



HALL COUNTY BOARD OF COMMISSIONERS WORK SESSION AGENDA

**Hall County Government Center 2nd Floor
2875 Browns Bridge Road
Gainesville, GA 30504**

**Streamed Live on Hall County Government's Website - www.hallcounty.org
Monday, February 20, 2023 - 03:00 PM**

Call to Order

Appointments for Consideration

- 1 Appointment to the Lanier Joint Development Authority to serve a term from March 2, 2023 to March 1, 2027. Commission Districts 1, 2, 3, & 4.
- 2 Appointment to the Lanier Joint Development Authority to serve a term from March 2, 2023 to March 1, 2027. Commission Districts 1, 2, 3, & 4.

County Attorney

- 3 Approval and authorization for the Chairman to execute settlement participation forms involving the Teva, Allergan, CVS, Walgreens, and Walmart National Opioid Settlements, and authorization for the Chairman to sign any and all additional documents necessary to effectuate the settlements, subject to review and approval by the County Attorney.

Financial Services

- 4 Approve the Fiscal Year 2023 Mid-Year Budget Reconciliation Resolution.

Management Information Systems (MIS)

- 5 Approve the purchase of network equipment upgrades for Management Information Systems (MIS) to Lockstep Technology Group of Peachtree Corners, GA, in the amount of \$184,410.13.

Planning and Development

- 6 Approve the Recommendation from the Hearing Officer regarding an Alcohol Violation for Nooruddin Virani, Managing Agent/Licenseholder for Shell Food Mart located at 5804 Cornelia Hwy, Alto, GA 30510.
- 7 **6541 Henry Smith Road | Appeal a Planning Commission Decision** | for a Use Subject to Planning Commission approval on a 5.65± acre tract located on the west side of Henry Smith Road at its intersection with Edwards Road | Zoned AR-IV; Tax Parcel 11023 000024 | **Proposed use: rural business** | Commission District 3 | **Gary Copeland, applicant.** NOTE: Tabled at the January 12, 2023 Voting Meeting until the February 23, 2023 Voting Meeting.

8 **4020 & 3886 Cornelia Highway and 4761 Cagle Mill Road | Rezone** | from Agricultural-Residential-III (AR-III) & Agricultural-Residential-IV (AR-IV) to Heavy Industrial (I-II) on a 134.14± acre tract located on the south side of Cornelia Highway approximately 679 feet from its intersection with Cagle Road | Zoned AR-III & AR-IV; Tax Parcel 15007 000129, 000270, & 000027A | **Proposed use: heavy industrial** | Commission District 3 | **Ridgeline Land Planning, Inc, applicant**. NOTE: Tabled at the December 8, 2022 Voting Meeting until the January 26, 2023 Voting Meeting. NOTE: Tabled at the January 26, 2023 Voting Meeting until the February 23, 2023 Voting Meeting.

9 **5871 McEver Road | Rezone** | from Agricultural-Residential-III (AR-III) to Highway-Business (H-B) on a 9.06± acre tract located on the east side of McEver Road at its intersection with Silverthorn Drive | Zoned AR-III; Tax Parcel 08119 000233 | **Proposed use: RV & boat storage** | Commission District 2 | **Anchor Inn RV & Boat Storage, applicant**. NOTE: Tabled at the January 12, 2023 Voting Meeting until the February 23, 2023 Voting Meeting.

10 **5871 McEver Road | Use Subject to County Commission Approval** | on a 9.06± acre tract located on the east side of McEver Road at its intersection with Silverthorn Drive | Zoned AR-III; Tax Parcel 08119 000233 | **Proposed use: RV & boat storage** | Commission District 2 | **Anchor Inn RV & Boat Storage, applicant**. NOTE: Tabled at the January 12, 2023 Voting Meeting until the February 23, 2023 Voting Meeting.

11 **4053 Cleveland Highway | Rezone** | from Agriculture-Residential-III (AR-III) to Suburban-Shopping (SS) on a 6.34± acre tract located on the west side of Cleveland Highway at its intersection with Jim Hood Road | Zoned AR-III; Tax Parcel 12025 000036 | **Proposed use: grocery store, convenience store with gas & restaurant** | Commission District 3 | **Reginald Crayton, P.E., applicant**. NOTE: Tabled at the January 12, 2023 Voting Meeting until the February 23, 2023 Voting Meeting.

12 **4053 Cleveland Highway | Use Subject to County Commission Approval** | on a 6.34± acre tract located on the west side of Cleveland Highway at its intersection with Jim Hood Road | Zoned AR-III, pending BOC Approval S-S; Tax Parcel 12025 000036 | **Proposed use: grocery store, convenience store with gas & restaurant** | Commission District 3 | **Reginald Crayton, P.E., applicant**.

13 **3515 Friendship Road | Variance** | a variance from §17.420 to allow gravel parking within the Gateway Corridors Overlay District; a variance from §17.040 Conditions and regulations for Agri-Entertainment: to allow a reduction in the required setback for structures that will house the events from 300 feet to 95 feet; a variance from §17.040 Conditions and regulations for Agri-Entertainment: to allow a reduction in the required parking setback from 200 feet to 50 feet; on a 12.99± acre tract located on the north side of Friendship Road approximately 669 feet from its intersection with Maple Valley Drive | Zoned AR-III; Tax Parcel 15048 000026B | **Proposed use: event venue** | Commission District 1 | **Matthew Miller, applicant**.

14 **3515 Friendship Road | Use Subject to County Commission Approval |**
on a 12.99± acre tract located on the north side of Friendship Road
approximately 669 feet from its intersection with Maple Valley Drive | Zoned AR-
III; Tax Parcel 15048 000026B | **Proposed use: event venue |** Commission
District 1 | **Matthew Miller, applicant.**

15 **6016 Lanier Islands Parkway | Amend Conditions |** of a Highway-Business
(H-B) on a 9.65± acre tract located on the west side of Lanier Islands Parkway
approximately 492 feet from its intersection with Beards Road | Zoned H-B; Tax
Parcel 07330 001004 | **Proposed use: boat & RV storage |** Commission
District 2 | **Jan Fisher, applicant.**

16 **2079, 0, & 0 Memorial Park Drive | Use Subject To County Commission
Approval |** on a 15.83± acre tract located on the north side of Memorial Park
Drive at its intersection with Centennial Drive | Zoned I-I; Tax Parcel 08007
003011, 003029, & 08008 000044 | **Proposed use: egg processing |**
Commission District 4 | **David Sutherland, applicant.**

17 **5937 Union Church Road | Rezone | from Agricultural-Residential-IV
(AR-IV) to Highway-Business (H-B)** on a 1.33± acre tract located on the
north side of Union Church Road at its intersection with Old Winder Highway |
Zoned AR-IV; Tax Parcel 15039A000024 | **Proposed use: 8000 square foot
speculative building |** Commission District 1 | **Rochester|DCCM,
applicant.**

Public Works and Utilities

18 Public Hearing to abandon 660 linear feet of N Waterworks Road, all of Seymour
Circle consisting of approximately 900 linear feet, and all of Seymour Drive
consisting of approximately 760 linear feet and authorize the Chairman to
execute any and all documents necessary to convey the property, subject to
review and approval by the County Attorney. Commission District 2.

19 Approve the RFQ/P #43-043 Augmented Staffing Services for CDL Drivers for
the Landfill, Resource Recovery and Solid Waste Divisions to E.D. Staffing, LLC
of Marietta, GA. The estimated annual cost is \$626,080.00.

20 Approve the acceptance of a \$187,250.00 Guaranty Performance/Maintenance
Agreement for Streets, Stormwater Management Facilities, and Sidewalks in
Mount Vernon Manor Subdivision. Commission District 3.

Tax Assessors

21 Approve the real property refund in the amount of \$3,925.02 for overpayment of
Hall County taxes regarding property located at 4117 Creek Water Crossing,
Flowery Branch, GA 30542 to Dale Struble, II.

22 Approve the real property refund in the amount of \$1,648.84 for overpayment of
Hall County taxes regarding property located at 7366 Grand Reunion Drive,
Hoschton, GA 30548 to Michael Dellas.

County Administrator

Public Comments (PUBLIC HEARING ITEMS {i.e. ZONINGS, ORDINANCE CHANGES, ETC.} WILL ONLY BE RECEIVED AT THE REGULAR SCHEDULED VOTING MEETINGS IN WHICH THE ITEM IS TO BE HEARD) 2 minutes per speaker/20 minutes

Commission Time

Adjourn

Hall County Government welcomes people with disabilities and their trained service animals. For questions about accessibility or to request reasonable accommodations please contact Maria Tuck, Compliance Specialist at 770-531-6712 48 hours prior to the event or as soon as possible.