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**LETTER OF INTENT FOR
CONDITIONAL USE PERMIT APPLICATION**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and attached Conditional Use Permit Application (the "Application") on behalf of Mount Zion Baptist Church of Snellville (the "Applicant") for the purpose of requesting a Conditional Use Permit to allow a monument sign in a residential district in accordance with Section 12.4(B)(5) of the Snellville Zoning Ordinance of 2001 (the "Ordinance"). The Church property which is the subject of the Application (the "Property") is located on the west side of Scenic Highway (State Route 124) on the northern edge of Snellville's municipal limits. The Church is a longtime, community fixture being first established on the Property in 1853. In fact, the Church actually pre-dates the formal establishment of the City of Snellville by 70 years. The Church currently holds multiple Sunday services as well as Wednesday programs for students, adult discipleship groups, as well as choir practice. The Church property currently contains an older pylon sign along the right-of-way of Scenic Highway about halfway between Scenic Highway's intersection with Mount Zion Road and the Church's northern driveway.

The Church is proposing to demolish the existing pylon sign and erect a new landscaped monument sign with a masonry base closer to the Church's northern driveway as depicted on the sign location plan submitted with the Application. The proposed new sign is approximately 10 feet tall including a 30-inch tall masonry base. The proposed sign face area is approximately 45 square feet which is well under the maximum allowable sign face area of 200 square feet based on the Church's 700+ foot Scenic Highway frontage. Approval of the Application would allow the Church to replace the out of date pylon sign with a modern, attractive monument sign in a better location. The northerly driveway serves as the Church's primary entrance and locating the main signage closer to that location will improve the aesthetics of Scenic Highway and make it easier for motorists to identify the Church property and make safe traffic movements to enter the site.

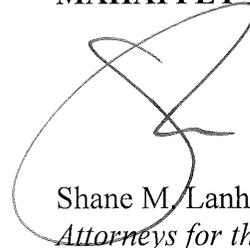
The adjacent property to the north along Scenic Highway is located in unincorporated Gwinnett County and bears the County's O-I (Office-Institutional) zoning classification. The adjacent property to the south and the property directly across Scenic Highway to the east are both zoned BG in the City. The proposed signage is compatible with these existing office and commercial uses along Scenic Highway. The proposed sign is also compatible with existing signage in the area including the Sam's Club monument sign directly across the street. An additional similar monument sign for a car wash is located on the adjacent property to the south. In fact, there are at least 9 other comparable monument signs along Scenic Highway between the Church and Janmar Road. Accordingly, the proposed sign is compatible with nearby and adjacent land uses, it is consistent with existing monument signs along Scenic Highway, and it would allow the Church to replace older, out-of-date signage which would improve the aesthetics of Scenic Highway.

The Applicant and its representatives welcome the opportunity to meet with the staff of the City of Snellville Planning and Development Department to address any concerns and answer any questions related to this Letter of Intent or the Application submitted herewith. The Applicant respectfully requests your approval of the Application.

This the 6th day of March, 2019

Respectfully,

MAHAFFEY PICKENS TUCKER, LLP

A handwritten signature in black ink, appearing to read 'Shane M. Lanham', is written over a circular stamp or seal.

Shane M. Lanham
Attorneys for the Applicant