

Here is what we have on file:

All

#1192

Category: Planning & Zoning
Priority: 3
Assigned To: Stewart Brian
Submitted: 5/2/2022 2:30 PM
Source: Website 172.70.175.102

SUBMITTER

Lindsey Smith
5580 Tom Maynard Rd.
Clermont, GA 30527

[View Request](#)

CONTACT

lindsey.smith@hallco.org
770-519-6341

1 Corner of 129/ S. Black Rd.
Clermont, GA 30527

REQUEST DETAILS

Description

Oppose Zoning for Boat/ RV lot at 129/ Cleveland Hwy and S. Black Rd. We live at 5580 T. Maynard Rd. off S. Black Rd. in Clermont. We DO NOT want a commercial RV/ Boat storage lot at the end of S. Black Rd. Turning on to Cleveland Hwy is already dangerous as it is. We also do not want the traffic of others pulling boats, and campers and RVs cutting through S. Black and T. Maynard Rd heading to Don Carter State Park and the lake. Our kids are runners and run along our little country roads, walk our dogs and ride their bikes. We truly don't feel our rural farm community is the place for an RV/ Boat storage lot.

Your Information

Name
Lindsey Smith
Fax Number
Email Address
lindsey.smith@hallco.org
Preferred Contact Method
email

Print

Planning Commission Comments - May 2, 2022 - Submission #55755

Date Submitted: 4/30/2022

Comments completed in the form below will be submitted into the record for the May 2, 2022 meeting of the Hall County Planning Commission.

First Name*

Ronda

Last Name*

Rich

Address1*

5505 Cleveland Hwy

Address2

Clermont, GA 30527

City*

Clermont

State*

GA

Zip*

30527

Zoning Item for Comment*

5. & 6. Application of Dean and Heather Snyder

Select from the list below which zoning item you would like to register a comment on. Items are listed in the order in which they appear on the agenda.

Your Comments*

As a property owner with land near the proposed rezoning of S. Black and Cleveland Hwy, I oppose such an enormous commercial project because of the disruption of the soil and the environment. There is a nearby stream that flows into Little River, which meets the Chattahoochee and forms Lake Lanier, created for the primary reason of a drinking water supply to our area and Atlanta. Little River is a state-protected river and, normally, any water that flows into it -- such as the stream -- is under state protection and watched carefully by the EPD. The East Fork of Little River flows through our properties on Sweetbottom Lane and Green Circle. In the past six years, we have had unprecedented and damaging flooding from Little River, which exceeded the perimeters of the hundred-year floodplain. Three times in two years, our pasture fences and several large trees have been swept away in remarkable floods. I surmise, having known this land for all my life, that it is runoff caused by excessive building in our area and north of us. I respectfully ask that you deny this zoning request. Or, at minimum, delay until the EPD can do a careful study of the impact on the river and land. Thank you for your service to our community and your consideration of this matter.

Please write your comments in the box above.

File Upload

No file chosen

If you have files, such as photos, videos or text documents to include with your comments, upload them in the box above.

Would you like follow-up communication?

southswomen@bellsouth.net

Please leave an email address and/or phone number if you would like a Hall County staff member to follow-up with you.

Print

Planning Commission Comments - June 6, 2022 - Submission #57140

Date Submitted: 6/3/2022

Comments completed in the form below will be submitted into the record for the June 6, 2022 meeting of the Hall County Planning Commission.

First Name*

Last Name*

Address1*

Address2

City*

State*

Zip*

Zoning Item for Comment*

Select from the list below which zoning item you would like to register a comment on. Items are listed in the order in which they appear on the agenda.

Your Comments*

June 3, 2022

Hall County Planning Commission
2875 Browns Bridge Road
Gainesville, GA 30504

RE: Zoning Change from AR-IV to HB at 5501 S. Black Road (Parcel # 12042 000002)

Dear Planning Commission:

My name is Kirk Palmer and I own property at 5664 Cottage Lane which is adjacent to the property in question. I am writing this correspondence to voice my opposition the proposed rezoning of the property at 5501 S. Black Road. As you're aware, the properties in this location are generally zoned AR-IV with a few tracts of R-3 thrown in. The closest commercial zoning is located at 5700 Cleveland Highway which is the Wayne Farms Hatchery. The residents of this immediate area are used to the relative peace and quiet that comes with a rural setting. The development of a commercial business, even though it's for RV/Boat Storage, will bring more traffic, more noise, possible light pollution, potentially lower property values and the potential for a possible increase in property related crime. In addition, there is a similar business located approximately one mile north of this location at 5924 Cleveland Highway. Is there really a need for a second similar business within a mile of this location?

As I'm sure you're aware, the traffic on US 129 is often heavy and most persons act as if the speed limit of 55 MPH is optional. There have been several accidents that I can recall at the intersection of Highway 129 and S. Black Road as well as the intersection of Green Circle and Highway 129, for the aforementioned reason. Adding a business at this location will just add fuel to that fire in my opinion.

Additionally, there is a large amount of wildlife in the area, and any development, however benign, will impact and destroy their habitat. There is also a small creek that feeds into the East Fork of Little River that will be adjacent to the property in question. Potential runoff from this location could have negative consequences, as this creek empties into a direct drainage basin of Lake Lanier. I think this is something the planning commission should consider.

Should this rezoning be approved, several things should be considered for the potential site plan. For example, there should be at least a 75' to 100' buffer (natural or otherwise) between this property and properties along Cottage Lane. A buffer of at least 50' feet, rather than the customary 25', should exist between this property and the creek on its Eastern boundary. A small retention pond should be utilized, if a 50' stream buffer isn't feasible. Outdoor lighting should be designed to minimize light spillage to not exceed more than one footcandle along any residential or agricultural property line, and two footcandles at any public street or right-of-way. What about egress? Will it add to the issues Highway 129 already has? Or will it potentially congest S. Black Road? Will people be able to access this business all hours of the day and night? Access hours should be limited to 7AM to 7PM daily.

I thank you for your time and consideration in this matter.

Respectfully submitted,

Kirk L. Palmer

Please write your comments in the box above.

File Upload

No file chosen

If you have files, such as photos, videos or text documents to include with your comments, upload them in the box above.

Would you like follow-up communication?

northhalldawg@yahoo.com

Please leave an email address and/or phone number if you would like a Hall County staff member to follow-up with you.

Anael Dominguez (Planning)

From: Terry Roberts <roberts.terry1962@gmail.com>
Sent: Monday, June 6, 2022 4:56 PM
To: Anael Dominguez (Planning)
Subject: Schneider zoning request

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.

This is Terry Roberts 5517 Clarks Bridge Road I came to the first meeting regarding Schneider request for a boat and RV storage at the corner of s black and Highway 129. I have spoke with Shelly Echols regarding this along with the. D o t and I would like to make this known to whomever it may concern the. The DOT has told me this week they will not allow a drive into Highway 129 from this location due to visibility moving this down 50 to 75 ft to enter off of s Black Road makes no difference you still have a dangerous intersection and not enough site visibility Mr. and Miss Snyder told at the last meeting there was no RV and Boat Storage available in North Hall this is not true there are five facilities within 4 miles 2 miles each way of this property also S Black Road is a neighborhood and listed as a subdivision and cannot withstand the traffic this would bring to this area also trying to enter on Clarks Bridge you have the same problem site visibility issues and would not meet.. dot standards we have consulted with our attorney and are prepared to file an amendment against members and hold them responsible and liable if injury occurs by allowing access of a business into a major highway that the Department of Transportation has deemed a Hazard area with not enough site visibility this would put families In Harm's Way just this year a Hall County Deputy in his patrol car was he hit in the same area pulling out into the road this is a bad intersection a very dangerous intersection and this is not the place for this type of business thank you for your time