



AGENDA ITEM

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

REPORT TO: Work Session (07/11/22)

REPORT TO: Voting Meeting (07/14/22)

ITEM NO: 342/2022

SUBJECT: Application of Norris Development to rezone from Vacation Cottage (V-C) to Agricultural Residential-III (AR-III) on a 7.9± acre tract located on the south side of Shirley Road approximately 653 feet from its intersection with Destitute Way; a.k.a. 4726 Shirley Road; Zoned V-C; Tax Parcel 10128 000049. Proposed use: event venue. Commission District 3.

Meetings:

Work Session Date: 07/11/22

Voting Meeting Date: 07/14/22

Executive Summary:

Presenter: RD

Recommendation:

Approval, with conditions: 1. The following statement regarding the potential impacts of agricultural operations in the area shall be made a part of any plat recorded on the property: "Owners, occupants, and users of property shown on this plat are hereby informed of the impacts associated with normal farming practices which may take place on adjacent and nearby property including, but not limited to, noise, odors, dust, the operation of machinery of any kind, the storage and disposal of manure, and the application of fertilizers, herbicides, and pesticides. Therefore, owners, occupants, and users of the property shown on this plat should be prepared to expect the effects of such practices." 2. All conditions of zoning shall be made part of any plats created for the property.

Purpose of Request:

Application of Norris Development to rezone from Vacation Cottage (V-C) to Agricultural Residential-III (AR-III) on a 7.9± acre tract located on the south side of Shirley Road approximately 653 feet from its intersection with Destitute Way; a.k.a. 4726 Shirley Road; Zoned V-C; Tax Parcel 10128 000049. Proposed use: event venue. Commission District 3.

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 |
| AD | RD | TS | NB |
| Attorney | Administration | Clerk | |
| WLI | LJ | JR | |

Attachments:

Updated Board Memo - as of 7/8/2022

Board Memo

Recommendation Report

Application

Narrative

Site Plan

Maps

Renderings

Environmental Health Comments

GDOT Comments

Public Works Comments

Fire Comments

Public Comments

Notice Sign Photos