

Anael Dominguez (Planning)

From: Niebauer, Parker J <PNiebauer@dot.ga.gov>
Sent: Wednesday, May 18, 2022 8:55 AM
To: Randi Doveton (Planning); Anael Dominguez (Planning)
Cc: Peevy, Jonathan; Chavers, Veronica E
Subject: RE: Tentative Planning Agenda for June 6, 2022

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.

Please see comments below in red

Thank you,

Parker Niebauer

DITO Traffic Operations Supervisor



District 1 Division of Field Services
1475 Jesse Jewell Pkwy
Suite 100
Gainesville, GA, 30501
770.533.8275 office
770.519.3223 cell

From: Anael Dominguez (Planning) <adominguez@hallcounty.org>
Sent: Thursday, May 12, 2022 10:18 AM
To: Becky Ruffner (Parks & Leisure) <bruffner@hallcounty.org>; Bill Nash (Public Works) <bnash@hallcounty.org>; Brandi Smith (Business License) <bsmith@hallcounty.org>; Bryan Cash (Fire Services) <bcash@hallcounty.org>; Chad Harper (Environmental Health) <charper@hallcounty.org>; Chris Braswell (Planning) <cbraswell@hallcounty.org>; Christopher Armstrong (Fire Services) <carmstrong@hallcounty.org>; Dan Barnes <Daniel.C.Barnes@usace.army.mi>; Emily McGahee (Environmental Health) <emcgahee@hallcounty.org>; Frank Miller (Engineering) <fmiller@hallcounty.org>; Dykes, Jason <jdykes@dot.ga.gov>; Jason Skarda (Engineering) <jskarda@hallcounty.org>; Jeremy Wills <jeremy.wills@gainesville.org>; John Hornick (Fire Services) <jhornick@hallcounty.org>; Peevy, Jonathan <jpeevy@dot.ga.gov>; Kelly Hairston (Environmental Health) <khairston@hallcounty.org>; Lamar Carver (Building Inspection) <lcarver@hallcounty.org>; Matt Cox <matt.cox@hallco.org>; Mike Little (Parks and Leisure) <mlittle@hallcounty.org>; Nicole Griffin (Tax Assessors) <nicole.griffin@hallcounty.org>; nswafford <nswafford@gainesville.org>; Pam Cravero <Pam.Cravero@hallco.org>; PlanningDirectorTemp <planningdirectortemp@hallcounty.org>; Niebauer, Parker J <PNiebauer@dot.ga.gov>; Randi Doveton (Planning) <rdoveton@hallcounty.org>; rich <rich@flowerybranchga.org>; Scott Puckett <spuckett@hallcounty.org>; Srikanth Yamala (Public Works) <syamala@hallcounty.org>; Stephen Cain <troy.s.cain@usace.army.mil>; Steve Watson (Real Property) <rswatson@hallcounty.org>; Tammie Croy (Engineering) <tcroy@hallcounty.org>; Tracy Gilreath (Tax Assessors) <tgilreath@hallcounty.org>; Wanda Moreno (Engineering) <wmoreno@hallcounty.org>; will schofield <will.schofield@hallco.org>
Subject: Tentative Planning Agenda for June 6, 2022

Good morning,

Here is the Tentative Agenda and Maps for the Monday, June 6, 2022 Hall County Planning Commission Meeting. Please use the links to review the documents and respond with comments to Hall County Planning and Development. Failure to provide comments in a timely manner may result in the information not being included in the staff report. When submitting comments, please include the name of the applicant along with the address of the property with the corresponding comment.

Comments are due by Thursday, May 19, 2022. Email comments to Randi (rdoveton@hallcounty.org) and Ana (adominguez@hallcounty.org).

Thank you–

CALL TO ORDER

AGENDA REVIEW

APPROVAL OF MINUTES – May 16, 2022

NEW BUSINESS

1. [Application of Clint Dixon for a front yard setback variance from 25 feet to 24 feet on a .29± acre tract located on the south side of Kempton Court at its terminus; a.k.a. 7015 Kempton Court; Zoned PRD; Tax Parcel 15042 000491. Proposed Use: single family home. * Commission District 1.](#)
GDOT Coordination unlikely, though I could not tell what is proposed for the property
2. [Application of James and Linda Draffin for a Use Subject to County Commission approval on a 6.7± acre tract located on the south side of Chestatee Road approximately 232 feet from its intersection with North Harbour Court; a.k.a. 3479 Chestatee Road; Zoned R-I; ; Tax Parcel 10048 000013. Proposed use: 2-lot minor subdivision. ** Commission District 2.](#)
No GDOT Coordination required
3. [Application of Cameron Reeves to rezone from Agriculture Residential-III \(AR-III\) to Highway Business \(H-B\) on a 2.07± acre tract located on the north side of Holiday Road approximately 547 feet from its intersection with Lanier Islands Parkway; a.k.a. 5747 Holiday Road; Zoned AR-III; ; Tax Parcel 07329 001006. Proposed use: parking lot. ** Commission District 2.](#)
If access is from Holiday Rd and no work is being done in GDOT R/W – no further coordination is required. If either of these conditions are not met, GDOT Coordination will be required.
4. [Application of Cameron Reeves for a Use Subject to County Commission approval on a 2.07± acre tract located on the north side of Holiday Road approximately 547 feet from its intersection with Lanier Islands Parkway; a.k.a. 5747 Holiday Road; Zoned AR-III; ; Tax Parcel 07329 001006. Proposed use: parking lot. ** Commission District 2.](#)
If access is from Holiday Rd and no work is being done in GDOT R/W – no further coordination is required. If either of these conditions are not met, GDOT Coordination will be required.
5. [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.](#)
No GDOT Coordination required
6. [Application of Norris Development for a Use Subject to County Commission approval 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.](#)
No GDOT Coordination required

*The Planning Commission's decision will be the final action taken unless appealed to the Board of Commissioners. To do so, file an application with the Planning Department within five working days of the Planning Commission's decision.

The Hall County Board of Commissioners will hear appeals at a public hearing **Thursday, July 14, 2022** at 6:00 p.m. at the Hall County Government Center, 2nd Floor Meeting Room, 2875 Browns Bridge Road, Gainesville, Georgia.

The Planning Commission's recommendation will be forwarded to the Board of Commissioners for final action at a public hearing on **Thursday, July 14, 2022. The Board will meet at 6:00 p.m. at the Hall County Government Center, 2nd Floor Meeting Room, 2875 Browns Bridge Road, Gainesville, Georgia.

Ana Dominguez
Planning Commission Clerk
Hall County Government
2875 Browns Bridge Road, Gainesville, GA 30504
www.hallcounty.org | 770-531-6810



Georgia is a state of natural beauty. And it's a state that spends millions each year cleaning up litter that not only mars that beauty, but also affects road safety, the environment and the economy. Do your part – don't litter. How can you play an active role in protecting the splendor of the Peach State? Find out at <http://keepgaclean.com/>.