



SPECIAL USE PERMIT APPLICATION

RECEIVED

For All Uses

(Except Collective Residences; Hotel Motel and Extended-Stay Hotel and Places of Worship)

MAR 15 2022

**City of Snellville, Georgia
Department of Planning & Development**

2342 Oak Road, 2nd Floor
Snellville, Georgia 30078
Phone 770.985.3515 Fax 770.985.3551 www.snellville.org

**CITY OF SNELLVILLE
PLANNING & DEVELOPMENT**
DATE RECEIVED _____

**1600 & 1642 ATHENS HWY #2200140
RZ 22-03, LUP 22-03, SUP 22-04
PARCEL- R5069-011, R5069-282**

Applicant is: (check one)
 Property Owner
 Attorney for Property Owner
 Property Owner's Agent

Property Owner (if not the applicant): check here if additional property owners and attach additional sheets.

Will Creekmore
Name (please print)
Vice President of Development
Title
Manor Lake Development
Corporate Entity Name
316 Hillside Drive #1354
Mailing Address
Waleska, GA 30183
City, State, Zip Code
770-318-5412
Phone Number (wk) (cell)
will@manorlakedev.com
Email Address

Danny Herman
Name (please print)
Member
Title
Ridgecliff LLC
Corporate Entity Name
4983 Rabbit Farm Road
Mailing Address
Loganville, GA 30052
City, State, Zip Code
770-352-4835
Phone Number (wk) (cell)
danny1030K@gmail.com
Email Address

Requested Special Use (see Uses Requiring a Special Use Permit): SUP for the RCCC (villas only) in RO

This SUP application is also being filed along with applications for: Rezoning Land Use Plan Amendment None

Present Zoning District Classification: RO & BG Present Future Land Use Classification: Public/Civic & Commercial/Retail
Proposed Zoning District Classification: RO & CI Proposed Future Land Use Classification: Public/Civic & Medium Den Res.

Property Street Address: 1600 & 1642 Hwy 78 Grayson, GA 30017 Acreage: 13.28 Tax Parcel No.: R5069 011 & 282

APPLICATION FEES:

- Special Use Permit Application \$ 500 (without rezoning); or \$250 with rezoning
- Public Notice Sign \$ 75 (single-sided) or \$125 (double-sided) per parcel, per road frontage
- Adjoining Property Owner Notice \$ 15 (per adjoining property X 2 public hearings)

Special use permits may not be used for securing early zoning for conceptual proposals which may not be undertaken for more than 6 months from the date the application is submitted. A special use permit application will be considered only if it is made by the owner of the property or their authorized agent.

SPECIAL USE: A use which while not permitted as a matter of right may be allowed within a given zoning district when meeting standards as prescribed by this UDO. Special land uses have operational characteristics and/or impacts that are significantly different from the zoning district's principal authorized uses and therefore require individual review pursuant to the standards and criteria set forth in this UDO.

UDO Sec. 103-10.1. General: Special use permits are intended as a means for the City Council to authorize certain uses that are not permitted by-right in a zoning district. Special use permits may be subject to meeting specific standards by Chapter 200 Article 6 (Use Provisions), but still require individual review by City Council because of the increased potential for incompatibility with its immediate neighborhood.

*** INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED ***

CERTIFICATIONS

APPLICANT'S CERTIFICATION

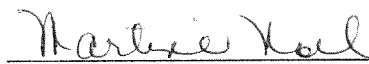
The undersigned below does hereby, swear or affirm under penalty of perjury under the laws of the State of Georgia, is authorized to make this application for a Special Use Permit and that the statements and documents submitted as part of this application are true and accurate to the best of my knowledge or belief. The undersigned is aware that no application or re-application affecting the same land shall be acted upon within six (6) months from the date of last action by the Mayor and Council.

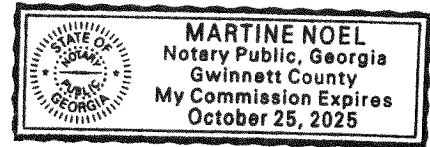
I, the undersigned applicant, understand and agree that the Special Use Permit, if approved, shall automatically terminate if the event that this property is sold, transferred or otherwise conveyed to any other party, or the business which operates the special use is sold, transferred, or otherwise conveyed or discontinued.

 3/14/2022
Signature of Applicant Date

Will Creekmore / Vice President of Development / Manor Lake Development
Type or Print Name and Title

Affix Notary Seal


 3/14/2022
Signature of Notary Public Date



PROPERTY OWNER'S CERTIFICATION

The undersigned below, or as attached, swear and affirm that I am (we are) the owner of property that is subject to this application, as shown in the records of Gwinnett County, Georgia which is the subject matter of the attached application. I further authorize Ridgecliff LLC / Danny Herman / Member to file this application. The undersigned is aware that no application or re-application affecting the same land shall be acted upon within six (6) months from the date of last action by the Mayor and Council.

Check here if there are additional property owners and attach additional "Owner's Certification" sheets.

 3/14/2022
Signature of Owner Date

Ridgecliff LLC / Danny Herman / Member
Type or Print Name and Title



 3/14/2022
Signature of Notary Public Date

CONFLICT OF INTEREST CERTIFICATIONS FOR SPECIAL USE PERMIT

The undersigned below, making application for a Special Use Permit, has complied with the Official Code of Georgia Section 36-67A-1, et. seq., Conflict of Interest in Zoning Actions, and has submitted or attached the required information on forms provided.

check here if there are additional property owners and attach additional "Conflict of Interest Certification" sheets.

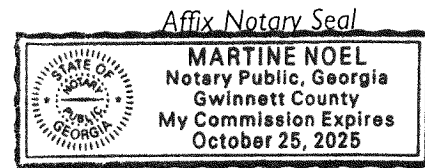
Will Creekmore 3/14/2022
Signature of Applicant Date

Will Creekmore / Vice President of Development
Type or Print Name and Title

Jeff Timler 3/14/2022
Signature of Applicant's Attorney or Representative Date

Jeff Timler / Owner Split Silk Properties LLC
Type or Print Name and Title

Martine Noel 3/14/2022
Signature of Notary Public Date



DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

Have you, within the last two (2) years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more or made gifts having in the aggregate a value of \$250.00 or more to any member of the Mayor and City Council or any member of the Snellville Planning Commission?

YES NO YOUR NAME: Will Creekmore / Vice President of Development Manor Lake Dev.

If the answer above is YES, please complete the following section:

NAME AND OFFICIAL POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (list all which aggregate to \$250 or More)	DATE CONTRIBUTION WAS MADE (Within the last two years)

Check here and attach additional sheets if necessary to disclose or describe all contributions or gifts.

AUTHORIZATION TO INSPECT PREMISES

With the signature below, I authorize the staff of the Department of Planning and Development of the City of Snellville, Georgia to inspect the premises, which are the subject of this Special Use Permit application.

I swear and affirm that the information contained in this application is true and accurate to the best of my knowledge and belief.

Danny Herman 3/14/2022
Signature of Owner or Agent Date

Ridgecliff LLC / Danny Herman / Member
Type or Print Name and Title

Jeffrey Dale Timler 3/14/2022
Signature of Notary Public Date

