

**PLANNING AND ZONING COMMISSION  
WORKSHOP AND REGULAR MEETING AGENDA  
CITY OF SUWANEE, GEORGIA  
August 7, 2018**

**Note:** As set forth in the Americans With Disabilities Act of 1990, the City of Suwanee does not discriminate on the basis of disability in the admission or access to or treatment or employment in its programs or activities. Elvira Rogers, 330 Town Center Avenue, Suwanee, Georgia 30024 has been designated to coordinate compliance with the non-discrimination requirements contained in section 35.107 of the Department of Justice Regulations. Information concerning the provisions of the Americans with Disabilities Act, and the rights provided there, is available from the ADA coordinator.

The City of Suwanee will assist citizens with special needs given proper notice (7 working days). Any requests for reasonable accommodations required by individuals to fully participate in any open meeting, program or activity of the City of Suwanee should be directed to Elvira Rogers, 330 Town Center Avenue, Suwanee, Georgia 30024, 770-945-8996.

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**WORKSHOP AGENDA - 6:30 P.M.**

- I. CALL TO ORDER.....Chairperson**
  
- II. MONTHLY DEVELOPMENT ACTIVITY (staff presentation – no action)**
  - A) UNDER REVIEW**
    - 1) Swift Atlanta – Development Review
    - 2) Scales Road Sewer Tie-in – Minor Review
    - 3) Suwanee Square – Development Review
  
  - B) PERMITTED**
  
- III. COUNCIL ACTION FROM PREVIOUS MONTHS (staff presentation – no action)**
  - 1) RZ-2018-003 – Applicant:** Terwilliger Pappas Multifamily Partners LLC. **Owners:** TP Suwanee Assemblage LLC, Jed D. Manton and John P. Manton Investments LLC, and Estate of Eugene Baynes. The applicant requests a rezoning from R-140 (Residential Single Family District) and PMUD (Planned Mixed-Use Development) to PMUD (Planned Mixed-Use Development) to allow for a mixed-use development. The site is located in Land Lots 211 and 236 of the 7<sup>th</sup> District along Buford Highway between Russell Street and Chicago Street and contains approximately 9 acres.  
**City Council Action: Approved with conditions**

**PLANNING COMMISSION  
MEETING AGENDA**  
(Immediately Following Workshop)

- I. CALL TO ORDER .....Chairperson
- II. ADOPTION OF THE AGENDA AS PRESENTED
- III. ADOPTION OF THE MINUTES.....July 10, 2018
- IV. PROCEDURES FOR PUBLIC MEETINGS
- V. AUDIENCE PARTICIPATION
- VI. OLD BUSINESS
- VII. NEW BUSINESS
  - A) REZONING
    - 1) **RZ-2018-004** – Applicant & Owner: Barc Holdings, LLC. The applicant requests a rezoning from R-100 (Residential Single-Family District) to IRD (Infill Residential Development) to allow for 3 single family homes. The site is located in Land Lot 237 of the 7<sup>th</sup> District at 722 and 662 Scales Road and is approximately 1.1 acres.  
**Planning Department Recommendation: Approval with conditions**
    - 2) **RZ-2018-005** – Applicant & Owner: Barc Holdings, LLC. The applicant requests a rezoning from R-100 (Residential Single-Family District) to IRD (Infill Residential Development) to allow for 3 single family homes. The site is located in Land Lot 237 of the 7<sup>th</sup> District at 674 Scales Road and is approximately 0.5 acres.  
**Planning Department Recommendation: Approval with conditions**
    - 3) **RZ-2018-006** – Applicant: ASSK 7 USA LLC. Owner: Afzin Enterprises, Inc. The applicant requests a rezoning from C-2 (General Commercial District) to C-2A (Special Commercial District - Alcoholic Beverage Sales) to allow for a convenience store with alcohol sales. The site is located in Land Lot 169 of the 7<sup>th</sup> District at 3034 Lawrenceville Suwanee Road and contains approximately 0.7 acres.  
**Planning Department Recommendation: Approval**
    - 4) **RZ-2018-007** – Applicant: Spartan Investors I, LLC. Owner: Suwanee First Baptist Church. The applicant requests a rezoning from RM-6 (Residential Multi-Family District) to RM-6 (change of conditions) to allow for single family detached and single family attached homes. The site is located in Land Lot 237 of the 7<sup>th</sup> District at 641 Eva Kennedy Road and is approximately 18.2 acres.  
**Planning Department Recommendation: Approval with conditions**
- VIII. OTHER BUSINESS
- IX. ANNOUNCEMENTS
- X. ADJOURNMENT