



AGENDA ITEM

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

REPORT TO: Work Session (08/09/21)

REPORT TO: Voting Meeting (08/12/21)

ITEM NO: 413/2021

SUBJECT: Application of Longstreet Property Group to rezone from Agricultural Residential-III (AR-III) and Highway Business (H-B) to Light Industrial (I-I) on 13.87± acres located on the west side of Candler Road approximately 700 feet from its intersection with Oakbrook Drive; a.k.a. 1600, 1606, 1612, and 1634 Candler Road; Zoned AR-III and H-B; Tax Parcels 15031 000031, 000030, 000029A, and 000028. Proposed Use: permitted uses within the Light Industrial (I-I) zoning district. Commission District 4.

Meetings:

Work Session Date: 08/09/21

Voting Meeting Date: 08/12/21

Executive Summary:

Presenter: SM

Recommendation: Approval, with conditions Conditions: 1. The standards of the Gateway Corridors Overlay District (GCOD) shall be met for all future development. 2. All future development shall be subject to Development Review and the necessary permitting procedures. 3. All conditions of approval shall be recorded on any subsequent plats of this property.

Purpose of Request:

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? No

Is there a deadline for this item?

Approvals:

Submit	Approve	Budget	Finance
LO	SM	EW	NB

Attorney	Administration	Clerk
VS	ZP	LR

Attachments:

Board Memo
Recommendation Report
Application
Narrative
Site Plan
Maps
Survey
Deed
Articles of Organization
Environmental Health Comment
GDOT Comment
Public Works Comments