



AGENDA
HALL COUNTY PLANNING COMMISSION
Monday, March 4, 2019
5:15 P.M.

Hall County Government Center, 2nd Floor Meeting Room
2875 Browns Bridge Road, Gainesville, Georgia 30504

CALL TO ORDER

APPROVAL OF MINUTES- February 18, 2019

OLD BUSINESS

1. Previously Tabled application of Brett and Elizabeth Hayse for a Use Subject to County Commission approval on a 28.402± acre tract located on the west side of Will Wheeler Road, 875± feet south of its intersection with Ben Lee Road; a.k.a. 0 Will Wheeler Road; Zoned AR-IV; Tax Parcel 11030 000006 (pt.). Proposed Use: Commercial Kennel.** Commission District 3.

Note: Applicant has requested to withdraw the item.

NEW BUSINESS

Variance

2. Application of Caleb Mosley to vary the sign standards from 15 feet to 0 feet for the front yard setback on a 2.00± acre tract located at the intersection of Tribble Gap Road and Cornelia Highway; a.k.a. 7316 Tribble Gap Road; Zoned PCD; Tax Parcel 09030 000032. Proposed Use: Commercial signage.* Commission District 3.
3. Application of Cool Springs Baptist to vary the maximum sign area from 20 square feet to 50 square feet on a 6.68 ± acre tract located at the intersection of Cool Springs Road and Ledan Extension; a.k.a. 5000 Cool Springs Road; Zoned AR-III; Tax Parcel 10031 000004. Proposed Use: Church signage.* Commission District 2.
4. Application of Cook Residential to vary the right side yard setback requirement from 10 feet to 4 feet on a 0.24± acre tract located on the north side of Highland Gate Parkway approximately 140± feet from its intersection with Yonah Park; a.k.a. 4319 Highland Gate Parkway; Zoned PRD; Tax Parcel 12047 000021. Proposed Use: Bring existing residence into compliance.* Commission District 3.

Conditional Use/Use Subject to Approval

5. Application of James Hinshaw for a Use Subject to Planning Commission Approval for a Rural Business on a 6.81±acre tract located on the southeast side of Old Claude Peck Road approximately 610± feet from its intersection with Claude Peck Road; a.k.a. 4568 Old Claude Peck Road; Zoned AR-IV; Tax Parcel 12046 000014. Proposed Use: Vehicle part sales.* Commission District 3.
6. Application of Walters Income Properties, L.P. for a Use Subject to County Commission Approval on a 24.18±acre tract located at the intersection of Clarks Bridge Road and Bogus Road; a.k.a. 5033 Clarks Bridge Road; Zoned AR-IV; Tax Parcel 12069 000003. Proposed Use: 6-lot subdivision.** Commission District 3.

Proposed Amendments

7. Application of Michael Massey to rezone from Planned Industrial Development (PID) to Agricultural-Residential-III (AR-III) on a 17.95±acre tract located at the intersection of Hidden Hill Drive and Browns Bridge Road; a.k.a. 3942 Hidden Hill Drive; Zoned PID; Tax Parcel 08039 001002(pt.). Proposed Use: Permitted uses in the AR-III zoning district.** Commission District 2.

*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, March 28, 2019** 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, March 28, 2019. 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.