



Cherokee County, Georgia
Agenda Request

Item # 8.1

SUBJECT:

**Public Hearing - Modification of Zoning
Conditions - Case # 00-11-029 - S. Jeffrey
Rusbridge for John Lineberger - District 1.**

MEETING DATE:

December 20, 2022

SUBMITTED BY:

Thomas Trawick

SUGGESTED ACTION:

Hold a public hearing regarding the modification of zoning conditions pertaining to Case # 00-11-029 - S. Jeffrey Rusbridge for John Lineberger.

COMMISSION DISTRICT:

1

LOCATION:

7848 Cumming Hwy, Canton, GA 30115

TAX MAP AND PARCEL #:

03N10 093 and 03-0852-0021

PROPOSED DEVELOPMENT:

Commercial/Retail

FACTS AND ISSUES:

The subject 4.8 +/- acre property was rezoned by the Board of Commissioners from R-80 (Estate Residential) to NC (Neighborhood Commercial) on November 28, 2000, with conditions through adoption of resolution number 2000-R-102 (Case # 00-11-029).

The applicant is requesting to remove conditions a. and b. which state:

- a. Architectural guidelines similar to Freehome/Lathemtown Overlay District including gable roof/brick, stone, stucco façade.
- b. Limiting size of business to 8,000 square feet.

The applicant is proposing to construct a 5,000 sq. ft. commercial building on property which contains an existing 8,000 +/- square foot commercial structure. The applicant also intends to construct the proposed building using split-faced block materials on the front visible from Cumming Hwy.

ATTACHMENTS:

[Presentation](#)

[Resolution 2000-R-102](#)

[Application_Public.pdf](#)

[Site Plan.pdf](#)

[Minutes, June 3, 2003 - Freehome - Lathemtown zoning conditions.pdf](#)

[Aerial Map.pdf](#)

[Vicinity Map.pdf](#)

[Zoning Map.pdf](#)

[Letter of Intent.pdf](#)

[Draft_RESOLUTION_Lineberger_Case00-11-029_12_20_2022.pdf](#)

[Legal.pdf](#)

[Street_View.jpg](#)