

Cherokee County Planning Commission
Public Hearing
Agenda
Tuesday, May 4, 2004
7:00 p.m.

Old Cases

Case #03-11-055 Centennial Lakes Partners, LLC is requesting to rezone 165.4 acres from NC & R-40 to RTH & RZL. If rezoned the property would be utilized for a residential community. The property is located on Woodstock Road on the right as you enter Cherokee County from Cobb County in Land Lot(s) 1199, 1200, 1201, 248, 1249, 1250, 1271, 2173 in the 21st District and further described as Cherokee County Tax Map 21N06, Parcel 221.

Postponed until further notice from Applicant

Case #04-04-024 Sam A. Scaffide requesting to rezone 37.38 acres from R-40 to R-30. If rezoned the property would be utilized for a single-family residential subdivision. The property is located at the intersection of East Cherokee Drive and Waters Road in Land Lot(s) 681, 682, 687 and 688 of the 15th District and further described as Cherokee County Tax Map 15N28, Parcel(s) 252, 253, 253A and a portion of 291.

New Cases

Case #04-05-026 East Cherokee/Waters, LLC requesting to rezone 25.98 +/- acres from AG to R-20. If rezoned the property would be utilized for a residential community. The property is located on East Cherokee Drive in Land Lot 473, 536 of the 15th District and further described as Cherokee County Tax Map 15N27, Parcel 028.

Applicant has requested this case be postponed until June

Case #04-05-027 Tigeress Corporation, LLC requesting to rezone 5.217 acres from R-80 to GC. If rezoned the property would be utilized for a climate controlled and regular self storage facility. The property is located on Big Springs Road in Land Lot 582 of the 2nd District and further described as Cherokee County Tax Map 02N03, Parcel 227.

Case #04-05-028 Nickel Creek Development, LLC requesting to rezone 78.21 acres from AG to R-15. If rezoned the property would be utilized for a residential subdivision. The property is located on East Cherokee Drive in Land Lot(s) 996, 997, 1020, 1021 of the 3rd District and further described as Cherokee County Tax Map 03N11, Parcel(s) 122, 123, 124, 125, 127, 87 and 88A.

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Case #04-05-029 Bethany Manor, LLC requesting to rezone 8 acres from R-80 to RM-16. If rezoned the property would be utilized for a senior apartment community. The property is located on Lower Bethany Road west of Ball Ground Hwy in Land Lot 295 of the 14th District and further described as Cherokee County Tax Map 14N27, Part of Parcel 080.

Case #04-05-030 John Lineberger requesting to rezone 0.73 +/- acres from R-40 to GC. If rezoned the property would be utilized for commercial business uses and retail sales. The property is located at the intersection of Hwy 20 and Big Oak Drive in Land Lot 267 of the 14th District and further described as Cherokee County Tax Map 14N23C, Parcel 28C.

Case #04-05-031 JLCS Enterprises requesting to rezone 43.41 +/- acres from R-80 to R-15. If rezoned the property would be utilized for a residential subdivision. The property is located on Hwy 140 and Mountain Road in Land Lot(s) 573, 580, 645, 646 of the 2nd District and further described as Cherokee County Tax Map 02N03, Parcel(s) 154, 154A and 152.

Case #04-05-032 ISI Commercial, LLC requesting to rezone 12 +/- acres from AG to R-20. If rezoned the property would be utilized for a conservation subdivision. The property is located at the intersection of Hwy 20 and East Cherokee Drive in Land Lot(s) 950, 951 of the 3rd District and further described as Cherokee County Tax Map 03N11, Part of Parcel 187.

Applicant has requested this case be postponed until June

Case #04-05-034 Turf Masters Lawn Care, Inc. requesting to rezone 1.43 +/- acres from R-40 to GC. If rezoned the property would be utilized for a landscape business. The property is located on Gunnin Road in Land Lot 1131 of the 15th District and further described as Cherokee County Tax Map 15N24, Parcel 065.

Other Items

- Proposal to postpone discussion and recommendation on the proposed R-15 zoning district until June Public Hearing.
- Adoption of Rules and Regulations for Municipal Planning Commission.
- Approval of April 6, 2004 Minutes.

