



SPECIAL USE PERMIT APPLICATION

For All Uses

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

RECEIVED

NOV 7 2024

CITY OF SNELLVILLE
PLANNING & DEVELOPMENT
DATE RECEIVED

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

2295 OAK RD #2400431
SUP 25-01 SNELL'S PHARMACY
PARCEL- 5026-225

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.

Michael Briscoe
Name (please print)
owner

Name (please print)

Title
Briscoe's Pharmacy P.C. db/a Snell's Pharmacy

Title

Corporate Entity Name
2295 OAK RD

Corporate Entity Name

Mailing Address
Snellville GA 30078

Mailing Address

City, State, Zip Code
770 972 0700 770 713 2914

City, State, Zip Code

Phone Number (wk) (cell)
Michael @ Snellsrx.com

Phone Number (wk) (cell)

Email Address

Email Address

Requested Special Use (see Uses Requiring a Special Use Permit): Paint BUILDING and install Mural on a substrate

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

Present Zoning District Classification: BG DISTRICT Present Future Land Use Classification: TOWNE CENTER

Proposed Zoning District Classification: N/A Proposed Future Land Use Classification: N/A

Property Street Address: 2295 OAK RD Snellville GA 30078 Acreage: .47± Tax Parcel No.: 5026 225

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 ***

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.

Michael Beiscoe

Signature of Applicant

11/7/24

Date

Michael BEISCOE owner

Type or Print Name and Title

Signature of Applicant's Attorney or Representative

Date

Type or Print Name and Title

Signature of Notary Public

Date

Affix Notary Seal

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: Michael Beiscoe

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.

CERTIFICATIONS

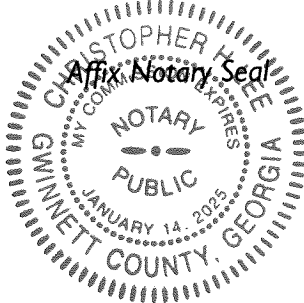
APPLICANT'S CERTIFICATION

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.

[Signature] _____ Date 11/7/24

Michael BRISCOE owner _____
Type or Print Name and Title



Christopher H. Lee _____ Date 11/7/24

Signature of Notary Public

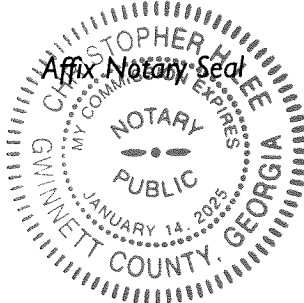
PROPERTY OWNER'S CERTIFICATION

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 Michael BRISCOE 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.

[Signature] _____ Date 11/7/24

Michael BRISCOE owner _____
Type or Print Name and Title



Christopher H. Lee _____ Date 11/7/24

Signature of Notary Public

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.

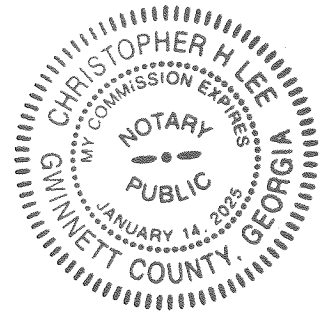
I swear and affirm that the information contained in this application is true and accurate to the best of my knowledge and belief.

[Handwritten Signature] 11/7/24
Signature of Owner or Agent Date

Michael Briscoe
Type or Print Name and Title

Christopher H Lee 11-7-24
Signature of Notary Public Date

Affix Notary Seal



OK51041 PG0193

FILED & RECORDED
CLERK SUPERIOR COURT
GWINNETT COUNTY, GA.

2011 DEC -6 PM 1:01

TOM LAWLER, CLERK

314078

Prepared by:
Douglas R. Daum, LLC
3260 Stone Mountain Hwy.
Snellville, Georgia 30078
Deed Preparation Only
No Warranty of Title

PT-61# 067.2011.033746
GWINNETT CO. GEORGIA
REAL ESTATE TRANSFER TAX
\$ none
TOM LAWLER CLERK OF
SUPERIOR COURT

QUITCLAIM DEED

STATE OF GEORGIA
COUNTY OF GWINNETT

This indenture, made the 16th day of November, 2011, between Michael T. Briscoe, hereinafter called Grantor, and Briscoe Pharmacy Holdings, LLC, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

Witnesseth that: Grantor, for and in consideration of ONE DOLLAR, and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey, and forever QUITCLAIM unto the Grantee: All that tract and parcel of land lying and being in Land Lot 26, 5th District, Gwinnett County, State of Georgia, and being more particularly described in Exhibit A attached hereto and incorporated herein.

Said conveyance is subject to all restrictions, easements, and security instruments of record.

To have and to hold the said described premises to Grantee, so that neither Grantor nor any person or persons claiming under Grantor shall at any time, by any means or ways, have, claim or demand any rights to title to said premises or appurtenances, or any rights thereof. This conveyance is made subject to all easements of record and use regarding the above-referenced property.

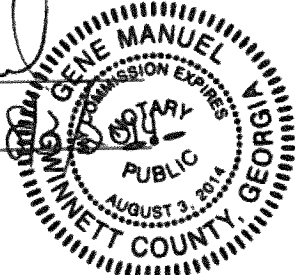
In witness whereof, the Grantor has signed and sealed this deed, the day and year first above written.

Signed, sealed and delivered in the presence of:

[Signature]
(Unofficial Witness)

[Signature]
Michael T. Briscoe

[Signature]
(Notary Public)
My Commission Expires



0100808

0K51041 P60194

EXHIBIT A

All that tract and parcel of land lying and being in Land Lot 26, 5th District, Gwinnett County, State of Georgia, City of Snellville, being 0.4736 acres as shown on that plat of survey by Michael A. Royston & Associates, Inc., Surveyors, and being more particularly described as follows:

Begin at a point on the 60 foot southwesterly right-of-way of Oak Road (Ext.) between Georgia Highway 124 and U.S. 78, a distance of 715.62 feet from the intersection of said right-of-way line with the southerly right-of-way line of North Road; thence run south 31 degrees 57 minutes 44 seconds east 100.00 feet along the Oak Road right-of-way line to an iron pin; thence run south 58 degrees 02 minutes 21 seconds west 206.69 feet along the Glower property to a pin; thence run north 31 degrees 31 minutes 14 seconds west 100.00 feet along the property of Snellville Plaza, Ltd. to an iron pin; thence run north 58 degrees 02 minutes 18 seconds east 205.92 feet along the Coulson property to an iron pin on said right-of-way, said point being the Point of Beginning.

Reference: Gwinnett County Tax parcel R5026 225.

LESS AND EXCEPT that 0.009 acres, more or less, conveyed to City of Snellville in that Warranty Deed as recorded in Deed Book 50962, Page 0209, Gwinnett County Records, said property being more particularly described as follows:

All that tract and parcel of land lying and being in Land Lot 26, 5th District, Gwinnett County, State of Georgia, City of Snellville, and being described as follows:

Beginning at a point 30 feet right of and opposite Station 106+12.34 on the construction centerline of Oak Road on Georgia Highway Project No. STP-006-00 (993); running thence south 26 degrees 02 minutes 52 seconds east a distance of 99.70 feet to a point 35.00 feet right of and opposite Station 107+11.91 on said construction centerline laid out for Oak Road; thence running north 60 degrees 04 minutes 50 seconds east a distance of 7.29 feet to a point 27.71 feet right of and opposite Station 107+11.78 on said construction centerline laid out for Oak Road; thence running north 29 degrees 46 minutes 20 seconds west a distance of 99.47 feet to a point 29.18 feet right of and opposite Station 106+12.33 on said construction centerline laid out for Oak Road; thence running south 60 degrees 16 minutes 20 seconds west a distance of 0.82 feet back to the Point of Beginning. Containing 0.009 acres, more or less.

0209

After recording return to:
Anthony O. L. Powell
P. O. Box 1390
Lawrenceville, GA 30046

BK 50962 PG 0209

FILED AND RECORDED
CLERK SUPERIOR COURT
GWINNETT COUNTY, GA

2011 NOV -1 PM 3:26

TOM LAWLER, CLERK

313011-21

City of Snellville
RIGHT OF WAY DEED
2342 Oak Road, Snellville, Georgia 30078

PT-81# 067-2011-029917
GWINNETT CO. GEORGIA
REAL ESTATE TRANSFER TAX
\$ None
TOM LAWLER CLERK OF
SUPERIOR COURT

GEORGIA, GWINNETT COUNTY

PROJECT NO. STP-006-00(993)
P.I. NO. 0006993

THIS CONVEYANCE made and executed the 26th day of October, 20 11.

WITNESSETH that Michael T. Briscoe, the undersigned, (hereinafter referred to as 'Grantor'), is the owner of a tract of land in GWINNETT County through which **Proposed Town Center LCI Transportation Improvements**, known as **Project No. STP-006-00(993)** has been laid out by the **City of Snellville** being more particularly described in a map and drawing of said road in the City Manager's office, Snellville City Hall, 2342 Oak Road, Snellville, Georgia, 30078 to which reference is hereby made.

NOW, THEREFORE, in consideration of the benefit to said property by the construction and maintenance of said road, and in consideration of ONE DOLLAR (\$1.00), in hand paid, the receipt whereof is hereby acknowledged, Grantor does hereby grant, sell and convey to said City, and their successors in office so much land as to make a right of way for said road as surveyed, being more particularly described as follows:

All that tract or parcel of land lying and being in Land Lot 26 of the 5 Land District of Gwinnett County, Georgia, and being more particularly described on Exhibit "A" attached hereto and made a part hereto by this reference.

Said right of way is hereby conveyed, consisting of 0.009 acres, more or less, as shown colored yellow on the plat of the property prepared by MACTEC, dated February 20, 2008; revised August 11, 2011, said plat attached hereto and made a part of this deed as Exhibit "B".

For the same consideration Grantor hereby conveys and relinquishes to the City all rights of access between the limited access highway and approaches thereto on the above numbered highway project and Grantor's remaining real property from which said right of way is taken except at such points as designated and shown on the attached plat prepared by the MACTEC said right being 0 linear feet

Parcel No. 23
0089049

TO HAVE AND TO HOLD the said conveyed premises in fee simple and any rights Grantor has or may have in and to existing public rights of way are hereby quitclaimed and conveyed unto the City. Grantor hereby warrants that Grantor has the right to sell and convey said land and bind himself, his heirs, executors and administrators forever to defend by virtue of these presents.

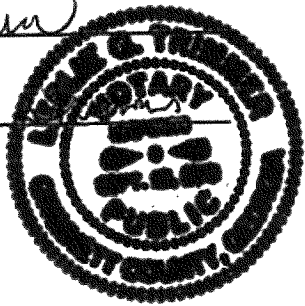
IN WITNESSETH WHEREOF, Grantor has hereunto set his hand and seal the day above written.

Signed, Sealed and Delivered
this 26th day of October,
20 , in the presence of:

Michael T. Griseo (L.S.)
Michael T. Griseo

Jessie Jenkins
Witness

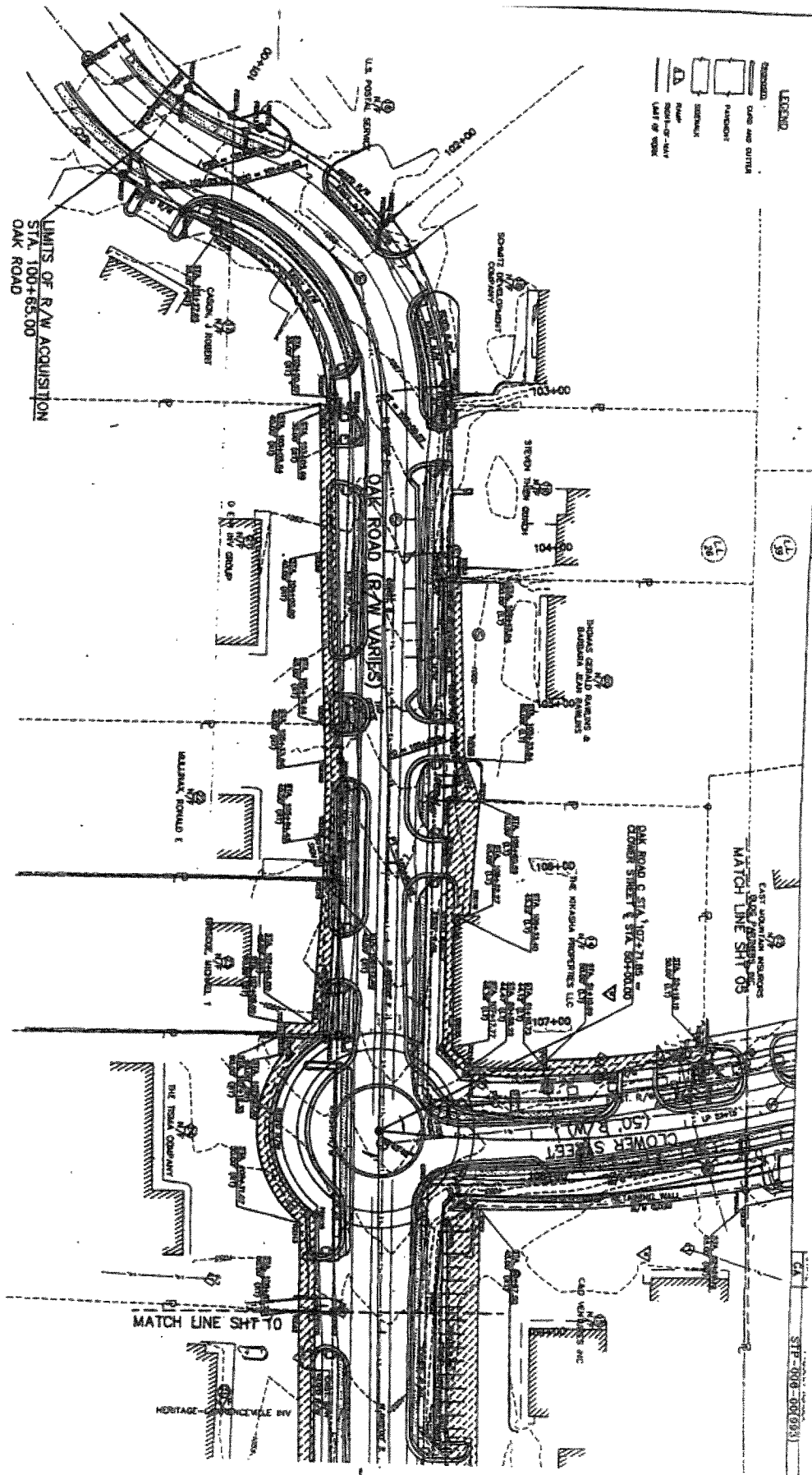
Leslie G.
Notary Public



Parcel No. 23

LEGEND

	CURVE AND GUTTER
	SIDEWALK
	STREET
	UTILITY
	EXISTING OR FUTURE
	NORTH-SOUTH
	EAST-WEST



CURVE #3	CURVE #4	CURVE #5	CURVE #6
N = ORI	N = OR2	N = OR3	N = OR4
DELTA = 1323300° (LT)	DELTA = 664748° (RT)	DELTA = 25405° (RT)	DELTA = 291330° (LT)
L = 58.40	L = 174.87	L = 30.64	L = 127.52
R = 250	R = 150	R = 1000	R = 250
PC = 100+39.65	PC = 100+98.05	PC = 105+06.19	PC = 111+21.07
PT = 100+98.05	PT = 102+72.92	PT = 105+56.82	PT = 112+48.59

<p>EXISTING AND FUTURE CONSTRUCTION LINES LIMITS OF ACQUISITION LIMITS OF EXISTING LIMITS OF FUTURE LIMITS OF SLOPES LIMITS OF CONSTRUCTION LIMITS OF DRIVEWAYS</p>	<p>BEGIN LIMIT OF ACCESS END LIMIT OF ACCESS LIMIT OF ACCESS LIMIT OF DRIVEWAY</p>	<p>EXISTING FUTURE LIMITS OF ACQUISITION LIMITS OF EXISTING LIMITS OF FUTURE LIMITS OF SLOPES LIMITS OF CONSTRUCTION LIMITS OF DRIVEWAYS</p>	<p>EXISTING FUTURE LIMITS OF ACQUISITION LIMITS OF EXISTING LIMITS OF FUTURE LIMITS OF SLOPES LIMITS OF CONSTRUCTION LIMITS OF DRIVEWAYS</p>
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MACTEC
MACTEC Engineering and Consulting, Inc.
1000 Peachtree Street, N.E., Suite 1000
Atlanta, Georgia 30309
Phone: 404.525.1000
Fax: 404.525.1001
www.mactec.com

STATE OF GEORGIA
DEPARTMENT OF TRANSPORTATION
PROJECT NO. 111-21-07
SHEET NO. 3
DATE: 02/28/2011

EXHIBIT "A"
Page 1 of 2

BK50962 P60212

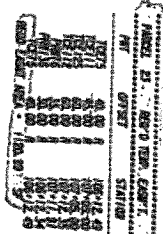
POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
1
2
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
3
4
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
5
6
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
7
8
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
9
10
...



POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
11
12
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
13
14
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
15
16
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
17
18
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
19
20
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
21
22
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
23
24
...

POINT NO	STATION	DATE	TIME	TYPE	STATUS	ALIGNED
25
26
...

PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
CONSTRUCTION LIMITS
EASEMENT FOR CONSTRUCTION
LIMIT OF ACCESS
EASEMENT FOR SERVICE
EASEMENT FOR CONDUIT OR DRIERS

EXISTING LIMIT OF ACCESS
LIMIT OF ACCESS
R/W D/B & LIMIT OF ACCESS

CITY OF SNELLVILLE
Snellville, Georgia
MACTEC
MACTEC Engineering and Consulting, Inc.
2850 Peachtree Industrial Boulevard, Suite 200
Atlanta, Georgia 30329
(404) 477-1300

STATE OF GEORGIA
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAP
PROJECT NO. 200-100
LMD (SR 101 - GCE020)
DATE: 05/29/2011

0213

EXHIBIT "A"
Page 2 of 2

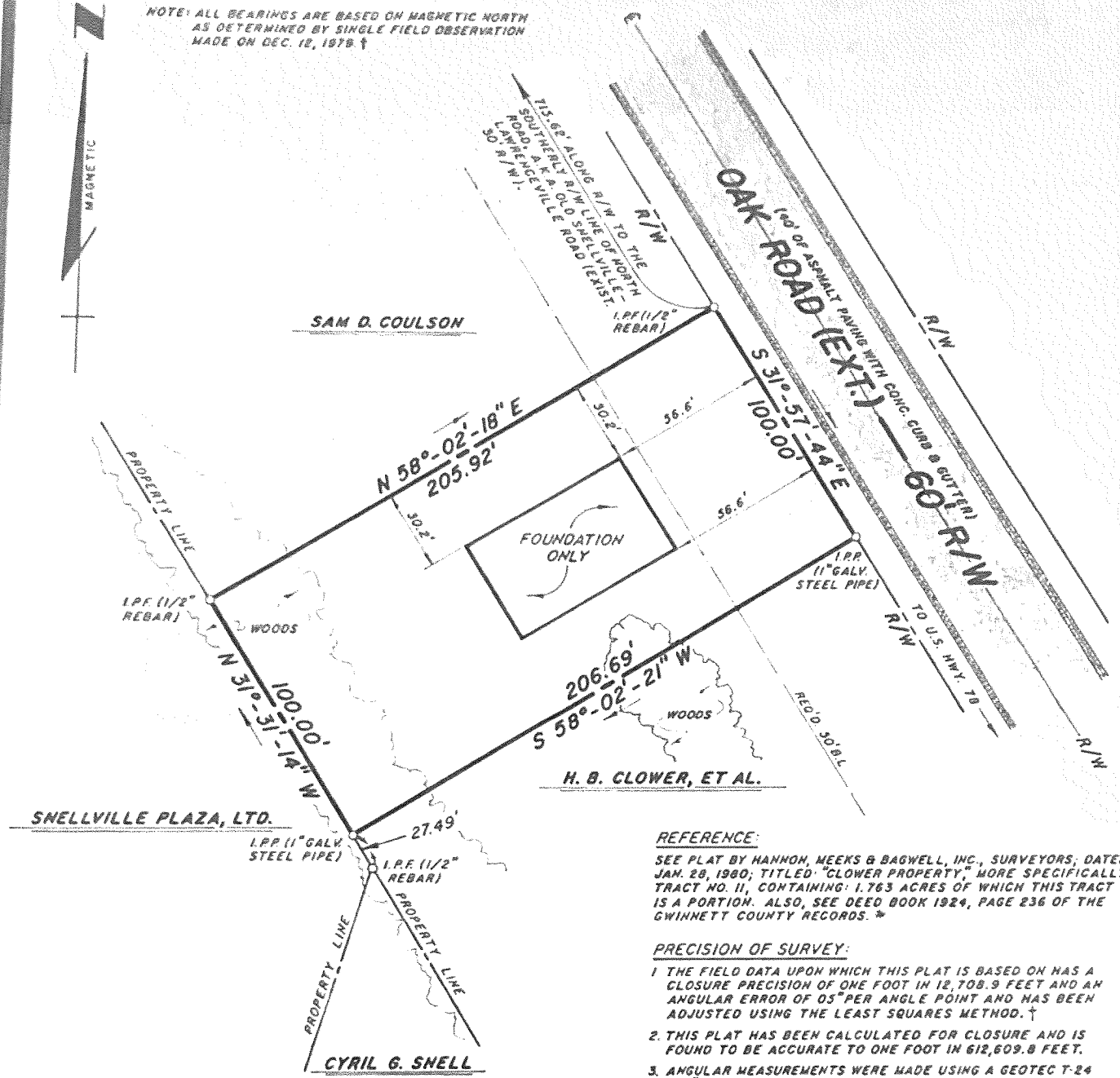
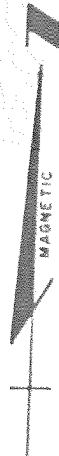
BK50962 P00213

SECTION A - SELLER'S INFORMATION (Do not use agent's information)				SECTION C - TAX COMPUTATION	
SELLER'S LAST NAME Briscoe	FIRST NAME Michael	MIDDLE T.	Exempt Code If no exempt code enter NONE		Individual to Company Transfer
MAILING ADDRESS (STREET & NUMBER) 2295 Oak Rd.			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$1.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Snellville, GA 30078 USA		DATE OF SALE 11/16/2011	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Briscoe Pharmacy Holdings, LLC			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 2295 Oak Rd.			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Snellville, GA 30078 USA		Check Buyers Intended Use () Residential (X) Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$0.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 2295		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Oak Road			SUITE NUMBER
COUNTY GWINNETT		CITY (IF APPLICABLE) Snellville	MAP & PARCEL NUMBER R5026 225		ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 5th	ACRES	LAND LOT 26	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 51041	DEED PAGE 193	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS

None

NOTE: ALL BEARINGS ARE BASED ON MAGNETIC NORTH AS DETERMINED BY SINGLE FIELD OBSERVATION MADE ON DEC. 12, 1978. †



** REVISED: JAN. 7, 1981 TO SHOW FOUNDATION LOCATION.

REFERENCE:
SEE PLAT BY HANNOH, WEEKS & BAGWELL, INC., SURVEYORS; DATED: JAN. 28, 1980; TITLED "CLOWER PROPERTY," MORE SPECIFICALLY TRACT NO. 11, CONTAINING: 1.763 ACRES OF WHICH THIS TRACT IS A PORTION. ALSO, SEE DEED BOOK 1924, PAGE 236 OF THE GWINNETT COUNTY RECORDS. *

PRECISION OF SURVEY:
1. THE FIELD DATA UPON WHICH THIS PLAT IS BASED ON HAS A CLOSURE PRECISION OF ONE FOOT IN 12,709.9 FEET AND AN ANGULAR ERROR OF 05" PER ANGLE POINT AND HAS BEEN ADJUSTED USING THE LEAST SQUARES METHOD. †
2. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO ONE FOOT IN 612,609.8 FEET.
3. ANGULAR MEASUREMENTS WERE MADE USING A GEOTEC T-24 (20") TRANSIT. LINEAR MEASUREMENTS WERE MADE USING A 100 FOOT (LUFKIN) STEEL HIGHWAY CHAIN.

SEE PLAT BOOK " ", PAGE " "

In my opinion, this plat is a correct representation of the land platted and has been prepared in conformity with the minimum standards and requirements by law.

Michael A. Royston
Ga. Reg. Land Surveyor No. 1731
MEMBER
SURVEYING AND MAPPING
SOCIETY OF GEORGIA



MICHAEL A. ROYSTON & ASSOCIATES, INC.
SURVEYING PLANNING LAND USE
CONSULTANTS
SNELLVILLE, GEORGIA
972-1249

SURVEY FOR

CLAUDE & MARY SNELL BATES
(FIRST NATIONAL BANK OF GWINNETT COUNTY)

ERROR OF CLOSURE	= 1:12,708.9 †
AREA	= 0.4736 ACRE
CITY OF SNELLVILLE	
LAND LOTS	26
DISTRICT	5TH. LAND
COUNTY	GWINNETT
STATE	GEORGIA
DATE	OCT. 27, 1980
SCALE	1" = 50'

REVISIONS
** JAN. 7, 1981
CC J.J. & R.R.
DWN M.R. CHKD M.R.
JOB NO. 80-1608
COORDINATE FILE
†79-1574