

Zoning Board of Appeals
Tuesday, January 14, 2025, at 6:30pm

Gwinnett Justice and Administration Center
75 Langley Drive, Lawrenceville, GA 30046

Present: Jeff Timler, Denise Rumbaugh, Jim Nash, Bess Walthour

Absent: Rich Edinger

- A. Call To Order, Pledge to Flag
- B. Opening Remarks by Chairman and Rules of Order
- C. Approval of Agenda
{Action: Approved; Motion: Nash Second: Rumbaugh; Vote: 3-0: Timler-Yes; Edinger-Absent; Walthour-Out of Room; Rumbaugh-Yes; Nash-Yes}
- D. Approval of Minutes: December 11, 2024
{Action: Approved; Motion: Nash Second: Rumbaugh; Vote: 3-0: Timler-Yes; Edinger-Absent; Walthour-Out of Room; Rumbaugh-Yes; Nash-Yes}
- E. Announcements
- F. **New Business**
 - 1. Case Number: **ZVR2024-00105**
Applicant: Pet Supplies Plus
Owner: Thomas Prandato
Contact: Felicia Johnson
Phone Number: 678.539.0443
Zoning: C-2
Location: 3280 Hamilton Mill Road
Map Number: R7182 002
Variance Requested: Exceed maximum wall sign area per facade
Commission District: (4) Holtkamp
{Action: Approved with Conditions; Motion: Rumbaugh Second: Nash; Vote: 4-0: Timler-Yes; Edinger-Absent; Walthour-Yes; Rumbaugh-Yes; Nash-Yes}

2. Case Number: **ZVR2024-00106**
Applicant: Pet Supplies Plus
Owner: Thomas Prandato
Contact: Felicia Johnson
Phone Number: 678.539.0443
Zoning: C-2
Location: 3280 Hamilton Mill Road
Map Number: R7182 002
Variance Requested: Exceed maximum wall sign area
Commission District: (4) Holtkamp
{Action: Approved with Conditions; Motion: Rumbaugh Second: Nash; Vote: 4-0: Timler-Yes; Edinger-Absent; Walthour-Yes; Rumbaugh-Yes; Nash-Yes}
3. Case Number: **ZVR2025-00001 (Public Hearing Held on 1/14/2025)**
Applicant/Owner/Contact: Vanessa Canty
Phone Number: 470.222.6480
Zoning: R-100
Location: 2331 Laura Court
Map Number: R6054 218
Variance Requested: Reduce minimum lot size for personal care home
Commission District: (2) Ku
{Action: Tabled to February 11, 2025; Motion: Nash Second: Rumbaugh; Vote: 4-0: Timler-Yes; Edinger-Absent; Walthour-Yes; Rumbaugh-Yes; Nash-Yes}
4. Case Number: **ZVR2025-00002—Administratively Withdrawn**
5. Case Number: **ZVR2025-00003**
Applicant: Boersma Bros., LLC
Owner: Fuqua BCDC Ballpark Project Owner, LLC
Contact: Harry Raft
Phone Number: 541.955.4700
Zoning: C-2
Location: 2505 Buford Drive
Map Number: R7132 071
Variance Requested: Exceed maximum parking
Commission District: (4) Holtkamp
{Action: Approved with Conditions; Motion: Rumbaugh Second: Nash; Vote: 4-0: Timler-Yes; Edinger-Absent; Walthour-Yes; Rumbaugh-Yes; Nash-Yes}
6. Case Number: **ZVR2025-00004-Administratively Withdrawn**
7. Case Number: **ZVR2025-00005 – Administratively Held**
- G. OTHER BUSINESS
- H. ANNOUNCEMENTS
- I. ADJOURNMENT
{Action: Approved; Motion: Nash Second: Walthour; Vote: 4-0: Timler-Yes; Edinger-Absent; Walthour-Yes; Rumbaugh-Yes; Nash-Yes}