

Z-12
(2017)

CONTINUED BY
STAFF

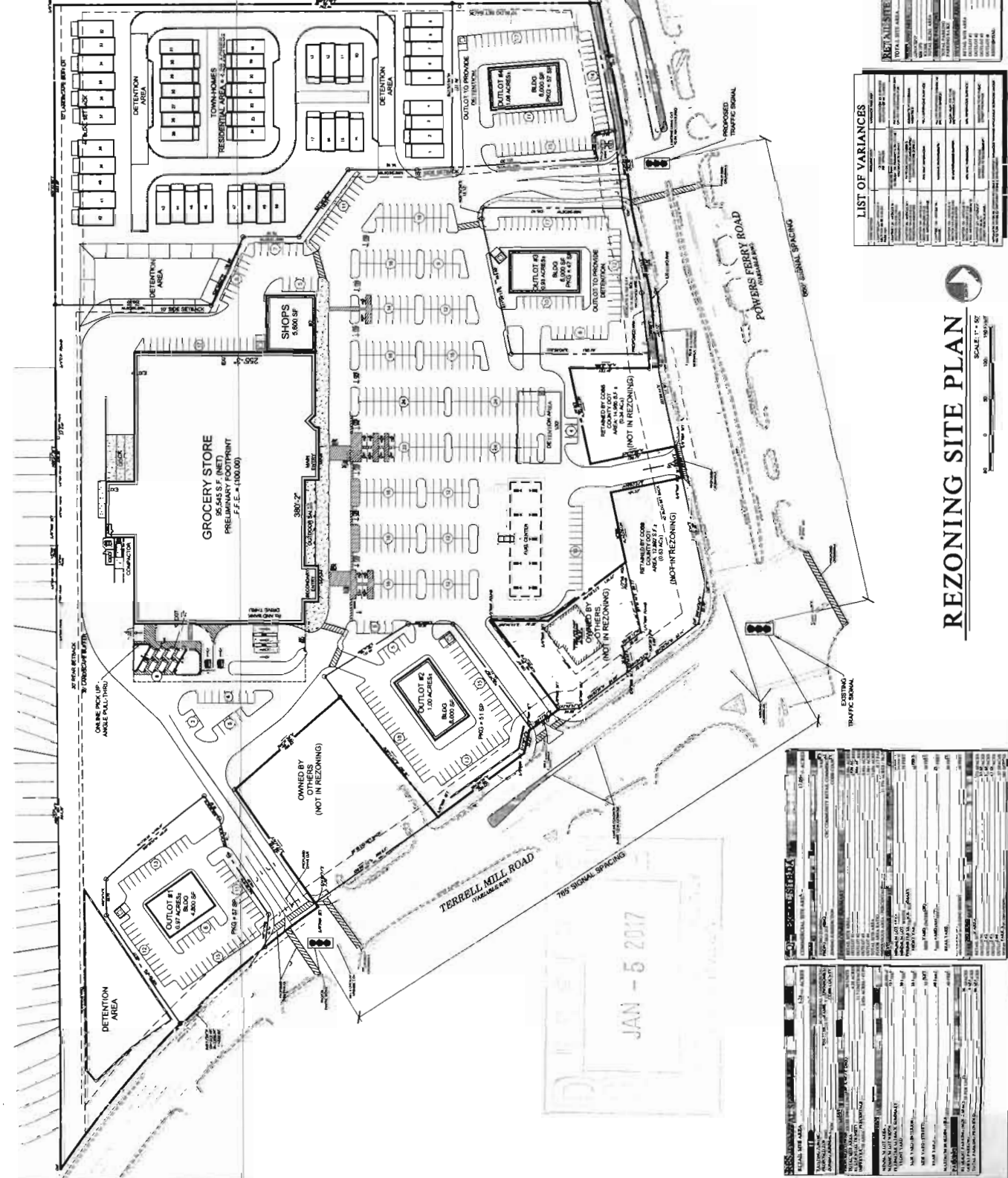
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TERRELL MILL DEVELOPMENT
TERRELL RIDGE, LLC
CITY, GA

REZONING
SITE PLAN

01-05-17
14-235
RZ-1



EXISTING ZONING
R-10
R-10 COMMUNITY RETAIL COMMERCIAL DISTRICT
R-10 COMMERCIAL
R-10 RESIDENTIAL SINGLE-FAMILY DISTRICT
R-10 RESIDENTIAL SINGLE-FAMILY DISTRICT
R-10 RESIDENTIAL SINGLE-FAMILY DISTRICT

PROPOSED ZONING
R-10 COMMUNITY RETAIL COMMERCIAL DISTRICT
R-10 COMMUNITY RETAIL COMMERCIAL DISTRICT
R-10 RESIDENTIAL SINGLE-FAMILY DISTRICT

LIST OF VARIANCES

NO.	DESCRIPTION	REASON	APPROVED
1
2
3
4
5
6
7
8
9
10

REZONING SITE PLAN
SCALE: 1" = 50'
DATE: JAN - 5 2017

RETAIL STORE AREA

NO.	DESCRIPTION	REASON	APPROVED
1
2
3
4
5
6
7
8
9
10

RESIDENTIAL AREA

NO.	DESCRIPTION	REASON	APPROVED
1
2
3
4
5
6
7
8
9
10

APPLICANT: SSP Blue Ridge, LLC

PHONE#: (770) 277-6088 EMAIL: jr@connolly.co.com

REPRESENTATIVE: Garvis L. Sams, Jr.

PHONE#: (770) 422-7016 EMAIL: gsams@slhb-law.com

TITLEHOLDER: Multiple titleholders on file in the Zoning Division

PROPERTY LOCATION: Northwest side of Terrell Mill Road, west side of Powers Ferry Road

ACCESS TO PROPERTY: Powers Ferry Road and Terrell Mill Road

PHYSICAL CHARACTERISTICS TO SITE: Brumby Elementary School building, retail centers, church, offices, single-family house

CONTIGUOUS ZONING/DEVELOPMENT

- NORTH:** NS/Coffe Shop; O&I/Oglethorpe Power Station
- SOUTH:** PSC, GC, NS; Retail/LA Fitness
- EAST:** GC/Restaurants, Retail, Convenience Store
- WEST:** RM-10/Salem Ridge Townhomes;
RM-12/The Gardens of East Cobb Apartments

PETITION NO: Z-12

HEARING DATE (PC): 03-07-17

HEARING DATE (BOC): 03-21-17

PRESENT ZONING: GC, NS, R-20 & R-80

PROPOSED ZONING: CRC & RM-12

PROPOSED USE: Mix of Retail, Commercial and Townhomes

SIZE OF TRACT: 21.335 acres

DISTRICT: 17

LAND LOT(S): 923,924

PARCEL(S): 7,21,25,26,16

TAXES: PAID X DUE _____

COMMISSION DISTRICT: 2

*****CONTINUED BY STAFF*****

OPPOSITION: NO. OPPOSED _____ PETITION NO: _____ SPOKESMAN _____

PLANNING COMMISSION RECOMMENDATION

APPROVED _____ MOTION BY _____

REJECTED _____ SECONDED _____

HELD _____ CARRIED _____

BOARD OF COMMISSIONERS DECISION

APPROVED _____ MOTION BY _____

REJECTED _____ SECONDED _____

HELD _____ CARRIED _____

STIPULATIONS:

