Gillsville Highway; Zoned R-I; Tax Parcel 15016 000030A. Proposed Use: 399 single-family detached & townhomes. Commission District 4.

Meetings:

Work Session Date: 01/24/22

Voting Meeting Date: 01/27/22

Executive Summary:

Presenter: SY

Recommendation:
Denial.

Purpose of Request:

Application of Forestar (USA) Real Estate Group Inc. to rezone from Residential-I (R-I) to Planned Residential Development (PRD) on a 347.23± acre tract located on the north side of Gillsville Highway approximately 56 feet from its intersection with Evergreen Holloway Drive; a.k.a. 2955 Gillsville Highway; Zoned R-I; Tax Parcel 15016 000030A. Proposed Use: 399 single-family detached & townhomes. Commission District 4.

History:

Facts and Issues:

Options:

Funding Requested \$ 0.00

Are funds within current budget? No

Source of Funds

Does the action involve a Resolution, Ordinance, Contract, Agreement, etc.? No

Has it been reviewed by the County Attorney? Yes

Is there a deadline for this item?

Approvals:

Submit	Approve	Budget	Finance
JR	SY	EW	ZP
Attorney	Administration	Clerk	
VS	LJ	LR	

Attachments:

Board Memo
Recommendation Report
Application
Narrative
Site Plans
Maps
Traffic Study
Legal Description
Environmental Health Comments
GDOT Comments
Public Works Comments
Public Comments (2) - Opposition
Public Notice Signs
Opposition to Forestar - Tonya Harris - Online Submission 44983