

The City of Snellville  
2342 Oak Road  
Snellville, Georgia 30078  
(770) 985-3500 • FAX (770) 985-3525



# AGENDA

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WORK SESSION  
OF MAYOR AND COUNCIL  
CITY OF SNELLVILLE, GEORGIA  
MONDAY, FEBRUARY 27, 2023

Publication Date: February 23, 2023

TIME: 6:30 p.m.

DATE: February 27, 2023

PLACE: City Hall Conference Room 145

**I. CALL TO ORDER**

**II. REVIEW REGULAR BUSINESS MEETINGS AND PUBLIC HEARING  
AGENDA ITEMS**

**III. REVIEW CORRESPONDENCE**

**IV. CITY ATTORNEY'S REPORT**

**V. DISCUSSION ITEMS**

- a) Update of Ongoing Projects [Bender]
- b) Development Questions from Staff [Bender]

**VI. EXECUTIVE SESSION**

An Executive Session may be called:

- VII.** To discuss **pending** and/or potential litigation, settlement claims, administrative proceedings or other judicial actions, which is exempt from the Open Meetings Act pursuant to O.C.G.A. Section 50-14-2(1).
- To authorize negotiations to purchase, dispose of, or lease property; authorize the ordering of an appraisal related to the acquisition or disposal of real estate; enter into a contract to purchase, dispose of, or lease property subject to approval in a subsequent public vote; or enter into an option to purchase, dispose of, or lease real estate subject to approval in subsequent public vote, which is excluded from the Open Meetings Act pursuant to Section 50-14-3(b)(1)(C).
  - Upon the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee, which is excluded pursuant to O.C.G.A. Section 50-14-3(b)(2).

**VIII. ADJOURNMENT**

The City of Snellville  
2342 Oak Road  
Snellville, Georgia 30078  
(770) 985-3500 • FAX (770) 985-3525



# AGENDA

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PUBLIC HEARING & REGULAR BUSINESS MEETING  
OF MAYOR AND COUNCIL  
CITY OF SNELLVILLE, GEORGIA  
MONDAY, FEBRUARY 27, 2023

Publication Date: February 23, 2023

TIME: 7:30 p.m.  
DATE: February 27, 2023  
PLACE: Council Chambers

**I. CALL TO ORDER**

**II. INVOCATION**

**III. PLEDGE TO THE FLAG**

**IV. CEREMONIAL MATTERS**

**V. MINUTES**

Approve the Minutes of the February 13, 2023 Meetings

**VI. INVITED GUESTS**

None

**VII. COMMITTEE / DEPARTMENT REPORTS**

**VIII. APPROVAL OF THE AGENDA**

**IX. PUBLIC HEARING**

- a) 2<sup>nd</sup> Reading - SUP 22-07 – Consideration and Action on application by Brian Vu, ABN Investment Group, LLC (property owner) requesting a Special Use Permit and variances from the Unified Development Ordinance for a Drive-Thru Restaurant at the former Krystal restaurant location on the 0.775± acre property, zoned BG (General Business) District and located in the Towne Center Overlay District, 2484 E. Main Street, Snellville, Georgia (Tax Parcel 5026 240)

- b) 2<sup>nd</sup> Reading - RZ 23-01 LUP 23-01 – Consideration and Action on applications by James and Meghan Toney (applicant and property owner) requesting: a) to amend the Snellville 2040 Comprehensive Plan Future Land Use Map from Low-Density Residential to North Road Redevelopment Area; b) to amend the Official Zoning Map from RS-30 (Single-family Residential) District to NR (North Road) District and request for variances from the Unified Development Ordinance to operate a financial services office on a 1.129± acre site located at 2154 North Road, Snellville, Georgia (Tax Parcel 5039 032)
- c) 2<sup>nd</sup> Reading - UDO 23-01 – Consideration and Action on a proposed text amendment to Article 6 (Use Provisions) of Chapter 200 of the Snellville Unified Development Ordinance to establish definitions, applicable zoning districts and use standards for: a) retail sales of beer, wine, and/or distilled spirits for off-premises consumption (Package Store); b) Halfway House; and c) Boat, Recreational Vehicle, Utility or Enclosed Trailer Sales, Leasing, Rental, or Service
- d) 2<sup>nd</sup> Reading – ORD 2023-04 - Consideration and Action on an Ordinance to Amend Portions of Chapter 6 of the Code of Ordinances of the City of Snellville to Allow for the Issuance of Licenses to Sell Distilled Spirits by the Package Pursuant to the Referendum Vote Conducted November 8, 2022

**X. CONSENT AGENDA (Please see \*Note)**

**XI. OLD BUSINESS**

**XII. NEW BUSINESS**

- a) Consideration and Action on Amendment of the Planning and Development Fee Schedule [Bender]
- b) Consideration and Action on Surplus of Police Vehicles and Equipment [Bender]
- c) Mayor's Nomination and Council Confirmation of James Toney to Downtown Development Authority Post 5 with an Expiration Date of June 30, 2024 [Bender]

**XIII. COUNCIL REPORTS**

**XIV. MAYOR'S REPORT**

**XV. PUBLIC COMMENTS**

- Section 2-53

Each member of the public who wishes to address the Mayor and City Council in public session must submit their name, address and the topic (be as specific as possible) of their comments to the City Clerk prior to making such comments. Individuals will be allotted five minutes to make their comments and such comments must be limited to the chosen topic. Members of the public shall not make inappropriate or offensive comments at a City Council meeting and are expected to comply with our adopted rules of decorum.

- Decorum

You must conduct yourself in a professional and respectful manner. All remarks should be directed to the Chairman and not to individual Council Members, staff or citizens in attendance. Personal remarks are inappropriate.

#### **XI. EXECUTIVE SESSION**

An Executive Session may be called:

- To discuss pending and/or potential litigation, settlement claims, administrative proceedings or other judicial actions, which is exempt from the Open Meetings Act pursuant to O.C.G.A. Section 50-14-2(1).
- To authorize negotiations to purchase, dispose of, or lease property; authorize the ordering of an appraisal related to the acquisition or disposal of real estate; enter into a contract to purchase, dispose of, or lease property subject to approval in a subsequent public vote; or enter into an option to purchase, dispose of, or lease real estate subject to approval in subsequent public vote, which is excluded from the Open Meetings Act pursuant to Section 50-14-3(b)(1)(C).
- Upon the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee, which is excluded pursuant to O.C.G.A. Section 50-14-3(b)(2).

#### **XII. ADJOURNMENT**

**\*Note: Items on the Consent Agenda may be read by title only. Upon the request of any Council Member, any item may be removed from the Consent Agenda and placed on the Regular Agenda prior to the adoption of the Regular Agenda. The Consent Agenda, or the remainder thereof omitting the challenged items, shall be adopted by unanimous consent.**

CITY OF SNELLVILLE  
MEETINGS AND LOCAL EVENTS  
FEBRUARY 27, 2023

**February 27**

**Council Meeting**

**Monday, February 27, 2023**

**6:30 pm Work Session – Conference Room 145, City Hall**

**7:30 pm Meeting - Council Chambers, City Hall**

**February 28**

**Planning Commission Meeting - Cancelled**

**Tuesday, February 28, 2023**

**7:30 pm – City Hall Room 259, Second Floor**

**March 3**

**Youth Kickball Registration Ends**

**Friday, March 3, 2023**

**5:00 pm - Briscoe Park Office**

**March 5**

**Broadcast of 2/27/23 Council Meeting**

**Sunday, March 5, 2023**

**Watch the broadcast of the 2/27/2023 Council Meeting on Comcast Channel 25 at 6:30 pm**

**March 7**

**Commerce Club**

**Tuesday, March 7, 2023**

**12 pm – City Hall Community Room**

**March 13**

**Council Meeting**

**Monday, March 13, 2023**

**6:30 pm Work Session – Conference Room 145, City Hall**

**7:30 pm Meeting - Council Chambers, City Hall**



WORK SESSION  
OF MAYOR AND COUNCIL  
CITY OF SNELLVILLE, GEORGIA  
MONDAY, FEBRUARY 13, 2023

Present: Mayor Barbara Bender, Mayor Pro Tem Tod Warner, Council Members Solange Destang, Dave Emanuel, Cristy Lenski, and Gretchen Schulz. Also present City Manager Butch Sanders, Assistant City Manager Matthew Pepper, City Attorney Chuck Ross with Powell and Edwards Attorneys at Law, Police Chief Greg Perry, Planning and Development Director Jason Thompson, Public Information Officer Brian Arrington, IT Administrator Erika Fleeman and City Clerk Melisa Arnold.

**CALL TO ORDER**

Mayor Bender called the meeting to order at 6:32 p.m.

**REVIEW REGULAR BUSINESS MEETINGS AND PUBLIC HEARING AGENDA ITEMS**

The agenda was reviewed and discussed.

**REVIEW CORRESPONDENCE**

Mayor Bender asked if anyone would like a ticket to the Salvation Army event.

**CITY ATTORNEY'S REPORT**

Attorney Ross said he will need an Executive Session.

**DISCUSSION ITEMS**

Update of Ongoing Projects [Bender]

City Manager Sanders discussed the redesign of the Market building formerly referred to as The Hall at the Grove and reviewed other ongoing projects.

Discussion About Rescheduling the Work Retreat [Bender]

Consensus was to reschedule to Saturday, March 4<sup>th</sup>.

Update from Police on Enforcement Activity [Bender]

Chief Perry reported on the neighborhood enforcement activities being conducted for the month of February.

Mini Roundabout Discussion [Bender]

Mayor Bender advised that Gwinnett County uses these mini roundabouts as traffic calming devices and proposed that the City explore the use of them for certain areas. Consensus was to move forward with the idea.

**City of Snellville Administration Department**

WORK SESSION OF MAYOR AND COUNCIL  
MONDAY, FEBRUARY 13, 2023  
PAGE TWO

City of Civility [Bender]

Discussion was held about the new program that was recently released by the Georgia Municipal Association.

**EXECUTIVE SESSION**

Mayor Bender read the closed meeting notice into the record as follows:

- To discuss pending and/or potential litigation, settlement claims, administrative proceedings or other judicial actions, which is exempt from the Open Meetings Act pursuant to O.C.G.A. Section 50-14-2(1).
- Upon the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee, which is excluded pursuant to O.C.G.A. Section 50-14-3(b)(2).

Upon a motion by Council Member Emanuel, 2<sup>nd</sup> by Council Member Schulz, the meeting was closed, with all Council Members and the Mayor present and voting in favor.

The meeting recessed at 7:18 p.m.

The meeting reconvened at 7:26 p.m.

**ADJOURNMENT**

Council Member Emanuel made a motion to adjourn, 2<sup>nd</sup> by Council Member Schulz; voted 6 in favor and 0 opposed, motion approved. The meeting adjourned at 7:26 p.m.

Barbara Bender, Mayor

Melisa Arnold, City Clerk



PUBLIC HEARING & REGULAR BUSINESS MEETING  
OF MAYOR AND COUNCIL  
CITY OF SNELLVILLE, GEORGIA  
MONDAY, FEBRUARY 13, 2023

Present: Mayor Barbara Bender, Mayor Pro Tem Tod Warner, Council Members Solange Destang, Dave Emanuel, Cristy Lenski, and Gretchen Schulz. Also present City Manager Butch Sanders, Assistant City Manager Matthew Pepper, City Attorney Chuck Ross with Powell and Edwards Attorneys at Law, Police Chief Greg Perry, Public Information Officer Brian Arrington, IT Administrator Erika Fleeman and City Clerk Melisa Arnold.

**CALL TO ORDER**

Mayor Bender called the meeting to order at 7:33 p.m.

**INVOCATION**

Pastor Jerrell Collins gave the invocation.

**PLEDGE TO THE FLAG**

Council Member Emanuel led the Pledge of Allegiance.

**CEREMONIAL MATTERS**

PRO 2023-04 – Black History Month

Mayor Bender read the proclamation into the record.

PRO 2023-05 – Go Red for Women – American Heart Month

Mayor Bender read the proclamation into the record and presented to Kimberly Goodloe, a volunteer with the American Heart Association.

PRO 2023-06 – Celebrating the Life of Parks Walter Mann

Mayor Bender announced this proclamation would be presented at the Run the Reagan event on February 25, 2023.

**MINUTES**

Approve the Minutes of the January 23, 2023 Meetings

Council Member Emanuel made a motion to approve the minutes of the January 23, 2023 meetings, 2<sup>nd</sup> by Mayor Pro Tem Warner; voted 6 in favor and 0 opposed, motion approved.

**INVITED GUESTS**

Performance by South Gwinnett High School music students Prhust Saleh and Mai Tolar.

**COMMITTEE / DEPARTMENT REPORTS**

None

**City of Snellville Administration Department**

2342 Oak Road Snellville, GA 30078 770-985-3500 770-985-3525 Fax [www.snellville.org](http://www.snellville.org)



PUBLIC HEARING & REGULAR BUSINESS OF MAYOR AND COUNCIL  
MONDAY, FEBRUARY 13, 2023  
PAGE TWO

**APPROVAL OF THE AGENDA**

Council Member Schulz made a motion to approve the agenda with the addition of New Business item "a" Authorize Mayor Bender to enter into a pending settlement agreement regarding the National Opioid Settlement, 2<sup>nd</sup> by Council Member Emanuel; voted 6 in favor and 0 opposed, motion approved.

**PUBLIC HEARING**

1<sup>st</sup> Reading - SUP 22-07 – Consideration and Action on application by Brian Vu, ABN Investment Group, LLC (property owner) requesting a Special Use Permit and variances from the Unified Development Ordinance for a Drive-Thru Restaurant at the former Krystal restaurant location on the 0.775± acre property, zoned BG (General Business) District and located in the Towne Center Overlay District, 2484 E. Main Street, Snellville, Georgia (Tax Parcel 5026 240)

Council Member Emanuel made a motion to waive the first reading and place on the February 27, 2023 agenda, 2<sup>nd</sup> by Mayor Pro Tem Warner; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading - RZ 23-01 LUP 23-01 – Consideration and Action on applications by James and Meghan Toney (applicant and property owner) requesting: a) to amend the Snellville 2040 Comprehensive Plan Future Land Use Map from Low-Density Residential to North Road Redevelopment Area; b) to amend the Official Zoning Map from RS-30 (Single-family Residential) District to NR (North Road) District and request for variances from the Unified Development Ordinance to operate a financial services office on a 1.129± acre site located at 2154 North Road, Snellville, Georgia (Tax Parcel 5039 032)

Council Member Lenski made a motion to waive the first reading and place on the February 27, 2023 agenda, 2<sup>nd</sup> by Mayor Pro Tem Warner; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading - UDO 23-01 – Consideration and Action on a proposed text amendment to Article 6 (Use Provisions) of Chapter 200 of the Snellville Unified Development Ordinance to establish definitions, applicable zoning districts and use standards for: a) retail sales of beer, wine, and/or distilled spirits for off-premises consumption (Package Store); b) Halfway House; and c) Boat, Recreational Vehicle, Utility or Enclosed Trailer Sales, Leasing, Rental, or Service

Council Member Schulz made a motion to waive the first reading and place on the February 27, 2023 agenda, 2<sup>nd</sup> by Council Member Emanuel; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading – ORD 2023-04 - Consideration and Action on an Ordinance to Amend Portions of Chapter 6 of the Code of Ordinances of the City of Snellville to Allow for the Issuance of Licenses to Sell Distilled Spirits by the Package Pursuant to the Referendum Vote Conducted November 8, 2022

Council Member Lenski made a motion to waive the first reading and place on the February 27, 2023 agenda, 2<sup>nd</sup> by Council Member Destang; voted 6 in favor and 0 opposed, motion approved.

**CONSENT AGENDA**

None

**OLD BUSINESS**

None

**NEW BUSINESS**

Authorize Mayor Bender to Enter Into a Pending Settlement Agreement Regarding the National Opioid Settlement [Bender]

Council Member Schulz made a motion to authorize the Mayor to enter into the settlement agreement, 2<sup>nd</sup> by Mayor Pro Tem Warner; voted 6 in favor and 0 opposed, motion approved.

**COUNCIL REPORTS**

Council Member Destang, Lenksi, Schulz, Emanuel and Mayor Pro Tem Warner each gave a report.

**MAYOR'S REPORT**

Mayor Bender gave a report.

**PUBLIC COMMENTS**

The following people spoke:

Barry Wiggs, 2210 Stockton Walk Lane, Snellville.

Catherine Hardrick, 2280 Buckley Trail, Snellville.

Tricia Rawlins, 2088 Harbour Oaks Drive, Snellville.

Teresa Kenton, 2512 Flagsmoor Drive, Snellville.

**EXECUTIVE SESSION**

None

**ADJOURNMENT**

Council Member Emanuel made a motion to adjourn, 2<sup>nd</sup> by Council Member Destang; voted 6 in favor and 0 opposed, motion approved. The meeting adjourned at 8:29 p.m.

Barbara Bender, Mayor

Melisa Arnold, City Clerk



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## **Agenda Item Summary**

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**TO:** The Mayor and Council

**FROM:** Jason Thompson, Director  
Department of Planning and Development

**DATE:** February 27, 2023

**RE:** #SUP 22-07 – Bubble Tea & Deli Drive-Thru  
0.77± Acres at 2484 E. Main Street, Snellville

**STATUS:** Public Hearing (2<sup>nd</sup> Reading)

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Application requesting a Special Use Permit and variances from the UDO for a drive-thru lane and window for a proposed Banh Mi Bubble Tea & Deli on a 0.77± acre parcel (former Krystal restaurant location), zoned BG (General Business) District and located in the Towne Center Overlay District, 2484 E. Main Street, Snellville.

The case was previously considered by the Mayor and Council at the 12-12-2022 public hearing, but was postponed to 2-27-2023 to allow the case to go back to the Planning Commission for consideration and recommendation on three variances from the UDO.

**Financial Impact:** Building Permit Fees and Occupational Tax License Fees

**Planning Department Recommendation:** Approval with Conditions

**Planning Commission Meeting Date and Recommendation:** January 24, 2023 (Approval with Conditions)

**Mayor and Council Meetings:** February 13, 2023 (1<sup>st</sup> Reading)  
February 27, 2023 (2<sup>nd</sup> Reading and Public Hearing)

**Action Requested:** Consideration, Public Hearing and Action

**Draft Ordinance:** Attached

0.77± Acre Property at 2484 E. Main Street, Snellville, Georgia  
Case #SUP 22-07  
February 27, 2023  
Page... 2

**Case Documents (website link):**

- Letter of Intent (10-11-2022)
- #SUP 22-07 Special Use Permit Application (10-11-2022)
- 1-10-2013 Property Survey (10-11-2022)
- 10-10-2022 Site Plan (10-11-2022)
- 11-15-2022 Planning Department Case Summary & Analysis (10-21-2022)
- *Official* November 15, 2022 Planning Commission Specially Called Meeting Minutes (11-18-2022)
- 11-15-2022 Planning Commission Case Report (11-16-2022)
- 11-28-2022 Planning Department Case Summary & Analysis with Planning Commission Report (11-16-2022)
- 1-15-2023 Letter of Intent Addendum (1-17-2023)
- 1-16-2023 Revised Site Plan with Proposed Interior & Exterior Renovations (1-17-2023)
- 1-24-2023 Planning Department Case Summary & Analysis (1-18-2023)
- *Unofficial* 1-24-2023 Planning Commission Regular Meeting Minutes (1-25-2023)
- 1-24-2023 Planning Commission Case Report (1-25-2023)
- 2-13-2023 Planning Department Case Summary & Analysis with Planning Commission Report (1-25-2023)
- 2-27-2023 Planning Department Case Summary & Analysis with Planning Commission Report (2-14-2023)

**STATE OF GEORGIA**

**CITY OF SNELLVILLE**

**ORDINANCE NO. 2023-01**

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SNELLVILLE, GEORGIA, AS AMENDED, FOR A 0.77± ACRE TRACT OF LAND LOCATED IN LAND LOT 26 OF THE 5<sup>TH</sup> LAND DISTRICT, GWINNETT COUNTY, GEORGIA, 2484 E. MAIN STREET, SNELLVILLE, GEORGIA; TO GRANT A SPECIAL USE PERMIT; TO GRANT VARIANCES; TO ADD CONDITIONS AFFECTING THE PROPERTY; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

**CASE NUMBER:** #SUP 22-07

**APPLICANT/PROPERTY OWNER:** Brian Vu, Member  
ABN Investment Group, LLC  
Snellville, Georgia 30078

**LOCATION:** 2484 E. Main Street, Snellville, Georgia  
(the “Property”)

**TAX PARCEL:** R5026 240

**DEVELOPMENT/PROJECT:** Banh Mi Bubble Tea & Deli with  
Drive-Thru

**CONTACT:** Maya Radovic  
Radovic Permits, LLC  
404-717-4795 or [radovicpermits@gmail.com](mailto:radovicpermits@gmail.com)

**WHEREAS**, the governing authority of the City of Snellville, Georgia is the Mayor and Council thereof; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to amend its official zoning map as it applies to the 0.77± acre tract of land located at 2484 E. Main Street, Snellville, Georgia (Tax Parcel R5026 240) and grant the requested special use permit for a drive-thru lane and window; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to grant variances from Article 1, Article 5, and Article 6 of Chapter 200 of the Snellville Unified Development Ordinance; and,

**WHEREAS**, the health, safety, and welfare of the citizens of Snellville, Georgia, will be positively impacted by the adoption of this Ordinance; therefore:

**IT IS HEREBY ORDAINED BY THE GOVERNING AUTHORITY OF THE CITY OF SNELLVILLE, GEORGIA**, and by the authority thereof:

**Section 1.** For reasons stated in the public hearing and recommendations of the Planning Department and Planning Commission, a special use permit is hereby granted for the use of a drive-thru lane and window for a Banh Mi Bubble Tea & Deli on the 0.77± acre tract of land located at 2484 E. Main Street, Snellville, Georgia (Tax Parcel R5026 240), described and shown on the ALTA survey entitled “Krystal, 2484 Highway 78, Gwinnett County, Snellville, Georgia”, sealed and dated 1-10-2013 (stamped received 10-11-2022) in Exhibit “A”, a copy of which is attached hereto and incorporated herein by reference, subject to the attachment of the following enumerated variances and conditions:

**VARIANCES:**

1. Approval of variance from Sec. 201-4.2.C (Exterior Wall Finish Materials) to increase the 30% maximum amount of hard-coat stucco allowed on the front elevation to 62% and to allow painting of the existing brick on all elevations.
2. Approval of variance from Sec. 205-1.6.B.2 (Minimum Building Height) to reduce the 24-foot minimum building height to 17-feet to allow for the removal of the existing metal wall panels and replacement by stucco panels to provide screening of the rooftop mechanical units.

3. Approval of variance from Sec. 206-8.9.G (Drive-Thrus) to allow the drive-thru window and lane to be located between the building and closest public street (Civic Drive).

CONDITIONS:

1. The property shall be developed in accordance with the submitted site plan shown on Sheet A1.3 and exterior building elevations shown on Sheet A2.1 entitled “Special Use Permit Drive-Thru for Banh Mi Bubble Tea & Deli, 2484 Main St., Snellville, GA 30078”, sealed and dated 1-16-2023 in Exhibit “B”, a copy of which is attached hereto and incorporated herein by reference, with modifications permitted to meet conditions of zoning or State, County, and City regulations. Substantial variation from the site plan, as determined by the Director of Planning and Development will require Mayor and Council approval, after receiving recommendations by the Planning Department and Planning Commission.
2. The existing nonconforming pylon sign located between the entry and exit drives on U.S. Highway 78, shall be removed before issuance of any Certificate of Occupancy or Occupational Tax Certificate (Business License). New signage shall comply with the requirements of Sec. 207-6 (Signs) of Chapter 200 of the Snellville Unified development Ordinance.
3. New signs higher than 15 feet or larger than 225 sq. ft. in area are prohibited.
4. Uses involving adult entertainment, including the sale or display of adult magazines, books, videos and as further defined by the Adult Entertainment Ordinance in effect on the date this condition is imposed, are prohibited.
5. Drive-thru screening shall comply with UDO. Sec. 206-8.9.G.

6. All interior and exterior building renovations and site renovation work shall require approved building and site development permits before commencement of any work.

**Section 2.** The special use permit shall expire after twelve (12) months from date of approval unless a certificate of occupancy or occupational tax license has been approved for the special use. The Director of Planning and Development may extend authorization for an additional period of six (6) months for reasons such as health, financial, or administrative problems incurred by the applicant during the permit period. The director must make a finding that the delay is justified by circumstances beyond the applicant's control, and that the six-month extension can reasonably be expected to remedy the circumstances.

**Section 3.** The preamble of this Ordinance shall be considered to be and is hereby incorporated by reference as if fully set forth herein.

**Section 4.** (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence,



clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.

**Section 5.** All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

**Section 6.** This Ordinance was adopted on \_\_\_\_\_, 2023. The effective date of this Ordinance shall be the date of adoption unless otherwise stated herein.

[SIGNATURES BEGIN ON THE FOLLOWING PAGE]

**ORDAINED** this \_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Barbara Bender, Mayor

*ATTEST:*

\_\_\_\_\_  
Tod Warner, Mayor Pro Tem

\_\_\_\_\_  
Melisa Arnold, City Clerk

\_\_\_\_\_  
Solange Destang, Council Member

*APPROVED AS TO FORM:*

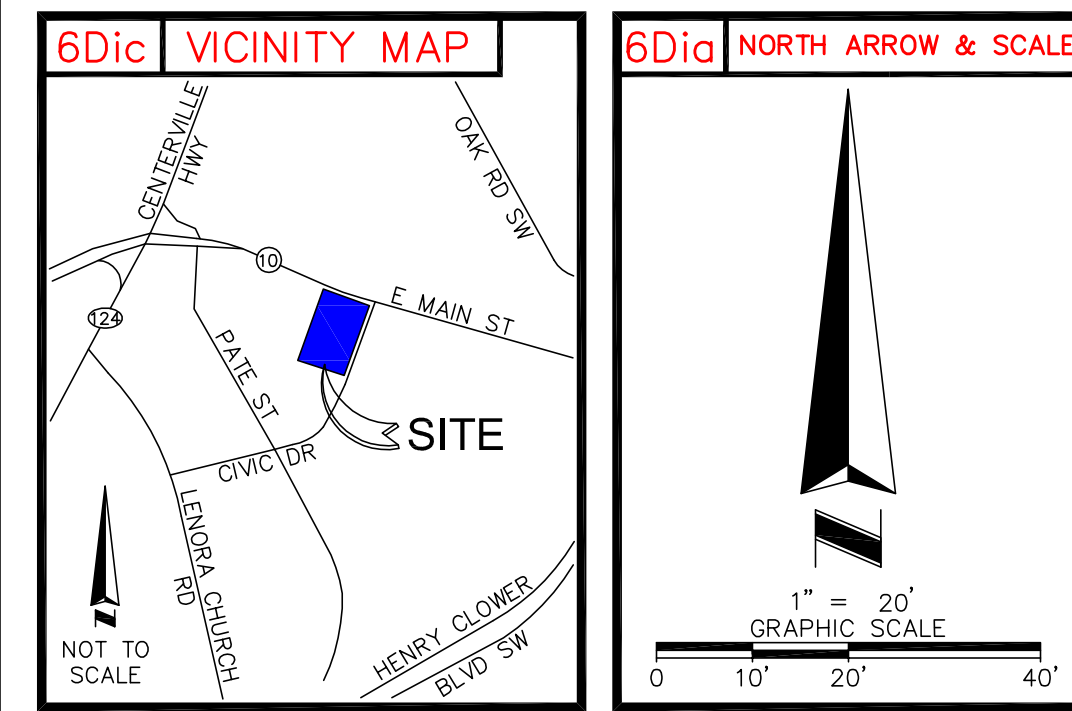
\_\_\_\_\_  
Dave Emanuel, Council Member

\_\_\_\_\_  
W. Charles Ross, City Attorney  
Powell & Edwards, P.C.

\_\_\_\_\_  
Cristy Lenski, Council Member

\_\_\_\_\_  
Gretchen Schulz, Council Member

EXHIBIT "A"



**5Ciii SURVEYOR OBSERVED POSSIBLE ENCROACHMENTS**  
 CONCRETE SIDEWALK ENCROACHES ONTO PROPERTY BY NO MORE THAN 2.6'

**3 FLOOD INFORMATION**  
 BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 130102 0129 F (MAP NO. 13135C0129F), WHICH BEARS AN EFFECTIVE DATE OF 09/29/2006, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

**6Dib LEGEND & ABBREVIATIONS**

SQ.FT.	SQUARE FEET	LSA	LANDSCAPE AREA
CONC.	CONCRETE SURFACE (CONC.)	SM	SANITARY MANHOLE
NO PARKING	NO PARKING AREA	GP	GREASE MANHOLE
HP	HANDICAP PARKING SPACE	UA	UTILITY POLE
PS	PARKING SPACE(S)	CA	CITY ANCHOR
WM	WATER METER	LP	LIGHT POLE
CO	CLEAN OUT	S	SIGN
L	ARC LENGTH	B	BOLLARD
R	RADIUS	DG	DRAIN GRATE
CB	CHORD BEARING		
CH	CHORD LENGTH		
OH	OVERHANG		
BW	BRICK WALL		
OHU	OVERHEAD UTILITY LINE		
POB	POINT OF BEGINNING		
(C)	CALCULATED DATA		
(D)	DEED DATA		

**22 ZONING INFORMATION**

ITEM	REQUIRED	OBSERVED	PRELIMINARY ZONING INFORMATION SHOWN HEREON WAS PROVIDED BY INSURED, INFORMATION WAS NOT OBTAINED BY ASM, INC. CONTACT: MASSEY CONSULTING GROUP SITE # 15840 DATE OF REPORT: 08/23/12 PHONE/FAX (866) 786-7153 (866) 786-7154
PERMITTED USE	BG	COMMERCIAL	
MINIMUM LOT AREA (SQ.FT.)	NONE	37,746	
MINIMUM FRONTAGE	NONE	150.0'	
MINIMUM LOT WIDTH	NONE	150.0'	
MAX BUILDING COVERAGE	90%	5%	
MAX BUILDING HEIGHT	80'	12.4'	
MINIMUM SETBACKS			
FRONT	25'	47.8'	
SIDE/SIDE ON STREET	10'/35'	46.6'	
REAR	15'	103.5'	

PARKING REQUIREMENTS: 1 SPACE/3 SEATS, PLUS 1/FULLTIME EMPLOYEE.  
 NOTES: ZONED BG, GENERAL BUSINESS DISTRICT

**6B RECORDED SETBACKS/RESTRICTIONS**  
 NONE PROVIDED TO THIS SURVEYOR

**5Ei SCHEDULE "B" ITEMS**

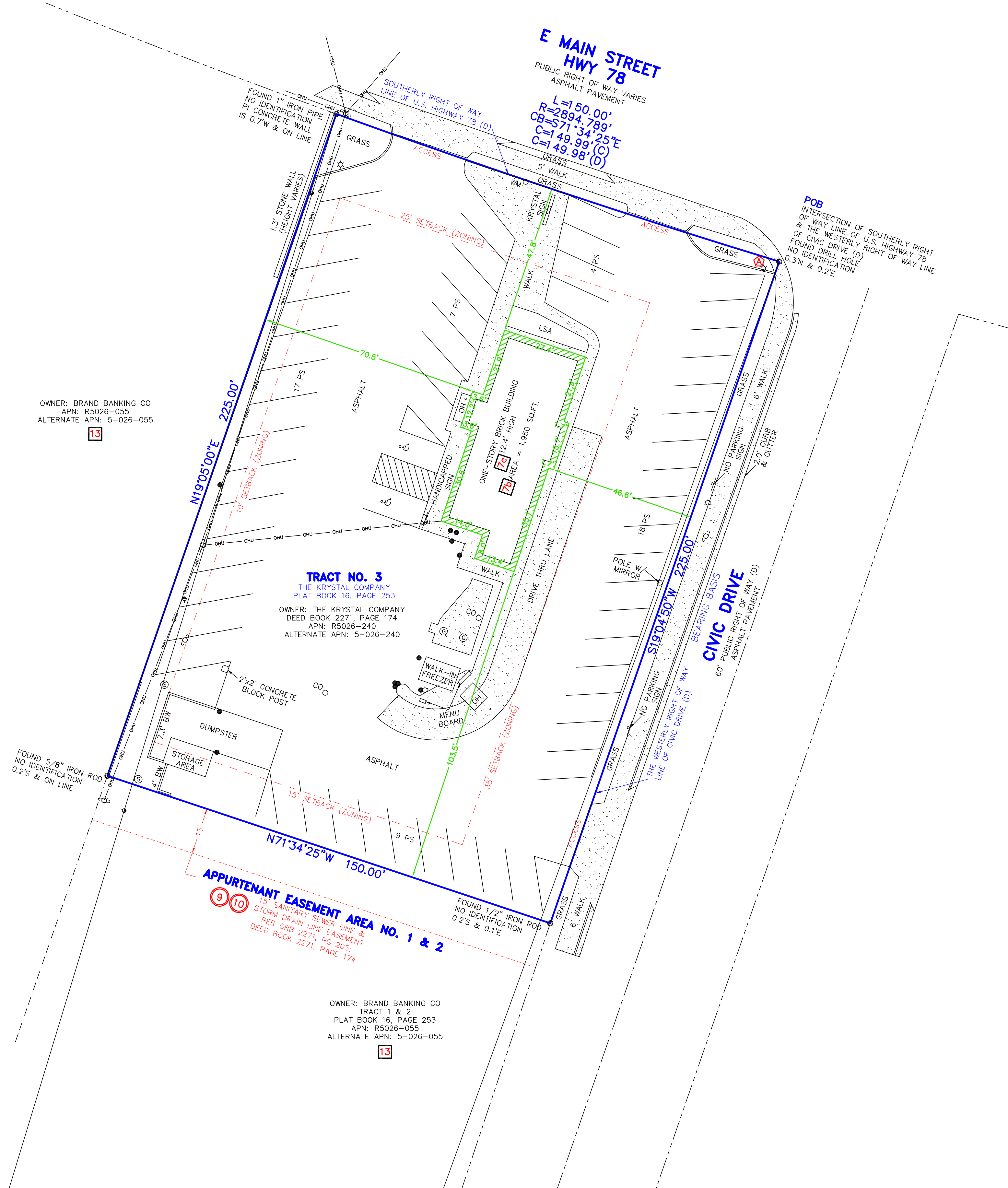
9 - TERMS AND CONDITIONS OF EASEMENT CONTAINED IN THAT CERTAIN WARRANTY DEED FROM TERRA 22 LTD., TO THE KRystal COMPANY, A TENNESSEE CORPORATION, DATED OCTOBER 21, 1981, FILED OCTOBER 21, 1981 AND RECORDED IN DEED BOOK 2271, PAGE 174, GWINNETT COUNTY, GEORGIA RECORDS. (ADJACENT TO SUBJECT PROPERTY, AS SHOWN)

10 - TERMS AND CONDITIONS OF THAT EASEMENT BETWEEN TERRA 22 LTD. AND THE BRAND BANKING COMPANY, DATED OCTOBER 21, 1981, FILED ON OCTOBER 21, 1981 AND RECORDED AT DEED BOOK 2271, PAGE 205, GWINNETT COUNTY, GEORGIA RECORDS. (ADJACENT TO SUBJECT PROPERTY, AS SHOWN)

11 - DRIVES CROSSING SUBJECT PROPERTY AND SUBJECT PROPERTY BOUNDARIES POSSIBLY GIVING RISE TO RIGHTS, OR CLAIMS OF RIGHTS, OF OTHERS AS DISCLOSED BY THAT CERTAIN PLAT OF SURVEY ENTITLED "SURVEY FOR DOUGLAS L. WILKINSON", PREPARED BY HANNON, MEES & BAGWELL, SURVEYORS & ENGINEERS, INC., DATED JULY 22, 1977, RECORDED AT PLAT BOOK 6, PAGE 157 B, GWINNETT COUNTY, GEORGIA RECORDS. (DOES NOT AFFECT)

**ALTA/ACSM LAND TITLE SURVEY IDENTIFICATION TABLE**

2 TABLE "A" PROPERTY ADDRESS	6Bvii CONTIGUITY STATEMENT	7b TABLE "A" BUILDING AREA
3 TABLE "A" FLOOD INFORMATION	6Bx TITLE INFORMATION	7c TABLE "A" BUILDING HEIGHT
4 TABLE "A" LAND AREA	6Bi TITLE DESCRIPTION	8 SURVEYOR'S NOTES
5Biii ACCESS TO PROPERTY	6Biv BEARING BASIS	9 TABLE "A" PARKING SPACES
5Ciii SURVEYOR OBSERVED POSSIBLE ENCROACHMENT	6Dia NORTH ARROW & SCALE	13 TABLE "A" ADJOINING OWNERS
5Ei SCHEDULE "B" ITEMS	6Dib LEGEND & ABBREVIATIONS	14 TABLE "A" INTERSECTING STREET
5F CEMETERY NOTE	6Dic VICINITY MAP	16 TABLE "A" EARTH MOVING NOTE
6B RECORDED SETBACKS/RESTRICTIONS PROVIDED BY INSURED	6Dvi TYPE OF SURVEY	18 TABLE "A" DUMP, SUMP OR LANDFILL NOTE
	7 SURVEYOR'S CERTIFICATE	22 TABLE "A" ZONING INFORMATION



**GENERAL NOTES:**

- FIELD TRAVERSE CLOSURE - 1:27,342 - ADJUSTED BY COMPASS RULE
- PLAT CLOSURE - 1:300,000+
- INSTRUMENT USED - LIETZ SET-4 TOTAL STATION
- NO ATTEMPT WAS MADE TO DETERMINE WETLANDS OR OTHER ENVIRONMENTAL ISSUES

DATE	REVISIONS	TECH	SCALE: 1" = 20'
8/27/12	CLIENTS COMMENTS	WS	
8/29/12	REMOVE EXCEPTION #11	CSC	
8/30/12	GEORGIA NOTES	WS	
9/5/12	CORRECT CERTIFICATION	CSC	
9/20/12	CLIENTS COMMENTS	CSC	
1/10/13	CERTIFICATION	TT	

**6Bx TITLE INFORMATION**  
 THE TITLE DESCRIPTION AND SCHEDULE B ITEMS HEREON ARE FROM: CHICAGO TITLE INSURANCE COMPANY NB# 14120419 (15-23), HAVING AN EFFECTIVE DATE OF JULY 26, 2012.

**6Bi TITLE DESCRIPTION**  
 ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 26 OF THE 5TH DISTRICT, CITY OF SNELLVILLE, GWINNETT COUNTY, GEORGIA, CONTAINING 0.7725 ACRES AS SHOWN ON TOPOGRAPHIC SURVEY FOR THE KRystal COMPANY BY HANNON, MEES & BAGWELL, SURVEYORS & ENGINEERS, INC., DATED AUGUST 20, 1981 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE CORNER FORMED BY THE SOUTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 78 AND THE WESTERLY RIGHT-OF-WAY LINE OF CIVIC DRIVE (BEING A 60-FOOT RIGHT-OF-WAY) AND RUNNING THENCE ALONG THE WESTERLY RIGHT-OF-WAY LINE OF CIVIC DRIVE SOUTH 19 DEGREES 04 MINUTES 50 SECONDS WEST A DISTANCE OF 225.00 FEET TO A POINT; THENCE NORTH 71 DEGREES 34 MINUTES 25 SECONDS WEST A DISTANCE OF 150.00 FEET TO A POINT; THENCE NORTH 19 DEGREES 05 MINUTES 00 SECONDS WEST A DISTANCE OF 225.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY NO. 78; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 78 AND FOLLOWING A CURVE TO THE LEFT, HAVING A RADIUS OF 2894.789 FEET AND A CHORD OF SOUTH 71 DEGREES 34 MINUTES 25 SECONDS EAST 149.98 FEET, AN ARC DISTANCE OF 150.00 FEET TO A POINT, BEING THE PLACE OR POINT OF BEGINNING.

**APPURTENANT EASEMENT AREA NO. 1:**  
 TOGETHER WITH ALL RIGHT, TITLE AND INTEREST IN REAL ESTATE CREATED BY VIRTUE OF EASEMENT CONTAINED IN THAT CERTAIN WARRANTY DEED FROM TERRA 22 LTD., TO THE KRystal COMPANY, A TENNESSEE CORPORATION, DATED OCTOBER 21, 1981, FILED OCTOBER 21, 1981 AND RECORDED IN DEED BOOK 2271, PAGE 174, GWINNETT COUNTY, GEORGIA RECORDS.

**APPURTENANT EASEMENT AREA NO. 2:**  
 TOGETHER WITH ALL RIGHT, TITLE AND INTEREST IN REAL ESTATE CREATED BY VIRTUE OF EASEMENT BETWEEN TERRA 22 LTD AND THE BRAND BANKING COMPANY, DATED OCTOBER 21, 1981, FILED ON OCTOBER 21, 1981 AND RECORDED AT DEED BOOK 2271, PAGE 205, GWINNETT COUNTY, GEORGIA RECORDS.

**8 SURVEYOR'S NOTES**

- NO UNDERGROUND UTILITIES ARE SHOWN ON THIS SURVEY, ONLY ABOVE GROUND VISIBLE EVIDENCE OF UTILITIES ARE SHOWN.
- ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
- THIS SURVEY MEETS OR EXCEEDS THE SURVEY STANDARDS/STANDARDS OF CARE AS SET FORTH IN SECTION 3 OF THE 2011 ALTA/ACSM SURVEY REQUIREMENTS.

**4 LAND AREA** 34,746± SQUARE FEET 0.775± ACRES

**6Biv BEARING BASIS**  
 BEARINGS SHOWN HEREON ARE BASED ON WESTERLY RIGHT OF WAY LINE OF CIVIC ROAD BEING S19°04'50"W PER PLAT BOOK 16, PAGE 253.

**5F CEMETERY NOTE**  
 THERE IS NO VISIBLE EVIDENCE OF CEMETERIES ON SUBJECT PROPERTY.

**9 PARKING SPACES** REGULAR=55 HANDICAP=2

**5Biii ACCESS TO PROPERTY**  
 THE SUBJECT PROPERTY HAS DIRECT PHYSICAL ACCESS TO E MAIN STREET (U.S. HIGHWAY 78 AND CIVIC DRIVE, DEDICATED PUBLIC STREETS OR HIGHWAYS.

**16 EARTH MOVING NOTE**  
 THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.

**18 DUMP, SUMP OR LANDFILL NOTE**  
 THERE IS NO OBSERVABLE EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.

**6Bvii CONTIGUITY STATEMENT**  
 THE PARCELS CONTAINED IN THE LEGAL DESCRIPTION ARE CONTIGUOUS WITHOUT ANY GAPS, GORES OR OVERLAPS.

**7 SURVEYOR'S CERTIFICATE**  
 TO: AR CAPITAL, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ARC KLSNVGAD01, LLC, A DELAWARE LIMITED LIABILITY COMPANY, CHICAGO TITLE INSURANCE COMPANY, WELLS FARGO BANK, N.A., ITS SUCCESSORS AND ASSIGNS:  
 THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6(b), 7(a), 7(b)(1), 7(c), 8, 9, 10(c), 11(c), 12, 13, 14, 16, 18, 21 AND 22 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 08/16/2012. DATE OF PLAT OR MAP: 18/18/2012.

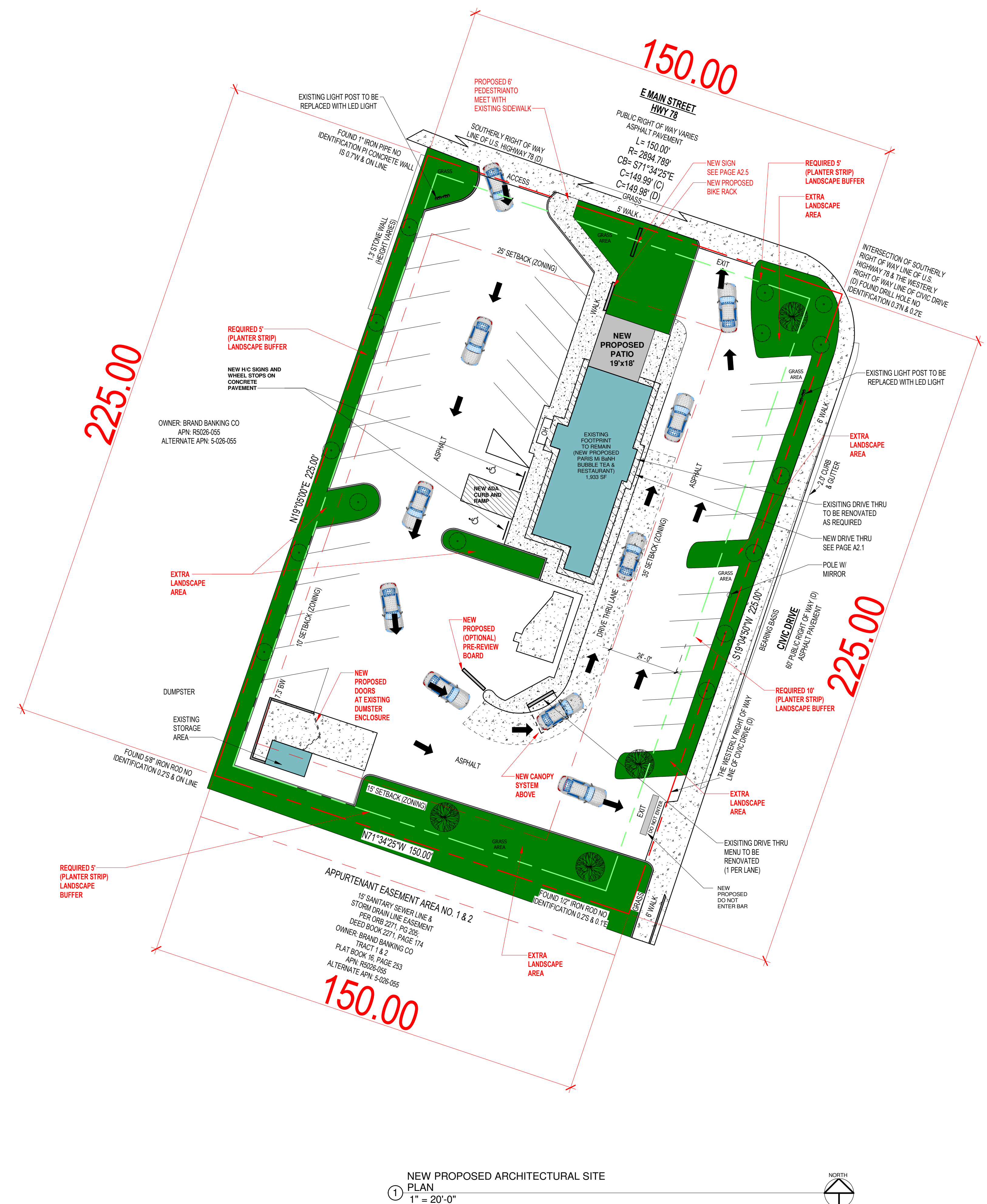
*Carl S. Courson* 1/10/13  
 REGISTERED SURVEYOR: CARL S. COURSON DATE  
 PROFESSIONAL LAND SURVEYOR NO.: 2272  
 STATE OF GEORGIA  
 PROJECT NO.: 1200904  
 SURVEY PREPARED BY:  
 AMERICAN SURVEYING AND MAPPING, INC.  
 3191 MAGUIRE BLVD., SUITE 200  
 ORLANDO, FL 32803  
 PHONE: (407) 426-7979  
 FAX: (407) 426-9741

**AMERICAN SURVEYING & MAPPING, INC.**  
 3191 MAGUIRE BLVD., SUITE 200 ORLANDO, FL 32803  
 PHONE: (407) 426-7979  
 WWW.ASMCORPORATELCO.COM

**6Dvi ALTA/ACSM LAND TITLE SURVEY**  
 OF  
 KRystal  
 2484 HIGHWAY 78  
 GWINNETT COUNTY SNELLVILLE, GEORGIA

EXHIBIT "B"

PRINT DATE/TIME: 1/16/2023 3:37:00 PM  
 FILE PATH: C:\Users\Hans\Desktop\Dimensions Design Projects\2022 10-08 New Bubble Tea at Snellville, GA\09 Central File\Electrical\at Snellville, VA 3 Submittal\_01-03-2023.rvt  
 THIS DRAWING IS THE PROPERTY OF DIMENSIONS DESIGNS, INC. AND IS NOT TO BE REPRODUCED OR COPIED IN WHOLE OR IN PART. IT IS NOT TO BE USED BY ANY OTHER SUPPLIER, CONTRACTOR, OR ON ANY OTHER PROJECT. THIS DRAWING IS TO BE RETURNED TO DIMENSIONS DESIGNS UPON REQUEST.



**PROPERTY DETAILS:**

PROPERTY ID.....R5026 240  
 ALTERNATE ID.....336106  
 ADDRESS.....2484 MAIN ST  
 PROPERTY CLASS.....FAST FOOD  
 NEIGHBORHOOD.....9310 SNELLVILLE  
 DEEDED ACRES.....0.7700

TOTAL LEASE SPACE.....1,933 SF

**SCOPE OF WORK:**

**SPECIAL USE PERMIT DRIVE-THRU FOR BANH MI BUBBLE TEA & RESTAURANT:**  
 - RENOVATE EXISTING DRIVE-THRU TO MEET 206.2 ALLOWED USE TABLE

THIS PROJECT CONSISTS OF RESURFACING THE PARKING, ADD NEW LANDSCAPE, EXTERIOR BUILDING ELEVATIONS RENOVATIONS & INTERIOR RENOVATIONS. SCOPE OF WORK WILL INCLUDE THE FOLLOWING:

**EXTERIOR RENOVATION:**

- RESURFACE EXISTING PARKING LOT AND MAINTAIN AS REQUIRED
- REPAIR EXISTING CRACKS @ PARKING LOT AS REQUIRED
- RE-STRIPE PER NEW ARCHITECTURAL SITE PLAN
- REPLACING PARKING LOT LIGHTING BULBS @ LIGHT FIXTURES
- ADDING NEW DOORS AT DUMPSTER ENCLOSURE
- EXTERIOR OF BUILDING TO BE REBRANDED AND REDESIGN AS SHOWN ON THESE DOCUMENTS
- INSTALLATION OF NEW LANDSCAPE PER THESE DOCUMENTS

**INTERIOR BUILDING RENOVATION:**

- RENOVATING RESTROOM WITH ASSOCIATED PLUMBING FIXTURE AND ACCESSORIES TO MEET ADA STANDARDS
- RENOVATING THE RESTAURANT KITCHEN SPACE
- RENOVATING AND REDESIGN OF THE SEATING AND RECEPTION AREA
- PRESURE WASH AND PAINT EXTERIOR ELEVATIONS OF BUILDING
- MECHANICAL, ELECTRICAL AND PLUMBING (TO BE BROUGHT UP TO CODE)

OCCUPANCY GROUP CLASSIFICATION:  
**2018 IBC ASSEMBLY GROUP - A-2 LSC ASSEMBLY**

**NUMBER OF STORIES:**

EXISTING: **1** STORY  
 HEIGHT OF THE STRUCTURE:  
**12.4 FEET**  
 RENOVATION/ALTERATION MODIFICATION:  
 EXISTING: YES  
 INTERIOR: YES  
 EXTERIOR: YES  
 TYPE OF CONSTRUCTION:  
 VB

**SPRINKLERED:**

N/A

COMMON PATH OF TRAVEL : 75' MAXIMUM  
 MAXIMUM TRAVEL DISTANCE: PER NFPA: 250'-0"  
 DEAD END CORRIDOR: 50' MAXIMUM



**VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS AT THE SITE BEFORE PROCEEDING WITH EACH PHASE OF THIS WORK.**



**SPECIAL USE PERMIT DRIVE-THRU FOR**  
**Banh Mi**  
**BUBBLE TEA & DELI**  
 2484 Main St  
 Snellville, GA 30078

**PRINT RECORD**

No.	Description	Date

**PROJECT NUMBER** 2022\_10\_01.1      **DATE** 01-16-2023

**DRAWN BY** FU/NVB      **CHECKED BY** CC

**SHEET NAME**

**NEW PROPOSED ARCHITECTURAL SITE PLAN**

**SHEET TITLE**

**A1.3**

**SCALE:** 1" = 20'-0"  
**PRINT DATE/TIME:** 1/16/2023 3:37:00 PM

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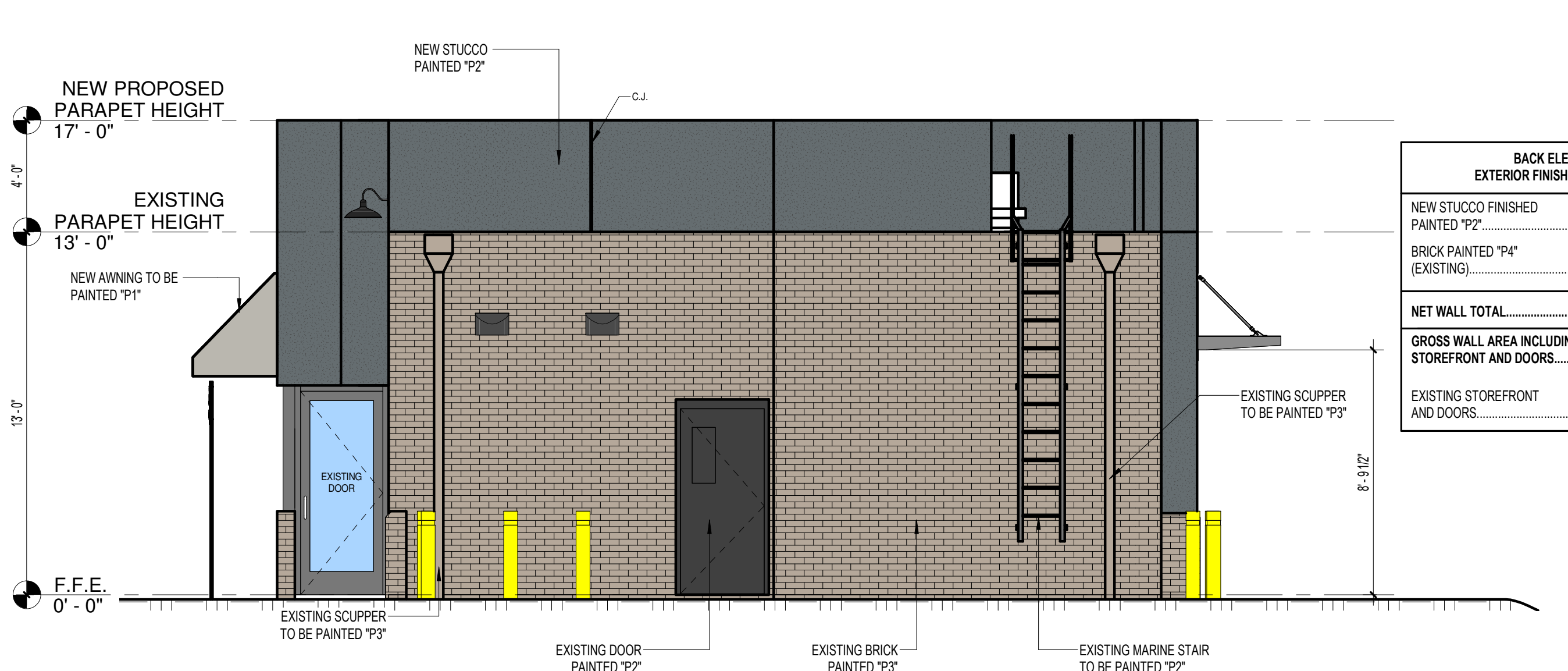
VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS AT THE SITE BEFORE PROCEEDING WITH EACH PHASE OF THIS WORK.



Banh Mi  
1/16/23



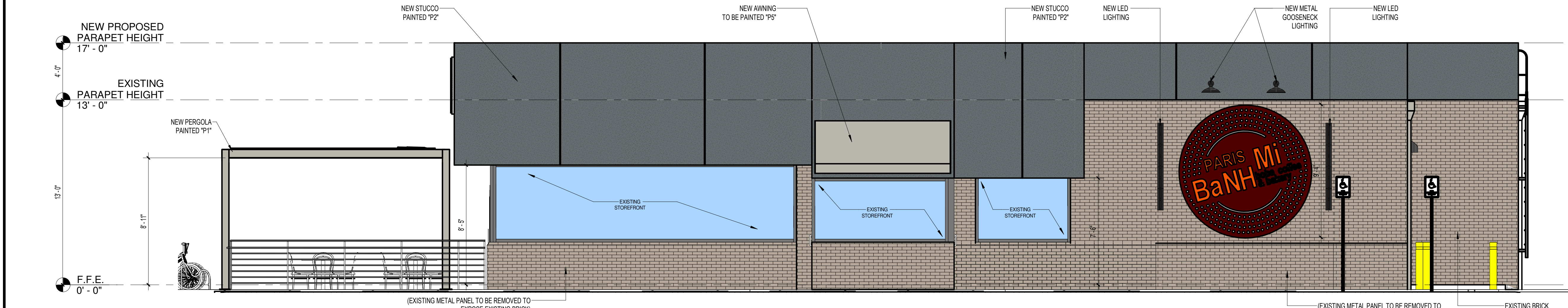
FRONT ELEVATION EXTERIOR FINISH CALCULATION	
NEW STUCCO FINISHED PAINTED "P2"	240 SF (62%)
BRICK PAINTED "P4" (EXISTING)	19 SF (6%)
BRICK BASE PAINTED "P4" (EXISTING)	98 SF (25%)
NEW LED SIGN	30 SF (7%)
<b>NET WALL TOTAL</b>	<b>387 SF</b>
<b>GROSS WALL AREA INCLUDING STOREFRONT AND DOORS</b>	<b>572 SF</b>
EXISTING STOREFRONT AND DOORS	(185 SF)



BACK ELEVATION EXTERIOR FINISH CALCULATION	
NEW STUCCO FINISHED PAINTED "P2"	154 SF (30%)
BRICK PAINTED "P4" (EXISTING)	365 SF (70%)
<b>NET WALL TOTAL</b>	<b>519 SF</b>
<b>GROSS WALL AREA INCLUDING STOREFRONT AND DOORS</b>	<b>569 SF</b>
EXISTING STOREFRONT AND DOORS	(50 SF)

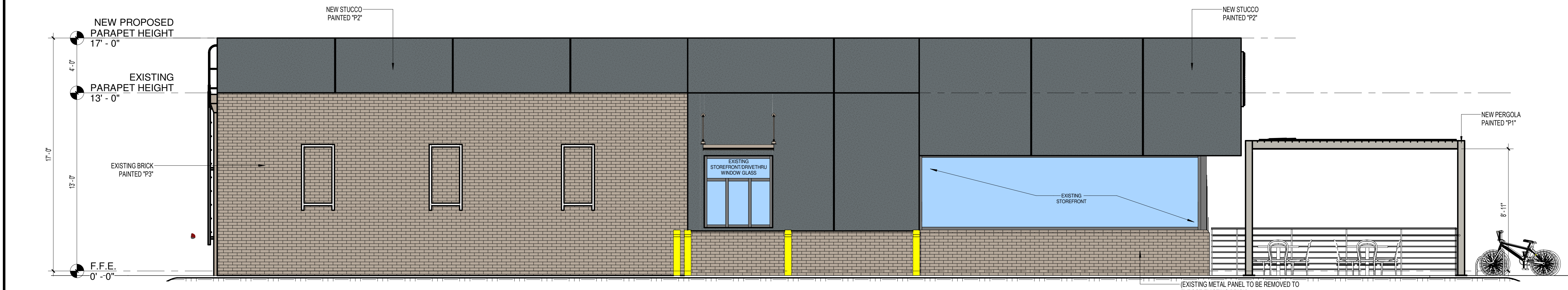
1 A2.1 PROPOSED FRONT ELEVATION  
1/4" = 1'-0"

2 A2.1 PROPOSED REAR ELEVATION  
1/4" = 1'-0"



EXTERIOR FINISH CALCULATION	
NEW STUCCO FINISHED PAINTED "P1"	620 SF (48%)
BRICK PAINTED "P4" (EXISTING)	285 SF (26%)
EXISTING BRICK BASE "P1"	206 SF (20%)
SIGN	69 SF (6%)
<b>NET WALL TOTAL</b>	<b>1,080 SF</b>
<b>GROSS WALL AREA INCLUDING STOREFRONT AND DOORS</b>	<b>1,275 SF</b>
EXISTING STOREFRONT AND DOORS	(195 SF)

3 A2.1 PROPOSED RIGHT ELEVATION (ENTRANCE)  
1/4" = 1'-0"



EXTERIOR FINISH CALCULATION	
NEW STUCCO FINISHED PAINTED "P1"	551 SF (48%)
BRICK PAINTED "P4" (EXISTING)	499 SF (40%)
EXISTING BASE "P2"	125 SF (12%)
<b>GROSS WALL TOTAL</b>	<b>1,135 SF</b>
<b>GROSS WALL AREA INCLUDING STOREFRONT AND DOORS</b>	<b>1,275 SF</b>

4 A2.1 PROPOSED LEFT ELEVATION (DRIVE-THRU)  
1/4" = 1'-0"

**SPECIAL USE PERMIT  
DRIVE-THRU FOR Banh Mi  
BUBBLE TEA & DELI**

2484 Main St  
Snelville, GA 30078

PRINT RECORD

No.	Description	Date

PROJECT NUMBER 2022\_10\_01.1 DATE 01-16-2023

DRAWN BY FU/NVB CHECKED BY CC

SHEET NAME

NEW PROPOSED EXTERIOR ELEVATIONS

SHEET TITLE

**A2.1**



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## **Agenda Item Summary**

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**TO:** The Mayor and Council

**FROM:** Jason Thompson, Director  
Department of Planning and Development

**DATE:** February 27, 2023

**RE:** #RZ 23-01 LUP 23-01

**LOCATION:** 1.129± Acre Site at 2154 North Road, Snellville, Georgia

**STATUS:** Public Hearing (2<sup>nd</sup> Reading)

---

Rezoning from RS-30 (Single-family Residential) District to NR (North Road) District and amendment to the 2040 Comprehensive Plan Future Land Use Map (FLUM) from Low-Density Residential to North Road Redevelopment Area for a financial services office in the existing 2,020± sq. ft. single-story single-family structure.

The applicant is also requesting several variances from the Unified Development Ordinance (“UDO”) to best maintain the historic qualities of the site and generate the least amount of impact to the site and surrounding area.

**Financial Impact:** Site Development Permit fees; Building Permit fees; Real Property Taxes; and Occupational Taxes

**Planning Department Recommendation:** Approval with Conditions

**Planning Commission Meeting and Recommendation:** January 24, 2023 (Approval with Conditions)

**Mayor and Council Meetings:** February 13, 2023 (1<sup>st</sup> Reading)  
February 27, 2023 (2<sup>nd</sup> Reading and Public Hearing)

**Action Requested:** Consideration, Public Hearing and Action

**Draft Ordinance:** Attached



1.129± Acre Site at 2154 North Road, Snellville, Georgia  
Case #RZ 23-01 LUP 23-01  
February 27, 2023  
Page... 2

**Case Documents (website link):**

- Letter of Intent (12-21-2022)
- #RZ 23-01 Rezoning Application (12-21-2022)
- #LUP 23-01 Land Use Plan Amendment Application (12-21-2022)
- 10-12-2022 Boundary Survey (12-13-2022)
- 12-13-2022 Rezoning Site Plan (12-13-2022)
- 1-24-2023 Planning Department Case Summary & Analysis (1-18-2023)
- *Unofficial* 1-24-2023 Planning Commission Regular Meeting Minutes (1-25-2023)
- 1-24-2023 Planning Commission Case Report (1-25-2023)
- 2-13-2023 Planning Department Case Summary & Analysis with Planning Commission Report (1-25-2023)
- 2-27-2023 Planning Department Case Summary & Analysis with Planning Commission Report (2-14-2023)

**STATE OF GEORGIA**

**CITY OF SNELLVILLE**

**ORDINANCE NO. 2023-02**

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SNELLVILLE, GEORGIA, AS AMENDED, FOR A 1.129± ACRE TRACT OF LAND LOCATED IN LAND LOT 39 OF THE 5<sup>TH</sup> LAND DISTRICT, GWINNETT COUNTY, GEORGIA, 2154 NORTH ROAD, SNELLVILLE, GEORGIA; TO GRANT VARIANCES; TO ADD CONDITIONS AFFECTING THE PROPERTY; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

<b>CASE NUMBER:</b>	#RZ 23-01
<b>LOCATION:</b>	2154 North Road, Snellville, Georgia
<b>SIZE:</b>	1.129± Acres
<b>TAX PARCEL:</b>	5039 032
<b>REQUESTED ZONING:</b>	NR (North Road) District
<b>DEVELOPMENT/PROJECT:</b>	Financial Services Office
<b>APPLICANT/PROPERTY OWNER:</b>	Toney Financial Services, Inc. James and Meghan Toney Snellville, Georgia 30078

**WHEREAS**, the governing authority of the City of Snellville, Georgia is the Mayor and Council thereof; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to amend its official zoning map as it applies to the 1.129± acre tract of land located at 2154 North Road, Snellville, Georgia (Tax Parcel 5039 032) for a Financial Services Office; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to grant variances from Article 3 and Article 7 of Chapter 200; Article 1 of Chapter 400 of the Snellville Unified Development Ordinance; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to repeal conditions of zoning from the 6-9-2008 Mayor and Council approved conditional use permit (case #CUP 08-02) to operate a historical event venue; and,

**WHEREAS**, the health, safety, and welfare of the citizens of Snellville, Georgia, will be positively impacted by the adoption of this Ordinance; therefore:

**IT IS HEREBY ORDAINED BY THE GOVERNING AUTHORITY OF THE CITY OF SNELLVILLE, GEORGIA**, and by the authority thereof:

**Section 1.** The Official Zoning Map for the City of Snellville, Georgia for the 1.129± acre tract of land described and shown on the zoning site plan entitled “Site Zoning Plan for North Rd. & Eastwood Dr., 2154 North Road, Snellville, GA 30078” sealed and dated 12-13-2022 (stamped received 1-24-2023) in Exhibit “A”, a copy of which is attached hereto and incorporated herein by reference is hereby amended and changed from RS-30 (Single-family Residential) District to NR (North Road) District, subject to the attachment of the following enumerated variances and conditions:

**VARIANCES:**

1. Approval of variance from Sec. 207-1.7 (Vehicle Parking and Layout Design and Sec. 401-5.13 (Driveways) to allow the existing dirt/gravel driveway to remain.
2. Approval of variance from Sec. 207-2.1.C.1 (Minimum Buffer Strips) to allow encroachment of an existing wood accessory building into the 40-foot undisturbed buffer adjacent to the residential property to the east.

3. Approval of variance from Sec. 401-3.4.H (Inter-parcel Access) to waive the requirement to provide vehicle cross-access points to the adjacent residential properties to the north (Parcel 5039 046) and east (Parcel 5039 192).
4. Approval of variance from Sec. 203-5.11 (Driveways) to allow the site to exceed an amount equal to one driveway every 300 feet of total street frontage or fraction thereof for the two existing dirt/gravel driveways.

**CONDITIONS:**

1. The property shall be developed in accordance with the rezoning site plan entitled “Site Zoning Plan for North Rd. & Eastwood Dr., 2154 North Road, Snellville, GA 30078”, dated 12-13-2022 (stamped received 1-24-2023), with modifications permitted to meet conditions of zoning or State, County, and City regulations. Substantial variation from the rezoning site plan, as determined by the Director of Planning and Development and the City Manager will require Mayor and Council approval.
2. If not connecting to Gwinnett County sanitary sewer, the applicant shall provide written approval by the Gwinnett County Department of Environmental Health for use of the onsite septic system before issuance of a certificate of occupancy, certificate of completion, or business license.

**Section 2.** All conditions that are applicable to the 1.129± acre property and previously approved on 6-9-2008 by the Mayor and Council for conditional use permit case #CUP 08-02 are hereby repealed.

**Section 3.** The changes in zoning classification are to be noted on the Official Zoning Map of the City of Snellville, Georgia as approved by the Mayor and Council as

soon as reasonably possible following the adoption of this Ordinance. The Official Zoning Map of the City of Snellville, Georgia, shall also be amended with an editorial note specifying the date these Snellville zoning amendments were approved by the Mayor and Council and specifying the parcels affected by this Ordinance. Until the changes are indicated on the Official Zoning Map of the City of Snellville, Georgia, as approved by the Mayor and Council, this Ordinance shall govern over Official Zoning Map of the City of Snellville, Georgia approved by the Mayor and Council to the extent of any discrepancy between this Ordinance and the Official Zoning Map of the City of Snellville, Georgia approved by the Mayor and Council.

**Section 4.** The preamble of this Ordinance shall be considered to be and is hereby incorporated by reference as if fully set out herein.

**Section 5.** (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.

**Section 6.** Penalties in effect for violations of Chapter 1 of the Code of Ordinances, City of Snellville, Georgia at the time of the effective date of this Ordinance shall be and are hereby made applicable to this Ordinance and shall remain in full force and effect.

**Section 7.** All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed

**Section 8.** This Ordinance was adopted on February \_\_\_\_, 2023. The effective date of this Ordinance shall be the date of adoption unless otherwise stated herein.

[SIGNATURES BEGIN ON THE FOLLOWING PAGE]

**ORDAINED** this \_\_\_\_\_ day of February, 2023.

\_\_\_\_\_  
Barbara Bender, Mayor

*ATTEST:*

\_\_\_\_\_  
Tod Warner, Mayor Pro Tem

\_\_\_\_\_  
Melisa Arnold, City Clerk

\_\_\_\_\_  
Solange Destang, Council Member

*APPROVED AS TO FORM:*

\_\_\_\_\_  
Dave Emanuel, Council Member

\_\_\_\_\_  
W. Charles Ross, City Attorney  
Powell & Edwards, P.C.

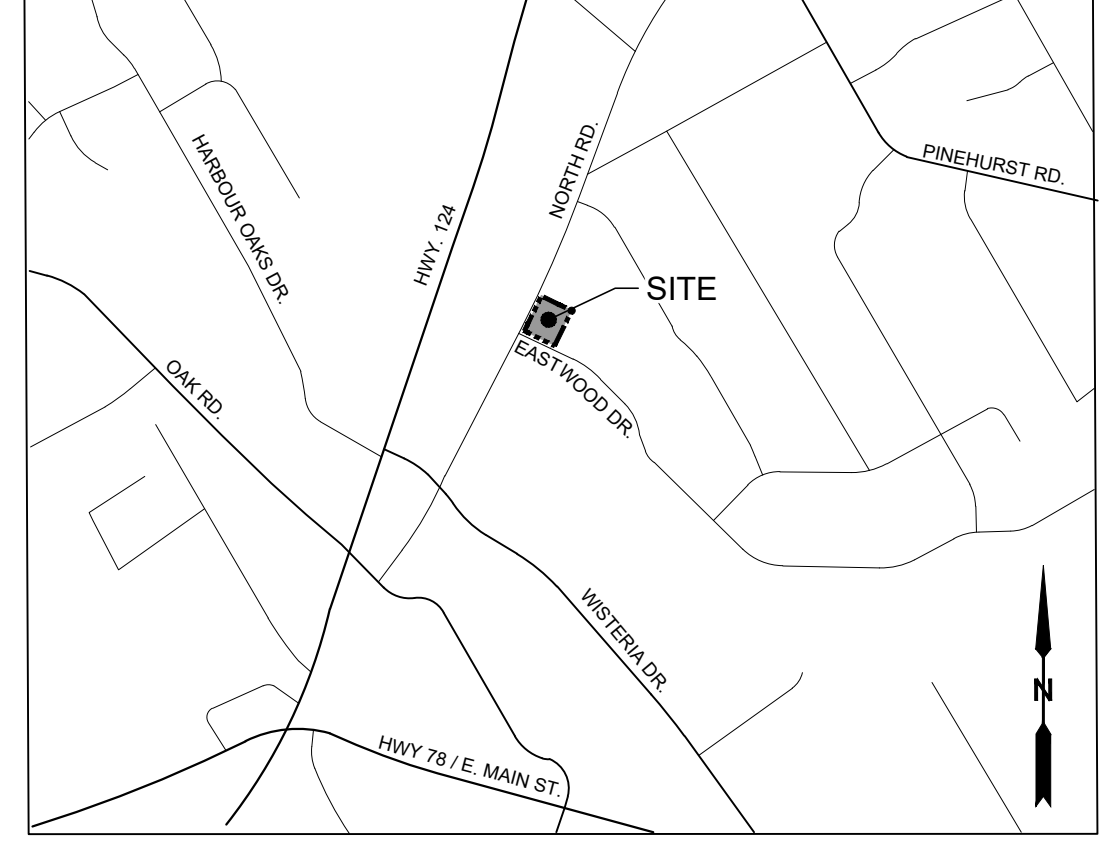
\_\_\_\_\_  
Cristy Lenski, Council Member

\_\_\_\_\_  
Gretchen Schulz, Council Member

EXHIBIT "A"



**SITE VICINITY MAP: N.T.S.**



<b>SITE DATA SUMMARY:</b>	
CITY OF SNELLVILLE	
GROSS ACRES (EXISTING):	+/- 1.129 ACRES
ZONING (EXISTING):	RS30
ZONING (PROPOSED):	NR
<b>SETBACKS</b>	
FRONT YARD:	10'
SIDE YARD:	10'
REAR YARD:	20'
MAX BUILDING HEIGHT:	35'
LANDSCAPE STRIP:	10'

**PARKING REQUIREMENTS:**

1 SPACE PER 500 SF (OFFICE)  
 TOTAL PARKING REQUIRED = 2,183 X 1/500 SF = 4.3 SPACES  
 (1 H/C SPACE REQUIRED)

TOTAL PARKING SPACES PROVIDED = 4 SPACES  
 (5) 9X18 SPACES = 810 SF  
 TOTAL SF OF ADDITIONAL IMPERVIOUS PARKING: +/-1966 SF

**PROPERTY ADDRESS:**  
 2154 NORTH ROAD  
 SNELLVILLE, GA 30078

**PROPERTY OWNERS:**  
 PID: 5039 032 - TONEY JAMES MURPHEY, TONEY MEGHAN BANKS

**UTILITIES:**  
 THE DEVELOPER SHALL BE RESPONSIBLE FOR ANY CONFLICTS WITH EXISTING UTILITIES.

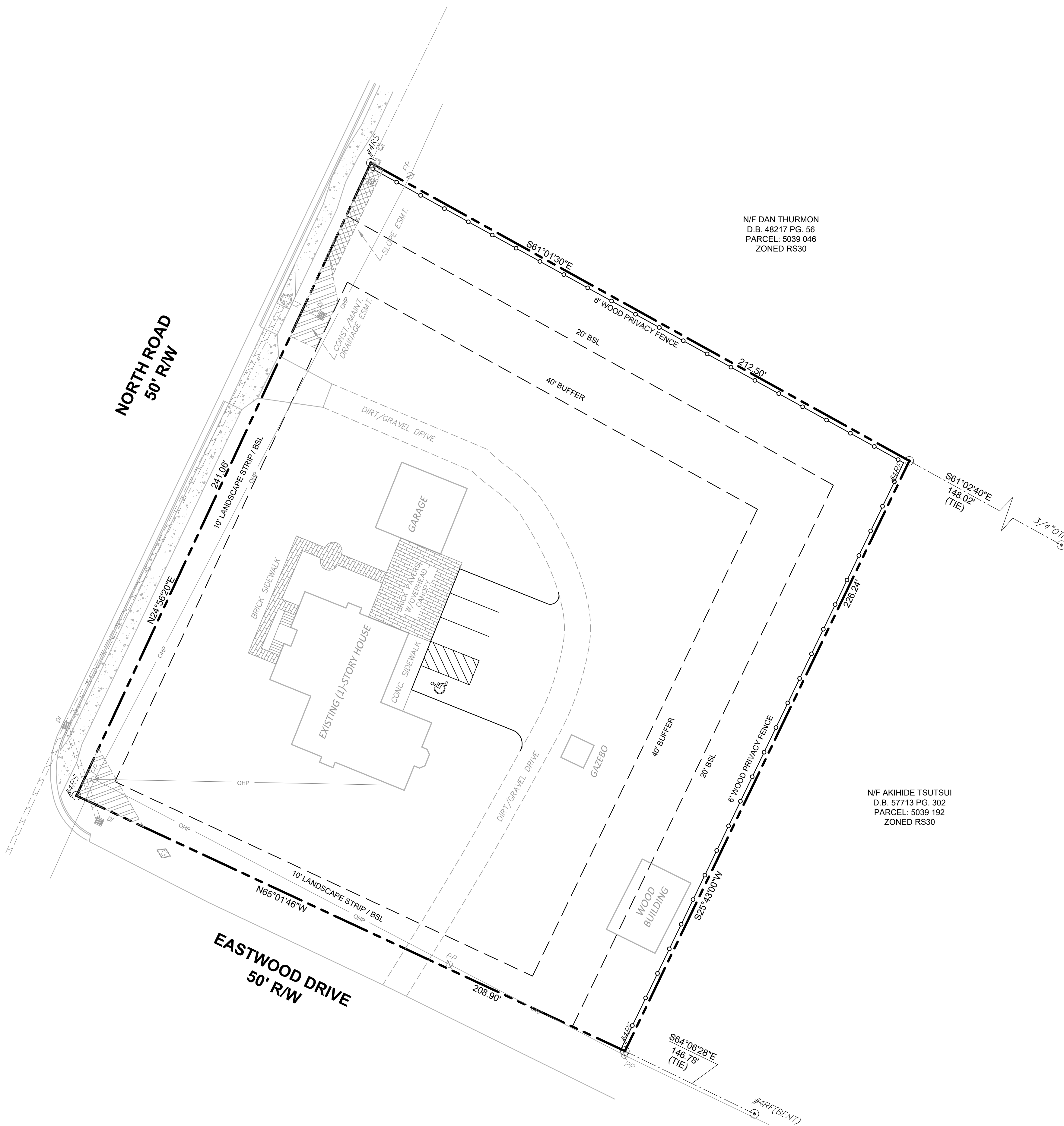
**FEMA NOTE:**  
 NO PORTION OF THIS PROPERTY IS LOCATED IN A FEMA FLOOD HAZARD AREA AS PER FEMA MAP No. 13135C0129F, DATED 09/29/2006.

**PLAN NOTE:**  
 THIS PLAN IS CONCEPTUAL IN NATURE AND DOES NOT CONSTITUTE APPROVAL FOR CONSTRUCTION OR DEVELOPMENT. ADDITIONAL REGULATIONS SHALL APPLY PRIOR TO PERMIT ISSUANCE.

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 EXISTING TREE CANOPY COVERS A PORTION OF THE SITE.

**SEPTIC NOTE:**  
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**WATER NOTE:**  
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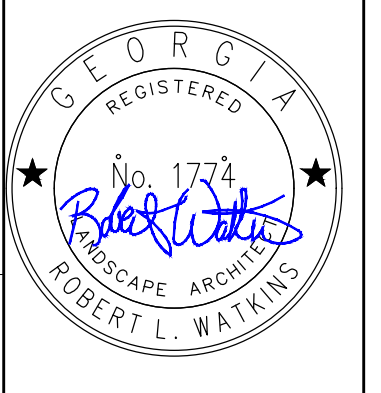


N/F DAN THURMON  
 D.B. 48217 PG. 56  
 PARCEL: 5039 046  
 ZONED RS30

N/F AKIHIDE TSUTSUI  
 D.B. 57713 PG. 302  
 PARCEL: 5039 192  
 ZONED RS30



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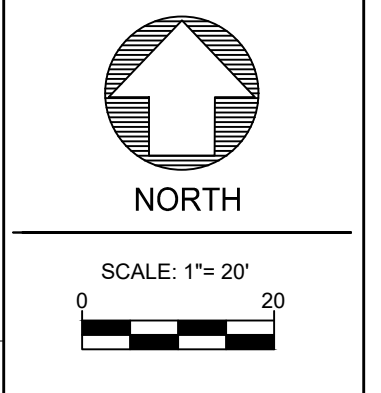


**SURVEYING BY:**  
 Collins Engineering & Design  
 PHONE: (732) 383 - 1950

**DEVELOPER**  
**JAMES TONEY**  
 1605 WINDING CREEK CIRCLE  
 SNELLVILLE, GA 30078

**Site Zoning Plan for**  
**North Rd. & Eastwood Dr.**  
 2154 NORTH ROAD  
 SNELLVILLE, GA 30078  
 L.L. 39 - DISTRICT 5TH  
 PARCEL # 5039 032

Orig. Issue 10.31.22  
 Designed by KN  
 Checked by BW  
 Project # 22204



**SITE ZONING PLAN**  
 12.13.22

**STATE OF GEORGIA**

**CITY OF SNELLVILLE**

**ORDINANCE NO. 2023-03**

AN ORDINANCE TO AMEND THE 2040 COMPREHENSIVE PLAN FUTURE LAND USE MAP FOR THE CITY OF SNELLVILLE, GEORGIA, AS AMENDED, FOR THE 1.129± ACRE TRACT OF LAND LOCATED IN LAND LOT 39 OF THE 5<sup>TH</sup> LAND DISTRICT, GWINNETT COUNTY, GEORGIA; 2154 NORTH ROAD, SNELLVILLE, GEORGIA; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

<b>CASE NUMBER:</b>	#LUP 23-01
<b>LOCATION:</b>	2154 North Road, Snellville, Georgia
<b>SIZE:</b>	1.129± Acres
<b>TAX PARCEL:</b>	5039 032
<b>REQUESTED FUTURE LAND USE MAP AMENDMENT:</b>	North Road Redevelopment Area
<b>DEVELOPMENT/PROJECT:</b>	Financial Services Office
<b>APPLICANT/PROPERTY OWNER:</b>	Toney Financial Services, Inc. James and Meghan Toney Snellville, Georgia 30078

**WHEREAS**, the governing authority of the City of Snellville, Georgia is the Mayor and Council thereof; and

**WHEREAS**, the governing authority of the City of Snellville, Georgia desires to amend the 2040 Comprehensive Plan Future Land Use Map as it applies to the 1.129± acre tract of land located at 2154 North Road, Snellville, Georgia (Tax Parcel 5039 032) for a Financial Services Office; and

**WHEREAS**, the subject property is located just north and outside of the Towne Center Character Area at the southern portion of the North Road Transitional Corridor Character Area of the Snellville 2040 Comprehensive Plan Future Development Map; and

**WHEREAS**, the North Road Redevelopment Area future land use category is an *Appropriate* future land use category for the NR (North Road) zoning district; and,

**WHEREAS**, the health, safety, and welfare of the citizens of Snellville, Georgia, will be positively impacted by the adoption of this Ordinance; therefore:

**IT IS HEREBY ORDAINED BY THE GOVERNING AUTHORITY OF THE CITY OF SNELLVILLE, GEORGIA**, and by the authority thereof:

**Section 1.** The future land use designation of the 1.129± acre tract of land described and shown on the zoning site plan entitled “Site Zoning Plan for North Rd. & Eastwood Dr., 2154 North Road, Snellville, GA 30078” sealed and dated 12-13-2022 (stamped received 1-24-2023) in Exhibit “A”, a copy of which is attached hereto and incorporated herein by reference is hereby amended and changed from Low-Density Residential to North Road Redevelopment Area.

This change in the future land use is to be noted on the City of Snellville 2040 Comprehensive Plan Future Land Use Map, as previously amended and as approved by the Mayor and Council as soon as reasonably possible following the adoption of this Ordinance. The future land use map shall also be amended with an editorial note specifying

the date this Snellville Land Use Plan Amendment was approved by the Mayor and Council and specifying the parcel(s) affected by this Ordinance. Until the change is indicated on the City of Snellville 2040 Comprehensive Plan Future Land Use Map approved by the Mayor and Council, this Ordinance shall govern over the City of Snellville 2040 Comprehensive Plan Future Land Use Map approved by the Mayor and Council to the extent of any discrepancy between this Ordinance and the City of Snellville 2040 Comprehensive Plan Future Land Use Map approved by the Mayor and Council.

**Section 2.** The preamble of this Ordinance shall be considered to be and is hereby incorporated by reference as if fully set out herein.

**Section 3.** (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent

jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.

**Section 4.** Penalties in effect for violations of the Unified Development Ordinance of the City of Snellville at the time of the effective date of this Ordinance shall be and are hereby made applicable to this Ordinance and shall remain in full force and effect.

**Section 5.** All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

**Section 6.** This Ordinance was adopted on February \_\_\_\_\_, 2023. The effective date of this Ordinance shall be the date of adoption unless otherwise stated herein.

[SIGNATURES BEGIN ON THE FOLLOWING PAGE]

**ORDAINED** this \_\_\_\_\_ day of February, 2023.

\_\_\_\_\_  
Barbara Bender, Mayor

*ATTEST:*

\_\_\_\_\_  
Tod Warner, Mayor Pro Tem

\_\_\_\_\_  
Melisa Arnold, City Clerk

\_\_\_\_\_  
Solange Destang, Council Member

*APPROVED AS TO FORM:*

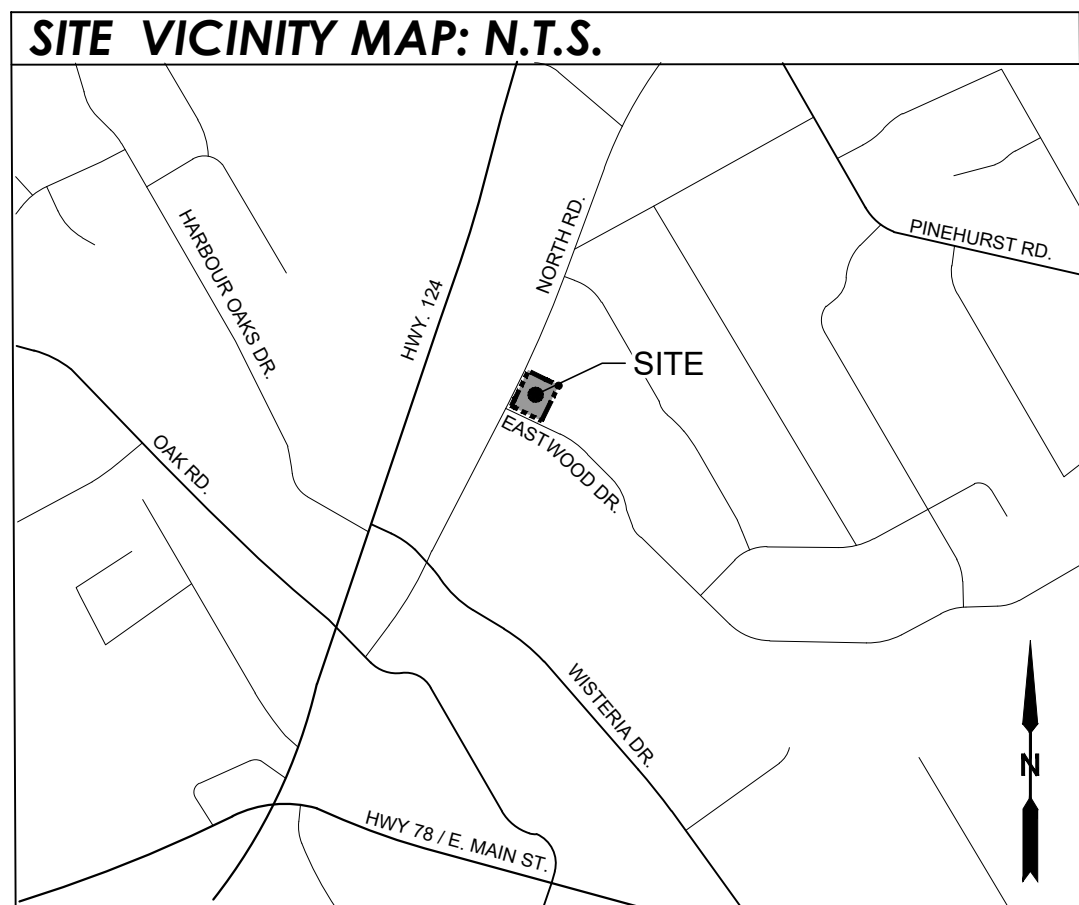
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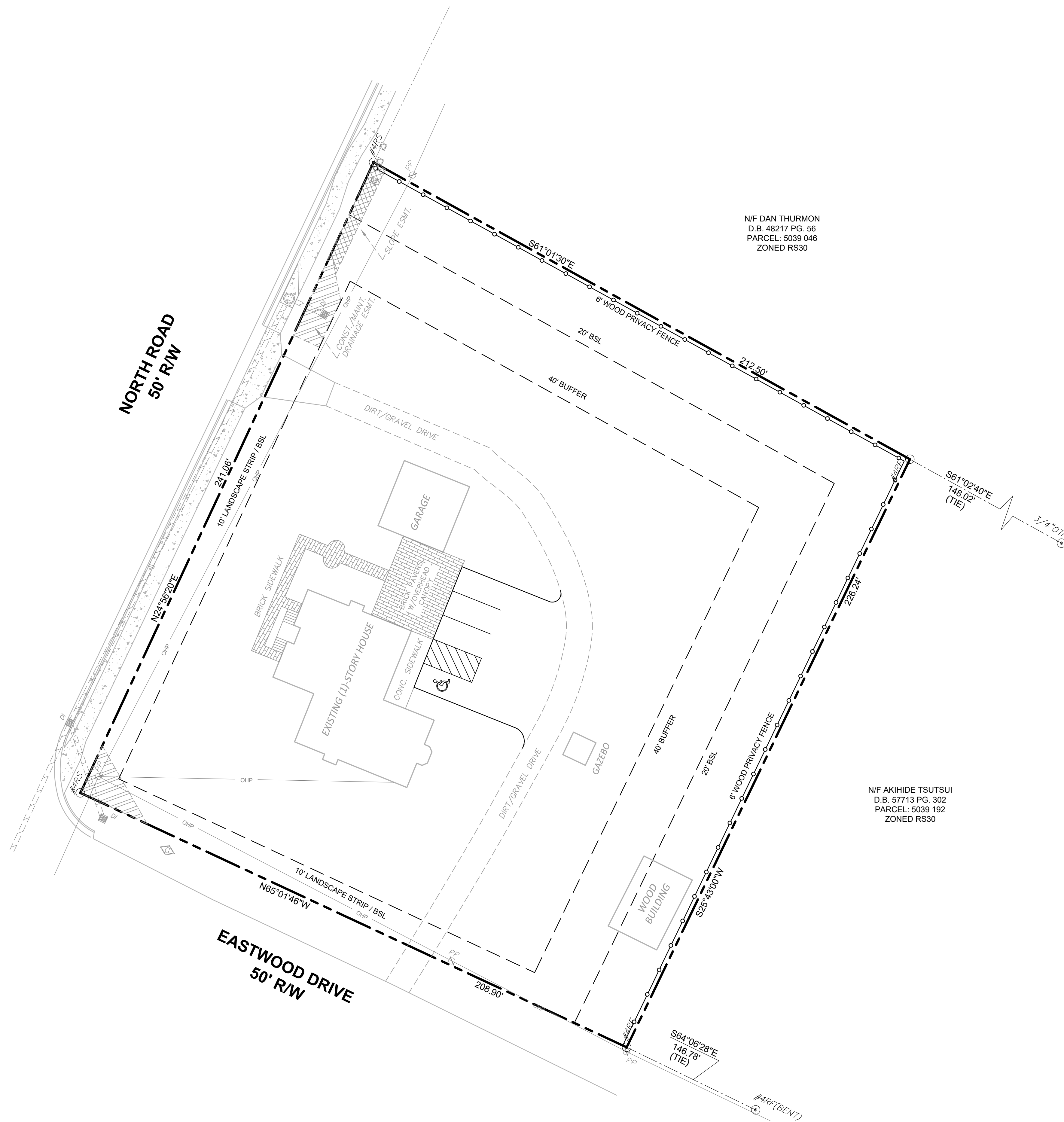
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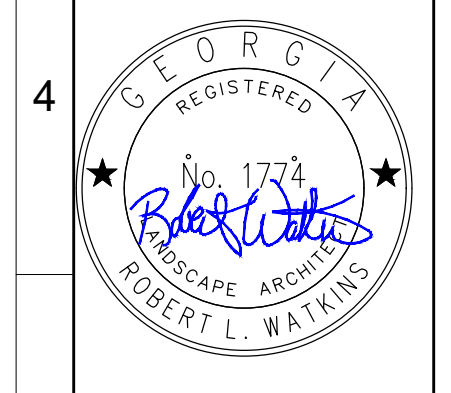


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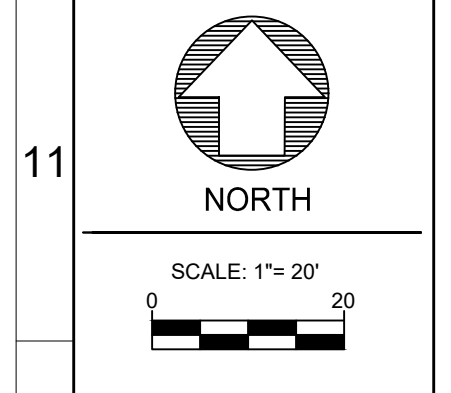


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**DEVELOPER**  
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 L.L. 39 - DISTRICT 5TH  
 PARCEL # 5039 032

Orig. Issue	10.31.22
Designed by	KN
Checked by	BW
Project #	22204



**SITE ZONING PLAN**  
 12.13.22



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## Agenda Item Summary

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**TO:** The Mayor and Council

**FROM:** Jason Thompson, Director  
Department of Planning and Development

**DATE:** February 27, 2023

**RE:** #UDO 23-01 - Text Amendment #5 to the Snellville Unified  
Development Ordinance (UDO)

**STATUS:** Public Hearing (2<sup>nd</sup> Reading)

---

Proposed text amendment to the UDO to:

- A. Add *'Halfway house'* to the Allowed Use Table and provide definition (use is not permitted in any zoning district).
- B. Add *'Package store, distilled spirits'* to the Allowed Use Table as a *Limited* use in the BG and HSB Districts; add definition and use standards to match the language in the proposed amendment to Chapter 6 (Alcoholic Beverage Ordinance) of the Snellville Code of Ordinances (see separate agenda item).
- C. Amend *'Boat and recreational vehicle sales, rental, or service'* specific use listing in the All vehicular use category in the Allowed Use Table to also include utility or enclosed trailers. Amend definitions and use standards.

**Financial Impact:** Alcoholic Beverage Excise Taxes (monthly)  
Occupational Tax License Fee (annual)

**Planning Department  
Recommendation:** Approval

**Planning Commission  
Regular Meeting Date  
(and Recommendation)** January 24, 2023 (Approval)

**Mayor and Council  
Meetings:** February 13, 2023 (1<sup>st</sup> Reading)  
February 27, 2023 (2<sup>nd</sup> Reading and Public Hearing)

**Action Requested:** Consideration, Public Hearing and Action

**Draft Ordinance:** Attached

**Case Documents (website link):**

- Summary of Proposed Amendments (V3) 1-17-2023
- (1) Allowed Use Table pgs 139, 148, 149 (V3) 1-17-2023
- (2) Group Living - Halfway House (V3) 1-17-2023
- (3) Group Living - Halfway House (V3) 1-17-2023
- (4) General Retail (V3) 1-17-2023
- (5) Package Store Distilled Spirits (V3) 1-17-2023
- (6) Vehicular (V3) 1-17-2023
- 1-24-2023 Memo to Planning Commission (1-17-2023)
- *Unofficial* 1-24-2023 Planning Commission Regular Meeting Minutes (1-25-2023)
- 1-24-2023 Planning Commission Report (1-31-2023)
- (5) Package Store Distilled Spirits (V4) 2-6-2023
- (5) Package Store Distilled Spirits (V5) 2-14-2023

STATE OF GEORGIA

CITY OF SNELLVILLE

**ORDINANCE NO. UDO 23-01**

**AN ORDINANCE TO AMEND PORTIONS OF CHAPTER 200 OF THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF SNELLVILLE, GEORGIA; TO ESTABLISH DEFINITIONS AND REGULATIONS FOR CERTAIN ZONING CLASSES FOR “PACKAGE STORE, DISTILLED SPIRITS” AND “HALFWAY HOUSE” AND “UNPOWERED TOW TRAILERS”; TO PROVIDE SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.**

**WHEREAS**, the duly elected governing authority of the City of Snellville, Georgia (the “City”) is the Mayor and Council; and

**WHEREAS**, the Mayor and the Council of the City of Snellville, Georgia, desire to amend portions of the Unified Development Ordinance for the City of Snellville, Georgia; and

**WHEREAS**, the Mayor and the Council of the City of Snellville, Georgia is authorized by O.C.G.A. § 36-35-3 to adopt ordinances relating to its property, affairs and local government; and

**WHEREAS**, due notice to the public was published in the Gwinnett Daily Post, the legal organ for Gwinnett County and the City of Snellville, Georgia on January 4, 2023 giving notice of the January 24, 2023 7:30 p.m. Planning Commission regular meeting and again on February 8, 2023 giving notice of the February 27, 2023 7:30 p.m. Mayor and Council regular meeting and public hearing; and

**WHEREAS**, the Planning Commission of the City of Snellville, Georgia considered the proposed amendments at a duly advertised regular meeting and public hearing on January 24, 2023 at 7:30 p.m. and by a vote of five (5) to zero (0), the Planning Commission recommended *Approval* of the proposed amendments; and

**WHEREAS**, the Mayor and Council of the City of Snellville, Georgia deem such amendment to be for the betterment and general welfare of the City of Snellville and its inhabitants; and,

**IT IS HEREBY ORDAINED BY THE GOVERNING AUTHORITY OF THE CITY OF SNELLVILLE, GEORGIA**, and by the authority thereof:

**Section 1.** Chapter 200, Article 6 of the Unified Development Ordinance of the City of Snellville, Georgia and is hereby amended as follows:

**Section 206-2. Allowed Use Table**, is hereby amended by deleting the previous Table and Table Note [1] and inserting in its place the following Table and Table Note [1] attached hereto as Exhibit “A”.

**Section 206-3.2. Group Living**, is hereby amended by deleting the previous Section 206-3.2.A. and inserting in its place the following Section 206-3.2.A.:

206-3.2. Group Living

A. Defined

Residential occupancy of a structure by a group of people that does not meet the definition of household living. Generally, group living facilities have a common eating area for residents, and residents may receive care or training. The Fair Housing Act (42 U.S.C. Section 3604(f)(3)) makes it unlawful to make a dwelling unavailable to a person because of race, color, national origin, sex, familial status, handicap or disability. No policy or practice of this UDO is intended to have a disparate impact on a protected class. Further, in order to avoid prohibited discrimination, if a person or persons identified as a protected class believes a reasonable accommodation can be made to any use restriction, that person or persons must make an application for a special use or zoning text or map change.

Group living includes the following:

1. Addiction treatment facility.
2. Assisted living facility.
3. Boarding or rooming house.
4. Collective residence.
5. Halfway house.
6. Hospice.
7. Monastery or convent.
8. Nursing facility (skilled).
9. Nursing home.
10. Retirement community (continuing care).
11. Shelter.

**Section 206-3.2. Group Living**, is hereby amended by deleting the previous Section 206-3.2.G. and inserting in its place the following Section 206-3.2.G.:

206-3.2. Group Living

G. Halfway House

1. Defined

A dwelling in which meals, lodging, or both are furnished for compensation to persons with criminal backgrounds or that are on parole to learn (or relearn) the necessary skills to re-integrate into society and better support and care for themselves.

As well as serving as a residence, the halfway house may also provide social, medical, psychiatric, educational, and other similar services.

**Section 206-3.2. Group Living, is hereby amended by deleting the previous Section 206-3.2.H. and inserting in its place the following Section 206-3.2.H.:**

206-3.2. Group Living

H. Hospice

1. Defined

A health care facility for the terminally ill that emphasizes pain control and emotional support for the patient and family, typically refraining from taking extraordinary measures to prolong life.

**Section 206-3.2. Group Living, is hereby amended by deleting the previous Section 206-3.2.I. and inserting in its place the following Section 206-3.2.I.:**

206-3.2. Group Living

I. Monastery or Convent

1. Defined

A place of residence providing group living accommodations to a community of persons living in seclusion under religious vows.

**Section 206-3.2. Group Living, is hereby amended by adding the following new Section 206-3.2.J.:**

206-3.2. Group Living

J. Shelter

1. Defined

A facility providing temporary sleeping facilities for displaced persons.

**Section 206-5.12. Retail Sales, is hereby amended by deleting the previous Section 206-5.12.B. and inserting in its place the following Section 206-5.12.B.:**

206-5.12. Retail Sales

B. General Retail

1. Defined

A facility whose primary use is the sale, lease, or rental of merchandise, food, or beverages that have been produced off-site to the general public. General retail specifically includes, but is not limited to, antiques, animal supplies, art and school supplies, baked goods, beverages, books, cameras, crafts, clothing, convenience foods, convenience goods, dry goods, fabric, flowers, furniture, garden supplies, gifts and cards, groceries, hardware (including small engine repair as an accessory use), hobbies, home improvement supplies, household products, jewelry, medical supplies, musical instruments, news, office supplies, package shipping, pets, pet supplies, photo finishing, phones, picture frames, plants, pottery, printed materials, produce, seafood, shoes, souvenirs, sporting goods, stationery, toys, trophies, and related products. General retail excludes any principal, limited or accessory use that is otherwise identified in this article.

**Section 206-5.12. Retail Sales, is hereby amended by deleting the previous Section 206-5.12.K. and inserting in its place the following Section 206-5.12.K.:**

206-5.12. Retail Sales

K. Package Store (Distilled Spirits)

1. Defined

A retail business establishment that sells unbroken sealed bottles or other sealed containers of alcoholic beverages, malt beverages (beer), wine and distilled spirits (liquor) only at retail to consumers and not for resale for off-premises consumption:

- a. Which derives from such retail sale of alcoholic beverages in unbroken packages at least 75 percent of its total annual gross sales from the sale of a combination of distilled spirits, malt beverages, and wine; and
- b. That is not a beverage store, bottle shop, convenience store, drug store, grocery store, or growler shop, or other retail outlet that is not permitted to sell distilled spirits for off-premises consumption.

The store may also sell non-alcoholic beverages, mixers, ice, garnishes, premium cigars and pipes, pipe tobacco and other pipe products, but not sell lottery tickets, magazines, cigarettes, cigarette-like devices, or vaping products.

2. Use Standards

Where a package store is allowed as a limited use, it is subject to the following:

- a. The premises shall not be within:
  - i. 500 yards of another licensee authorized to sell distilled spirits by the package,
  - ii. 100 yards of any place of worship building, or
  - iii. 130 yards of any school building, school grounds, or college campus.
    - a. For purposes of this requirement, distance shall be measured by the most direct route of travel on the ground and shall be measured in the following manner:
      1. From the main entrance of the establishment from which alcoholic beverages are sold or offered for sale;
      2. In a straight line to the nearest public sidewalk, walkway, street, road or highway by the nearest route;
      3. Along such public sidewalk, walkway, street, road or highway by the nearest route;
      4. To the main entrance of the place of worship, school building, or to the nearest portion of the school grounds or college campus.
- b. The premises must contain a minimum of 10,000 square feet of heated and air-conditioned space, must be a free-standing building, and it must be located on property that is a minimum of one-half acre in size with a minimum of 100 feet of road frontage on a Principal Arterial roadway or within 350 feet of the

Principal Arterial public right-of-way, as classified on the latest update of The Gwinnett County Long Range Road Classification Map.

- c. Each building in which the business will be located shall contain sufficient lighting so that the building itself and premises on all sides of the building shall be visible at all times from the front of the street on which the building is located. The lighting shall reveal the inside retail area of the building and shall reveal all of the outside of the building.
  - d. The premises shall allow ingress and egress for customers and their purchases through a door opening to the outside and facing a public street or public pedestrian area.
  - e. The premises must have access to a traffic light either directly from the premises parking lot or through access easements through adjacent properties.
  - f. All deliveries shall be made at the rear of the store building and all loading areas, dumpsters, recycling bins, and compactors shall be screened from ground view.
  - g. The premises shall not sell lottery tickets, magazines, or cigarettes, cigarette-like devices, or vaping products. Premium cigars and pipes, pipe tobacco and other pipe products are allowed.
3. Alcoholic Beverage Licensing Requirements  
Property owner and/or owner operator shall comply with applicable regulations of Chapter 6 (Alcoholic Beverage Ordinance) of the Code of Ordinances of the City of Snellville, Georgia.

**Section 206-5.12. Retail Sales, is hereby amended by deleting the previous Section 206-5.12.L. and inserting in its place the following Section 206-5.12.L.:**

206-5.12. Retail Sales

L. Pawn Shop, Pawn Broker, Title Pawn, Check Cashing

1. Defined

- a. Pawn Shop. A facility wherein a substantial part thereof is to take or receive, by way of pledge, pawn, consignment or exchange, any goods, wares, merchandise, or any kind of personal property, or the title to any goods, wares, merchandise, or any kind of personal property whatever, as security for the repayment of money lent thereon.
- b. Pawn Broker. A person engaged in whole or in part in the business of lending money on the security of pledged goods, or in the business of purchasing tangible personal property on the condition that it may be redeemed or repurchased by the seller for a fixed price within a fixed period of time, or in the business of purchasing tangible personal property from persons or sources other than manufacturers or licensed dealers as part of or in conjunction with the business activities described in this paragraph K.
- c. Title Pawn. A pawn shop.
- d. Check Cashing. A facility that provides one or more of the following and has general retail sales constituting less than 75% of the total annual revenue generated on the premises:

- i. An amount of money that is equal to the face of the check or the amount specified in the written authorization for an electronic transfer of money, less any fee charged for the transaction;
  - ii. An agreement not to cash a check or execute an electronic transfer of money for a specified period of time; or
  - iii. The cashing of checks, warrants, drafts, money orders, or other commercial paper for compensation by any person or entity for a fee.
- 2. Use Standards
 

Where pawn shop, pawn broker, title pawn, or check cashing is allowed as a special use, the business may not be licensed or operated within 1,000 feet of any residential district, public or private school or college, place of worship, library, day care facility, public park or playground, massage establishment, tattoo studio, existing pawnshop, title pawn shop, check cashing or adult entertainment establishment. For purposes of this requirement, distance is measured by the most direct route of travel on ground in the following manner:

  - a. From the main entrance of the proposed pawn shops/broker, title pawn, or check cashing establishment;
  - b. In a straight line to the nearest public sidewalk, walkway, street, road or highway by the nearest route;
  - c. Along such public sidewalk, walkway, street, road or highway by the nearest route;
  - d. To the main entrance of the existing establishment identified above, or zoning line for properties in a residential district.

**Section 206-5.12. Retail Sales, is hereby amended by deleting the previous Section 206-5.12.M. and inserting in its place the following Section 206-5.12.M.:**

206-5.12. Retail Sales

M. Plant Nursery

1. Defined

A facility in which the primary operation is the sale of seeds and organic and inorganic materials, including, but not limited to, trees, shrubs, flowers, and other plants for sale or transplanting, mulch, pine straw, and other organic products for landscaping purposes, and other limited retail accessory products for gardening and/or landscaping.

**Section 206-5.12. Retail Sales, is hereby amended by deleting the previous Section 206-5.12.N. and inserting in its place the following Section 206-5.12.N.:**

206-5.12. Retail Sales

N. Smoke or Vape Shop

1. Defined

A facility whose principal use involves the sale or on-site use of tobacco products, alternative nicotine products, vape juice, or any combination of these. For the purposes of this definition, “alternative nicotine products” refer to any products or



devices that employ an electronic heating element, power source, electronic circuit, battery, or other electronic, chemical, or mechanical means to produce a vapor that delivers nicotine to the person inhaling from the device, including electronic cigarettes, electronic cigars, electronic hookahs, electronic bongos and electronic pipes, whether manufactured, distributed, marketed, or sold as an electronic cigarette, electronic cigar, or electronic pipe. For the purposes of this definition, “vape juice” refers to any liquid that contains compounds containing pharmaceutical grade vegetable glycerin, propylene glycol, nicotine, food-grade flavoring, and water, and can be used for vaping by means of an alternative nicotine product. For purposes of this definition, “principal use” means that the combined total sales of tobacco products, alternative nicotine products, and vape juice constitute at least 25 percent of the business’s aggregate sales. “Principal use” also means that any amount of on-site use of sold tobacco products, alternative nicotine products, vape juice, or any combination of these occurs on the premises. A business will be deemed a smoke or vape shop when either or both of these “principal use” meanings are met.

2. Use Standards

Where a smoke or vape shop is allowed as a limited use, it is subject to the following:

- a. An operational indoor sprinkler system is required.
- b. One thousand linear feet of separation must exist between said business and any public or private school, day care, parking, place of worship, or playground. For purposes of this requirement, distance is measured by the most direct route of travel on ground in the following manner:
  - i. From the main entrance of the proposed smoke or vape shop;
  - ii. In a straight line to the nearest public sidewalk, walkway, street, road or highway by the nearest route;
  - iii. Along such public sidewalk, walkway, street, road or highway by the nearest route;
  - iv. To closest property line of the lot containing the public or private school, day care, parking, place of worship, or playground

**Section 206-5.13. Vehicular, is hereby amended by deleting the previous Section 206-5.13.A. and inserting in its place the following Section 206-5.13.A.:**

206-5.13. Vehicular

A. Defined

A facility primarily providing the sale, leasing, servicing, repair parts, or storage of passenger vehicles, light and medium trucks, and other consumer motor vehicles such as motorcycles, boats, recreational vehicles, and unpowered tow trailers. Vehicular includes the following:

1. Automobile parts store.
2. Boat, recreational vehicle, utility or enclosed trailer sales, rental, or service.
3. Car wash.
4. Gas station.

5. Internet vehicles sales.
6. Public parking.
7. Remote parking.
8. Vehicle rental.
9. Vehicle sales, rental, or auction.
10. Vehicle repair, minor.
11. Vehicle repair, major.

**Section 206-5.13. Vehicular, is hereby amended by deleting the previous Section 206-5.13.C. and inserting in its place the following Section 206-5.13.C.:**

206-5.13. Vehicular

C. Boat, Recreational Vehicle, Utility or Enclosed Trailer Sales, Leasing, Rental, or Service

1. Defined

A facility that sells, leases, rents or repairs new or used boats, recreational vehicles, utility or enclosed trailers, but not tractor/semi trailers for a fee.

2. Use Standards

Where boat, recreational vehicle, utility or enclosed trailer sales, leasing, rental and service is allowed as a special use, it is subject to the following:

- a. The minimum lot size is 2 acres.
- b. The property must have at 200 feet of frontage on a street.
- c. One thousand linear feet of separation must exist between said business and any other boat, recreational vehicle, utility or enclosed trailer sales, leasing, rental, and service business. For purposes of this requirement, distance is measured by the most direct route of travel on ground in the following manner:
  - i. From the main entrance of the proposed establishment from which vehicle sales or leasing shall occur;
  - ii. In a straight line to the nearest public sidewalk, walkway, street, road or highway by the nearest route;
  - iii. Along such public sidewalk, walkway, street, road or highway by the nearest route;
  - iv. To the main entrance of the existing establishment from which vehicle sales or leasing will occur.
- d. All new and used product inventory on the premises must be in generally good and operable condition. Wrecked or partially wrecked, dismantled, or non-operable recreational vehicles, boats, or trailers are not allowed unless parked/stored inside a fully enclosed building.
- e. All new and used product inventory which is parked or displayed on the premises must be parked on a hard-surface marked/striped spaces only and only in areas designated for the display of product inventory being offered for sale, lease, or rent and may not be parked in any landscape strip or buffer area or elevated by the use of a ramp, post or other device higher than 5 feet above grade.

- f. All new and used product inventory may not be parked in areas reserved for customer or employee parking.
- g. No outdoor incidental uses such as carwashes or air compressors are allowed.
- h. The sides and rear of the facility must be screened from view of surrounding properties by an opaque 8-foot high fence.
- i. All service and repair work must be performed in an enclosed building that meets all applicable building, zoning, and life safety requirements.
- j. Showrooms and/or service bays that keep the new and used product inventory within building structures must meet all applicable federal, State, County, and local building and life-safety codes (at the time of application for an occupation tax certificate).
- k. Internet sales where there is no temporary or permanent storage, parking, delivery, or display of inventory must apply to the Department for administrative review. The Director must review and prepare a recommendation of the request. The City Manager, after having reviewed the Director's recommendation(s), has final authority to grant administrative variances. Application for an administrative variance must contain the following:
  - i. Administrative variance application.
  - ii. Sworn/notarized affidavit by the applicant/owner certifying that there will be no temporary or permanent storage, parking, delivery or display of vehicles/inventory.
- l. Before the issuance of an occupational tax certificate from the City, all applicants must provide a current copy of any required dealer licenses obtained from the State of Georgia.
- m. Anyone found to be in violation of these use standards is subject to citation(s) of up to \$1,000.00 per day and/or up to 60 days in jail so long as the violation(s) are present on the property.

**Section 2.** (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance

is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.

**Section 3.** All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

**Section 4.** This Ordinance was adopted \_\_\_\_\_, 2023. The effective date of this Ordinance shall be the date of adoption unless otherwise stated herein.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

**ORDAINED** this \_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Barbara Bender, Mayor

*ATTEST:*

\_\_\_\_\_  
Tod Warner, Mayor Pro Tem

\_\_\_\_\_  
Melisa Arnold, City Clerk

\_\_\_\_\_  
Solange Destang, Council Member

*APPROVED AS TO FORM:*

\_\_\_\_\_  
Dave Emanuel, Council Member

\_\_\_\_\_  
W. Charles Ross, City Attorney  
Powell & Edwards, P.C.

\_\_\_\_\_  
Cristy Lenski, Council Member

\_\_\_\_\_  
Gretchen Schulz, Council Member

**EXHIBIT “A”**

**Section 206-2.**

**Allowed Use Table**

**(18-Pages)**

## Sec. 206-2. Allowed Use Table

KEY: P = Permitted Use L = Limited Use S = Special Use ‘--’ = Use Not Permitted																										
Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business					Towne Center			Definition/ Standards					
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR		LM	TCO [1]	TC-MU	TC-R	CI
<b>Residential Uses</b>																										
<b>All household Living, as listed below:</b>																										
Single-family detached dwelling	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	--	--	--	P	P	--	--	S	S	--	Sec. 206-3.1.A
Two-family dwelling	--	--	--	P	P	P	P	--	--	--	--	--	P	P	--	--	--	--	P	P	--	--	S	S	--	Sec. 206-3.1.B
Single-family attached dwelling	--	--	--	--	L	L	L	L	--	--	--	--	--	L	L	--	--	--	L	L	--	--	S	S	--	Sec. 206-3.1.C
Multiple-family dwelling	--	--	--	--	--	P	P	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	--	--	--	Sec. 206-3.1.D
Towne Center loft	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	Sec. 206-3.1.E
Towne Center flat	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	Sec. 206-3.1.F
Mobile home	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-3.1.G
Live-work	--	--	--	--	--	--	S	--	--	--	--	--	--	--	--	--	--	--	P	P	--	--	S	S	--	Sec. 206-3.1.H
<b>All group living, as listed below:</b>																										
Addiction treatment facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-3.1.I
Assisted living facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	P	P	S	S	--	S	S	S	P	Sec. 206-3.2.A
Boarding and rooming house	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	Sec. 206-3.2.B
Collective residence	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	--	--	S	S	--	--	S	S	S	Sec. 206-3.2.C
Community living arrangement	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	--	--	S	S	--	--	S	S	S	Sec. 206-3.2.D
Group home	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	--	--	S	S	--	--	S	S	S	Sec. 206-3.2.E
Halfway house	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-3.2.E
Hospice	--	--	--	--	--	--	S	--	--	--	--	--	--	S	--	S	S	S	--	--	--	--	S	S	P	Sec. 206-3.2.F
Monastery or convent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	S	S	P	Sec. 206-3.2.G
Nursing facility (skilled)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	P	P	S	S	--	S	S	S	P	Sec. 206-3.2.H
Nursing home	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	P	P	S	S	--	S	S	S	P	Sec. 206-3.2.I
Personal care home	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	--	--	S	S	--	--	S	S	S	Sec. 206-3.2.J
Retirement community (continuing care)	--	--	--	--	--	--	S	S	--	--	--	--	--	S	--	--	--	--	S	--	--	--	S	S	S	Sec. 206-3.2.A
Shelter	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-3.2.B
<b>Public/Institutional Uses</b>																										

KEY: P = Permitted Use L = Limited Use S = Special Use ‘--’ = Use Not Permitted		Residential								Residential Build-to-Rent					Mixed-Use & Business					Towne Center			Definition/ Standards					
Use Category	Specific Use	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR	LM		TCO [1]	TC-MU	TC-R	CI	
<b>All civic, as listed below:</b>																												Sec. 206-4.1.A
	Colleges, public or private	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	P	Sec. 206-4.1.B	
	Community center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	P	P	Sec. 206-4.1.C
	Fraternal organization and club, non-profit	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	P	Sec. 206-4.1.D
	Museum, library	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	P	Sec. 206-4.1.E
	Non-profit private clubhouse	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	--	--	--	--	--	L	L	--	Sec. 206-4.1.F
	Non-profit private outdoor recreation	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	--	--	--	--	--	--	--	--	S	S	--	Sec. 206-4.1.G
	Place of worship	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	S	S	S	S	--	--	S	S	S	L	Sec. 206-4.1.H
	Public buildings and use	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-4.1.I
	School, public or private	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	S	S	S	--	--	--	--	S	--	P	Sec. 206-4.1.J	
<b>All park and open space, as listed below:</b>																												<b>Sec. 206-4.2.A</b>
	Cemetery	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	--	--	--	--	--	--	--	--	--	--	S	Sec. 206-4.2.B
	Community garden	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-4.2.C
	Country club, golf course	P	--	--	--	--	--	--	--	P	--	--	--	--	--	--	--	P	P	P	--	--	--	--	--	--	--	Sec. 206-4.2.D
	Park, plaza, square	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-4.2.E
	Playground	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-4.2.F
<b>All utility, as listed below:</b>																												Sec. 206-4.3.A
	Minor utility	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-4.3.B
	Small cell facility	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-4.3.C
	Telecommunication antenna and tower	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	Sec. 206-4.3.D
	Utility substation	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	Sec. 206-4.3.E
<b>Commercial Uses</b>																												
	Adult entertainment establishment	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	--	--	--	--	--	--	--	--	Sec. 206-5.1
<b>All day care, as listed below:</b>																												<b>Sec. 206-5.2.A</b>
	Adult care center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	S	--	--	--	P	S	--	P	Sec. 206-5.2.B
	Day care center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	S	--	--	--	P	S	--	P	Sec. 206-5.2.C
	Family day care home	P	P	P	P	P	P	--	P	P	P	P	P	P	--	--	--	--	S	P	--	--	--	S	S	--	Sec. 206-5.2.D	
<b>All event facility</b>		--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	--	--	--	<b>P</b>	<b>P</b>	--	--	<b>Sec. 206-5.3</b>



**KEY: P = Permitted Use L = Limited Use S = Special Use ‘--’ = Use Not Permitted**

Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business					Towne Center			Definition/ Standards					
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR		LM	TCO [1]	TC-MU	TC-R	CI
<b>All hotels, motels, extended stay hotels</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	<b>Sec. 206-5.4</b>	
<b>All indoor recreation, except as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	<b>Sec. 206-5.5.A</b>	
Amusement center, game/video arcade	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.5.A	
Assembly hall, auditorium, meeting hall	--	--	--	--	S	--	S	--	--	--	--	--	--	S	--	S	S	S	--	--	S	--	--	S	Sec. 206-5.5.A	
Billiard hall, pool hall	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.5.A	
Bowling alley	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.5.A	
Convention center, arena, indoor stadium	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	S	Sec. 206-5.5.A	
Electric or gas powered vehicle tracks	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Extreme sports facility such as BMX, skateboarding or rollerblading	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Gym, health spa, or yoga studio	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	--	--	--	Sec. 206-5.5.B	
Ice or roller skating rink	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Indoor sports facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Inflatable playground	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Meditation center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.5.A	
Miniature golf facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
School for the arts	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	P	P	--	--	Sec. 206-5.5.C	
Indoor shooting range	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	S	--	--	Sec. 206-5.5.A	
Theaters	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.5.D	
<b>All medical, except as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	<b>Sec. 206-5.6.A</b>	
Ambulatory surgical center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	--	P	Sec. 206-5.6.B	
Blood plasma donation center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	Sec. 206-5.6.A	
Chiropractor	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Dental office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Emergency medical office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	P	Sec. 206-5.6.A	
Hospital	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	p	Sec. 206-5.6.A	
Kidney dialysis center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	S	--	--	p	Sec. 206-5.6.A	

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Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/ Standards							
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI
Medical clinic	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Medical or dental laboratory	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	Sec. 206-5.6.A
Medical office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Medical practitioner	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Mobile health wellness and screening	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	L	L	L	L	L	--	L	Sec. 206-5.6.C
Ophthalmologist	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Optometrist	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Osteopath	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Physician's office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	P	Sec. 206-5.6.A
Urgent care	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	P	Sec. 206-5.6.A
<b>All office, except as listed below</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	<b>L</b>	<b>P</b>	<b>P</b>	--	--	<b>Sec. 206-5.7.A, Sec. 206-5.7.H</b>
Accountant, bookkeeper, auditor office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Advertising office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Architect office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Attorney's office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Banks	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.7.B
Business management consulting	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Business school	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	--	P	P	--	--	Sec. 206-5.7.G	
Business services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Call center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Collection agency	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Commercial art	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Computer or data processing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Counseling in office setting	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Employment center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Engineer office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A	
Finance company	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.7.C

KEY: P = Permitted Use L = Limited Use S = Special Use ‘--’ = Use Not Permitted		Residential								Residential Build-to-Rent					Mixed-Use & Business					Towne Center			Definition/Standards				
Use Category	Specific Use	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR	LM		TCO [1]	TC-MU	TC-R	CI
	Financial services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Graphic design	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Insurance adjuster	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Insurance agent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Interior decorator	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Investment or brokerage house	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Lawyer’s office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Lender office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Loan office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	--	Sec. 206-5.7.D
	Mortgage agent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Office showroom	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.E
	Professional services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Radio, film, recording, and television studios and stations	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.7.F
	Real estate agent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Sales office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Savings and loan institution	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.7.B
	Security system services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	L	P	P	--	--	Sec. 206-5.7.A
	Trade school	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.7.G
	Travel agency	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	L	P	P	--	--	Sec. 206-5.7.A
	Vocational school	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.7.G
	<b>All outdoor recreation, including:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>S</b>	<b>S</b>	<b>S</b>	--	--	<b>S</b>	<b>S</b>	--	--	<b>Sec. 206-5.8</b>
	Amusement park	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Batting cage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Drive-in theater	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Electric or gas powered vehicle tracks	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Extreme sports facility (BMX, skateboarding or rollerblading)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Golf driving range	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8
	Miniature golf	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8

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Use Category	Specific Use	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR	LM	TCO [1]		TC-MU	TC-R	CI		
	Outdoor amusements	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8		
	Outdoor shooting range	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8	
	Outdoor sports field/court	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8	
	Outdoor stadium, arena	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8	
	Outdoor theater	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8	
	Water park	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.8	
	<b>All passenger terminal (no on-site storage or parking of vehicles), including:</b>	--	--	--	--	--	--	<b>P</b>	--	--	--	--	--	--	--	--	--	<b>P</b>	<b>P</b>	<b>P</b>	--	--	<b>P</b>	<b>P</b>	--	<b>P</b>	Sec. 206-5.9		
	Bus terminal	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	P	Sec. 206-5.9	
	Limousine service	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	P	Sec. 206-5.9	
	Non-emergency transport	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	P	Sec. 206-5.9	
	Taxicab service	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	P	Sec. 206-5.9	
	<b>All personal services, except the following:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	--	--	<b>P</b>	<b>P</b>	--	--	<b>Sec. 206-5.10.A</b>	
	Animal care (indoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	P	--	--	Sec. 206-5.10.B
	Animal boarding	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	P	--	--	Sec. 206-5.10.B
	Animal grooming	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.B	
	Animal hospital	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	P	--	--	Sec. 206-5.10.B
	Animal shelter	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	P	--	--	Sec. 206-5.10.B
	Animal care (outdoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	S	--	--	Sec. 206-5.10.C	
	Beauty salon	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.10.A
	Body piercing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.10.H	
	Doggy day care (indoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	P	--	--	Sec. 206-5.10.B
	Dry cleaning	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	L	--	--	Sec. 206-5.10.D
	Eyeglass shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.10.A
	Food catering	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.A	
	Fortune teller	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.10.G	
	Funeral home, mortuary (without crematorium)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	--	--	--	Sec. 206-5.10.A	
	Funeral, mortuary (with crematorium)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.10.A	

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Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/ Standards								
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI	
Hair salon	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	P	P	--	--	Sec. 206-5.10.A	
Kennel (indoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	P	--	--	Sec. 206-5.10.B	
Laundry, coin-operating or full-service	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	L	--	--	Sec. 206-5.10.D		
Locksmith shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.A	
Massage therapy	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	L	--	L	--	--	--	Sec. 206-5.10.E	
Nail salon	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	--	P	P	--	--	Sec. 206-5.10.A	
Personal Repair	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.F	
Pet clinic	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	P	--	--	Sec. 206-5.10.B	
Pet grooming	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.B	
Photocopying, printing and reproduction service	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.A	
Psychic, fortune teller	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.10.G	
Tailor or milliner	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	P	P	--	--	Sec. 206-5.10.A	
Tanning salon	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	P	P	--	--	Sec. 206-5.10.A	
Tattoo parlor or body piercing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	S	--	--	Sec. 206-5.10.H	
Taxidermist	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	P	--	--	Sec. 206-5.10.A	
Tutoring service	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	P	P	--	--	Sec. 206-5.10.A	
Upholster, non-vehicle	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	--	--	Sec. 206-5.10.F	
Veterinary clinic	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	P	--	--	Sec. 206-5.10.B	
<b>All restaurants, except as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	--	<b>Sec. 206-5.11.A, Sec. 206-5.11.E</b>	
Bar	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.11.B	
Brewpub	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	--	L	L	L	--	--	Sec. 206-5.11.A, Sec. 206-5.11.E	
Coffee shop, donut shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E
Drive-in restaurant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	--	--	--	--	--	--	--	Sec. 206-5.11.D, Sec. 206-5.11.E	
Drive-thru facility (as an accessory use)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	L	S	L	--	--	Sec. 206-8.9
Hookah bar or lounge	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206.5.11.F	
Ice cream shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A,

KEY: P = Permitted Use L = Limited Use S = Special Use ‘--’ = Use Not Permitted																											
Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/ Standards								
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI	
																											Sec. 206-5.11.E
Juice shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E	
Lounge	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.11.B	
Nightclub	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.11.B	
Pizza delivery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	--	--	--	Sec. 206-5.11.A, Sec. 206-5.11.E	
Restaurant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E	
Restaurant, drive-thru	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	S	--	--	--	Sec. 206-5.11.A, Sec. 206-5.11.E	
Restaurant, take-out	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E	
Tavern	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.11.B	
Tea shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E	
Yogurt shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	--	L	Sec. 206-5.11.A, Sec. 206-5.11.E	
<b>All retail, except as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A		
Animal supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Antique shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Appliance store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.A	
Art and school supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Art gallery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A	
Art studio	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A	
Artisan shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	L	L	L	L	L	--	--	Sec. 206-5.12.C	
Baked goods	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.B	
Bakery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	P	--	Sec. 206-5.12.D	
Beverage store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.B	
Bicycle shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.A	
Book store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.B	
Bottle shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.E	
Building supply (no outdoor storage)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	P	--	Sec. 206-5.12.F	

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Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center	Definition/ Standards							
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG		HSB	MU	NR	LM	TCO [1]	TC-MU	TC-R
Building supply (with outdoor storage)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	P	--	--	--	--	Sec. 206-5.12.F
Camera store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Check cashing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.12.L
Clothing store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Consumer fireworks retail sales facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	--	--	--	--	--	--	Sec. 206-5.12.G
Convenience food store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Convenience goods	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Craft store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Department store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A
Drug store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.H
Dry goods store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Electronics store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A
Fabric store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Flower shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Food store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Furniture store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Garden supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
General retail	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Gift and cards	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Grocery store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Growler shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.E
Guns and ammunition	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A
Hardware store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Hobby store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Home building supply store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	--	--	--	Sec. 206-5.12.A
Home improvement supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	--	--	--	Sec. 206-5.12.B
Household products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B
Jewelry store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B

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Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/ Standards							
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI
Lawnmower shop and other small engine (sales, rental, repair)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	P	--	--	--	--	Sec. 206-5.12.I	
Meat market	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	--	L	L	L	--	--	Sec. 206-5.12.J	
Medical supply store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Music and musical instruments store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
News store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Office supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Package store, distilled spirits	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	--	--	--	--	--	--	--	Sec. 206-5.12.K	
Package shipping (UPS)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Pawn broker	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.12.L	
Pawn shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	S	--	--	--	Sec. 206-5.12.L	
Pet store and supplies	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Pharmacy	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.H
Phone store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Photo finishing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Picture frames	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Plant nursery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	--	--	--	Sec. 206-5.12.M	
Pottery store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Printed materials store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Produce store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Seafood store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Shoe store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Smoke shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.12.N	
Souvenir shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Sporting goods store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Stationery store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.B	
Swimming pool supply store (indoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	P	P	--	--	Sec. 206-5.12.A	
Swimming pool supply store (outdoor)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	P	--	--	--	--	Sec. 206-5.12.F	



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Use Category Specific Use	Residential							Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/Standards							
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI
Title pawn	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	--	--	--	--	--	--	--	Sec. 206-5.12.L
Toy store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.B
Trophies store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.B
Vape shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-5.12.N
Video game store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.A
Video store	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	--	--	P	P	--	--	Sec. 206-5.12.A
<b>All vehicular, as listed below:</b>																										<b>Sec. 206-5.13.A</b>
Automobile parts store (no repair or installation)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	--	--	--	--	--	Sec. 206-5.13.B
Boat, recreational vehicle, enclosed or utility trailer sales, rental, or service	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	S	--	--	--	--	--	Sec. 206-5.13.C
Car wash, self-serve, full-service, detailing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	P	S	--	P	--	--	--	--	--	Sec. 206-5.13.D
Gas station (with convenience store). No vehicle repair or service	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	S	--	--	--	--	--	Sec. 206-5.13.E
Internet vehicles sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	--	--	L	L	--	--	--	Sec. 206-5.13.F
Public parking (for off-site uses)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	S	Sec. 206-5.13.G
Remote parking (for off-site uses)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	S	S	--	--	S	S	--	S	Sec. 206-5.13.H
Vehicle rental	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	S	--	--	--	--	--	Sec. 206-5.13.I
Vehicle sales, rental, or auction	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	S	--	--	--	--	--	Sec. 206-5.13.J
<b>Vehicle repair (minor), including the following:</b>																<b>S</b>	<b>S</b>				<b>P</b>	<b>S</b>				<b>Sec. 206-5.13.K</b>
Audio and alarm installation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
Bed-liner installation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
Custom accessories	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
Emissions testing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	--	--	--	--	--	Sec. 206-5.13.K
Glass repair and replacement	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
Minor scratch and dent repair	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
Quick lubrication facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	S	--	--	P	S	--	--	--	--	Sec. 206-5.13.K
<b>Vehicle repair (major), including the following:</b>																					<b>S</b>					<b>Sec. 206-5.13.L</b>



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Use Category Specific Use	Residential							Residential Build-to-Rent				Mixed-Use & Business				Towne Center		Definition/ Standards								
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG		HSB	MU	NR	LM	TCO [1]	TC-MU	TC-R	CI
Chemical materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Chemical, cosmetics, drug, soap, paints, fertilizers and abrasive products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Clay materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Concrete batch plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Explosives materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Fireworks materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Food processing, and related products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Glass materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Leather materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Livestock or poultry slaughtering	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Lumber production	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Lumberyard	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Metal products, including enameling and galvanizing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Paper materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Petroleum, liquefied petroleum gas and coal products and refining	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Plastic materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Prefabricated building manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Pulp materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Rubber and plastic products, rubber manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Rubber materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Sawmill, log production facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Stone materials or product	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
Tobacco materials or products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-6.2
<b>All light industrial uses, as listed below</b>																										<b>Sec. 206-6.3.A</b>

KEY: P = Permitted Use L = Limited Use S = Special Use '--' = Use Not Permitted																										
Use Category Specific Use	Residential								Residential Build-to-Rent					Mixed-Use & Business				Towne Center		Definition/ Standards						
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU		NR	LM	TCO [1]	TC-MU	TC-R	CI
Ambulance service (with on-site storage or parking)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	P	--	--	--	--	Sec. 206-6.3.B
Baking plants	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Brewery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	S	S	--	--	Sec. 206-6.3.C
Carpet cleaning plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Contractors storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	P	--	--	--	--	Sec. 206-6.3.D
Distillery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	S	S	--	--	Sec. 206-6.3.C
Dry cleaning plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Food and beverage production	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Land-intensive outdoor sales and services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Laundry cleaning plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Limousine service (with on-site storage or parking)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Manufactured building sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Mobile home sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.3.A
Non-emergency transport service (with on-site storage or parking)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	P	--	--	--	--	Sec. 206-6.3.A
Repair or services of business, industrial, machinery, equipment or products by providing centralized services for separate retail outlets	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	S	--	--	--	--	Sec. 206-6.3.A
Sale, rental, or repair of machinery, heavy equipment, or special trade tools	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	S	--	--	--	--	Sec. 206-6.3.E
Taxicab service (with on-site storage or parking)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	P	--	--	--	--	Sec. 206-6.3.A
Winery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	P	P	--	--	Sec. 206-6.3.C
<b>All light manufacturing, except as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>P</b>	--	--	--	--	<b>Sec. 206-6.4.A</b>
Bookbinding plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Cabinet makers	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Clothing, textile or apparel manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A

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Use Category Specific Use	Residential								Residential Build-to-Rent			Mixed-Use & Business				Towne Center		Definition/ Standards									
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG		HSB	MU	NR	LM	TCO [1]	TC-MU	TC-R	CI	
Facilities that assemble or manufacture scientific instruments, semiconductor and related devices	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A	
Furniture manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Machine shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Medical supply manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Mini-warehouse	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.7.A
Pharmaceutical manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Printing plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Publishing plant	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Sheet metal shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Stone, clay, glass or concrete products	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Tool repair	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Welding shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
Woodworking shop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.4.A
<b>Storage Uses</b>																											
Contractors equipment storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Equipment storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Fleet storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
New and operable used vehicle, boat, or other similar operable vehicle storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Trailer storage, drop-off lot	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Storage of soil, mulch, stone, lumber, pipe, steel, and other similar material equipment	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Storage and splitting of logs	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
Towing/impounding of vehicles	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	P	--	--	P	--	--	--	--	Sec. 206-6.5.A
Tractor trailers storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.5.A
<b>All self-storage, as listed below:</b>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	<b>S</b>	--	--	--	<b>P</b>	--	--	--	--	<b>Sec. 206-6.7</b>
Indoor multi-story storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	--	P	--	--	--	--	Sec. 206-6.7.A



<b>KEY: P = Permitted Use L = Limited Use S = Special Use '--' = Use Not Permitted</b>																											
	Residential	Residential Build-to-Rent	Mixed-Use & Business	Towne Center																							
Use Category	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB	MU	NR	LM	TCO [1]	TC-MU	TC-R	CI	Definition/Standards	
<b>Agricultural</b>																											
All crop and tree farming	P	P	P	P	P	P	P	--	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-7.1
<b>Accessory Uses</b>																											
Accessory uses not otherwise listed below, as determined by the Director	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-8.2	
Accessory cemetery	S	S	S	S	S	S	S	--	S	S	S	S	S	S	--	--	S	S	S	S	--	--	--	--	S	Sec. 206-8.3	
Accessory dwelling unit (ADU)	--	--	--	--	--	--	L	--	--	--	--	--	--	--	--	--	--	--	L	L	--	--	L	L	--	Sec. 206-8.4	
Automated retail structure	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	L	--	Sec. 206-8.5	
Bee keeping	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	L	Sec. 206-8.6	
Caretaker's residence	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	P	P	Sec. 206-8.7	
Donation bin	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-8.8	
Drive-thru facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	L	--	--	L	L	L	--	Sec. 206-8.9	
Dumpster	--	--	--	--	L	L	L	L	L	--	--	--	--	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.10	
Electric vehicle (EV) charging station	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.31	
Heliport	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	Sec. 206-8.11	
Home occupation	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	L	L	--	--	L	L	--	Sec. 206-8.12	
In-law suite	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	L	L	--	--	L	L	--	Sec. 206-8.13	
Institutional accessory uses	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-8.14	
Keeping of pets	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.15	
Keeping of livestock	L	--	--	--	--	--	--	--	--	L	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-8.16	
Modular offices/classroom	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	Sec. 206-8.17	
On-site parking	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Sec. 206-8.18	
Outdoor storage, minor	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	L	L	L	--	L	--	L	--	--	Sec. 206-8.19	
Outdoor storage, major	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	S	--	--	S	--	--	--	--	--	Sec. 206-8.20	
Parking of business vehicles	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.21	
Parking of recreational vehicles	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	--	L	--	--	--	--	--	Sec. 206-8.22	
Parking and storage of watercraft	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	--	--	--	--	L	--	--	--	L	--	Sec. 206-8.23	
Portable accessory structure (PODS)	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.24	

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Use Category Specific Use	Residential								Residential Build-to-Rent				Mixed-Use & Business				Towne Center		Definition/ Standards							
	RS-30	RS-15	RS-5	R-DU	R-TH	RM	RX	RO	PRC	RS-30-BTR	RS-15-BTR	RS-5-BTR	R-DU-BTR	R-TH-BTR	RO-BTR	OP	BG	HSB		MU	NR	LM	TCO [1]	TC-MU	TC-R	CI
Religious accessory uses	L	L	L	L	L	L	L	--	L	L	L	L	L	L	--	--	L	L	L	L	--	L	L	L	L	Sec. 206-8.25
Roofed accessory structure	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	P	P	P	P	P	P	P	P	L	P	Sec. 206-8.26
Satellite dish antenna	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.27
Solar energy system (ground mounted)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	Sec. 206-8.32
Solar energy system (intergrated or roof mounted)	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.32
Swimming pool, hot tub, spa, koi pond	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.28
Temporary Shelter	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.30
Unroofed accessory structure	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	L	Sec. 206-8.29

Table Note

[1] TCO use standards do not apply to properties zoned TC-MU or TC-R.



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## **Agenda Item Summary**

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**TO:** The Mayor and Council

**DATE:** February 27, 2023

**RE:** ORD 2023-04  
Retail Sales of Distilled Spirits by the Package

**STATUS:** Public Hearing (2<sup>nd</sup> Reading)

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Proposed ordinance to amend portions of Chapter 6 of the Code of Ordinances of the City of Snellville to allow for the issuance of licenses to sell distilled spirits by the package pursuant to the referendum vote conducted November 8, 2022.

**Financial Impact:** Alcoholic Beverage Excise Taxes (monthly)  
Occupational Tax License Fee (annual)  
Alcoholic Beverage License Fee (annual)

**Mayor and Council Meetings:** February 13, 2023 (1<sup>st</sup> Reading)  
February 27, 2023 (2<sup>nd</sup> Reading and Public Hearing)

**Action Requested:** Consideration, Public Hearing and Action

**Draft Ordinance:** Attached

CITY OF SNELLVILLE

STATE OF GEORGIA

ORDINANCE NO. 2023-04

AN ORDINANCE TO AMEND PORTIONS OF CHAPTER SIX OF THE CODE OF ORDINANCES OF THE CITY OF SNELLVILLE TO ALLOW FOR THE ISSUANCE OF LICENSES TO SELL DISTILLED SPIRITS BY THE PACKAGE PURSUANT TO THE REFERENDUM VOTE CONDUCTED NOVEMBER 8, 2022, TO REPEAL CONFLICTING ORDINANCES, AND FOR OTHER PURPOSES

WHEREAS, a referendum pursuant to O.C.G.A. 3-4-41 was conducted during the November 8, 2022 special called election and the majority of voters were in favor of allowing retail package sales of distilled spirits in the City of Snellville, Georgia; and

WHEREAS, the Mayor and the Council of the City of Snellville, Georgia is authorized by O.C.G.A. § 36-35-3 to adopt ordinances relating to its property, affairs and local government; and,

IT IS HEREBY ORDAINED BY THE GOVERNING AUTHORITY OF THE CITY OF SNELLVILLE, GEORGIA, and by the authority thereof:

**Section 1.** Article I of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended by adding the following definition:

Sec. 6-1. – Definitions.

*Package store (distilled spirits)* means a retail business establishment that sells unbroken sealed bottles or other sealed containers of alcoholic beverages, malt beverages (beer), wine and distilled spirits (liquor) only at retail to consumers and not for resale for off-premises consumption:

1. Which derives from such retail sale of alcoholic beverages in unbroken packages at least 75 percent of its total annual gross sales from the sale of a combination of distilled spirits, malt beverages, and wine; and
2. That is not a beverage store, bottle shop, convenience store, drug store, grocery store, or growler shop, or other retail outlet that is not permitted to sell distilled spirits for off-premises consumption.

**Section 2.** Article II of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended by adding the following:

**Section 6-48 Additional Application Requirements for Retail Dealers in Distilled Spirits by Package:**

*(a) Licensed premises' building requirements:*

(1) No license to sell distilled spirits by the package shall be effective until the building in which the business will be located is complete, detailed plans of the building and outside premises have been submitted to and approved by the city, and the city has issued a certificate of occupancy for the building. For initial qualification for a license, the applicant must attach to his or her initial application a survey, a rendering of the proposed building, and a site plan. The proposed building shall be subject to final inspection and approval when completed by the building inspector, the fire marshal, the planning director, and shall comply with other ordinances of the city for zoning, storage, parking, buffers and other issues. The proposed building also shall comply with all regulations of the state revenue commissioner and all the laws of the state.

(2) Each building in which the business will be located shall contain sufficient lighting so that the building itself and the premises on all sides of the building shall be readily visible at all times from the front of the street on which the building is located. The lighting shall reveal the inside retail area of the building and shall reveal all of the outside premises of the building.

(3) The licensed premises shall only be allowed in the following zoning classes: General Business (BG) and Highway Service Business (HSB).

(4) The licensed premises shall not be within 500 yards of another licensee authorized to sell distilled spirits by the package, 100 yards of a house of worship building or 130 yards of any school building, school grounds, or college campus as described in Section 6-72(b) of this Ordinance. Distances shall be measured consistent with Section 6-72(d) of this Ordinance.

(5) The licensed premises must contain a minimum of 10,000 square feet of heated and air-conditioned space, must be a free-standing building, and it must be located on property that is a minimum of one-half acre in size with a minimum of 100 feet of road frontage on a Principal Arterial or within 350 feet of the Principal Arterial public right-of-way, as classified by the latest update of The Gwinnett County Long Range Road Classification Map.

(6) The licensed premises shall allow ingress and egress for customers and their purchases through a door opening to the outside and facing a public street or public pedestrian area.

(7) The licensed premises must have access to a traffic light either directly from the licensed premises parking lot or through access easements through adjacent properties.

(8) Deliveries shall be made at the rear of the store building and all loading areas, dumpsters, recycling bins, and compactors shall be screened from ground view.

(9) Licensed premises shall not sell lottery tickets, magazines, or cigarettes, cigarette-like devices, or vaping products. Premium cigars and pipes, pipe tobacco and other pipe products are allowed.

(10) The building shall be owned or leased by the applicant, and proof of ownership or lease is required.

(b) *Proof of insurance required:* The applicant for a license to sell distilled spirits by the package shall provide proof of comprehensive general liability insurance, including liquor liability coverage, for the licensed premises with coverage of at least \$2,000,000.00 per occurrence, inclusive of personal injury, bodily injury, death, and property damage, and an umbrella policy with coverage of at least \$2,000,000.00 per occurrence. At the time a license application is submitted, the city will accept as proof of insurance a quote from a reputable insurance company. The applicant may need to ask the insurance company for an extension of the quote. Prior to opening a package store, and thereafter at the time of renewing a license, a licensee must submit a certificate of insurance to the Department of Planning and Development. Failure to do so is cause for revocation of a license.

(c) *Number of licenses to be determined by population:* The city shall issue no more than two license for the retail sale of distilled spirits, until such time as the number of city residents reaches 30,000, as found in the most recent population estimates published by the United States Bureau of the Census or American Community Survey, at which time the city may issue an additional license or licenses so long as thereafter the number of licenses in operation within the city limits at any one time shall not exceed one license to sell packaged distilled spirits for each 10,000 city residents as found in the most recent population estimates published by the United States Bureau of the Census or American Community Survey.

#### **Sec. 6-49. – Application Approval Process for Retail Dealers in Distilled Spirits by Package**

(1) Upon action of the Mayor and Council, the city shall publish notice of availability of any license(s) to sell distilled spirits by the package in a newspaper of general circulation in the city and state the deadline for filing an application. Such notice shall be published at least once a week for two consecutive weeks. The application deadline shall be at least 20 business days after publication. All applications for a license to sell distilled spirits by the package shall be submitted during business hours to the city manager or his/her designee, who shall mark the application with the time and date received.

(2) Upon the filing of an application, the city manager or his/her designee shall have five business days to review the application and to send a copy of the application to all affected departments of city government to determine compliance with city regulations and laws. Each department notified shall submit a report within 20 business days of receipt of the application to the city manager which states whether there are any objections to the application.

(3) Within 20 business days from the date the city manager or his/her designee receives all department notifications, the city manager shall render a written determination as to whether the application complies with the requirements of this chapter.

(4) The written determination shall be sent by certified mail to the applicant whose application was considered.

(5) If the decision of the city manager is to deny the requested license, then the letter to the applicant shall set forth in reasonable detail the grounds upon which the license is being denied. The letter shall further advise the applicant of the right to appeal the decision to the mayor and city council within 20 business days of the date on which the written decision of the city manager is sent by certified mail.

(6) The city manager or his designee may deny a city license or renewal thereof under this article on any of the following grounds:

- a. Failure to meet state requirements for state license;
- b. Failure to pay all required fees and taxes;
- c. Failure to provide valid information, documents and the like required by this article;
- d. False information in the application or attached documents;
- e. Improper residency of applicant, owner or registered agents;
- f. Failure to post and maintain proper signs and advertisements required in this article;
- g. Failure to meet distance, location or number of business requirements;
- h. Prior convictions as herein provided; or
- i. Failure to meet any other requirements in this article for a license or any other requirement in any other provision of this Code or the Charter.

(7) If the city manager determines that the applicant meets the criteria for a license to sell distilled spirits by the package within the Snellville city limits, but there are more qualified applicants than available licenses, then the city manager shall send a letter by certified mail to the applicant notifying him or her that a licensee or licensees to sell distilled spirits by the package shall be selected by lottery at a meeting of the city council and of the date, time and place of said meeting. The Mayor and Council shall appoint an independent third party that resides outside the city limits to conduct the lottery.

(8) The letter shall further advise the applicant of the right to appeal the decision to the mayor and city council within 20 business days of the date on which the lottery takes place.

**Sec. 6-50. - Both retail sale of package malt beverages and wine and package distilled spirits.**

For licensees who wish to operate a business which conducts both the retail sale of package distilled spirits and the retail sale of package malt beverages and wine, in the case of conflict, the provisions of this article regulating the retail sale of package distilled spirits shall prevail, and compliance with those provisions, rather than the provisions applicable to the license permitting the retail sale of package malt beverages and wine, is required

**Section 3.** Article II of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended as follows:

**Section 6-36 - Requirement to publish notice of application to sell distilled spirits by consumption on-premises, is hereby amended by deleting the Section in its entirety and replacing the deleted language with the following:**

Section 6-36 - Requirement to publish notice of application to sell distilled spirits by package or consumption on-premises,

A notice of each application to sell distilled spirits, whether by a retail package dealer or by consumption on-premises, shall be advertised in the official newspaper of the city, once a week for two weeks immediately preceding consideration of the application.

**Section 4.** Article II of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended by deleting the following language:

Sec. 6-43. - License fee and amount to defray investigative costs to accompany application to sell packages of malt beverages and wine for off-premises consumption.

**and replacing the deleted language with the following:**

Sec. 6-43. - License fee and amount to defray investigative costs to accompany application to sell packages of distilled spirits, malt beverages and wine for off-premises consumption.

**Section 5.** Article VII of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended as follows:

**Section 6-231 - Type of retail establishment,** is hereby amended by deleting the following language:

No beer or wine shall be sold at retail except in establishments located in zoning districts in which these establishments are permitted as a conforming use or in districts where an existing establishment exists as a nonconforming use.

**and replacing the deleted language with the following:**

No distilled spirits, beer or wine shall be sold at retail except in establishments located in zoning districts in which these establishments are permitted as a conforming use or in districts where an existing establishment exists as a nonconforming use.

**Section 6.** Article VII of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended as follows:

**Section 6-233 - Hours and days of sale**, is hereby amended by deleting the following language:

- (a) No retail license holder holding a license under this article for sale of beer/malt beverages, wine, or both shall furnish, sell or offer for sale any beer/malt beverage or wine except between the hours of 7:00 a.m. until 12:00 midnight Monday through Saturday and 12:30 p.m. until 11:30 p.m. on Sunday.
- (b) No retail license holder shall furnish, sell, or offer for sale any beer/malt beverage or wine at any time in violation of state law, local ordinance or regulation, or special order of the mayor and council.

**and replacing the deleted language with the following:**

- (a) No retail license holder holding a license under this article for sale of beer/malt beverages, wine, or both shall furnish, sell or offer for sale any beer/malt beverage or wine except between the hours of 7:00 a.m. until 12:00 midnight Monday through Saturday and 12:30 p.m. until 11:30 p.m. on Sunday.
- (b) No retail license holder holding a license under this article for sale of distilled spirits shall furnish, sell or offer for sale distilled spirits, or any other alcoholic beverages, except between the hours of 9:00 a.m. until 10:00 p.m. Monday through Saturday and 12:30 p.m. until 7:00 p.m. on Sunday.
- (c) No retail license holder shall furnish, sell, or offer for sale any distilled spirits/beer/malt beverage or wine at any time in violation of state law, local ordinance or regulation, or special order of the mayor and council.

**Section 7.** Article IV of Chapter 6 of the Code of Ordinances of the City of Snellville is hereby amended by deleting the following section in its entirety:

**Section 6-123 - Excise tax requirements for distilleries selling packaged distilled spirits directly to consumers**

There is hereby levied an excise tax computed at the rate of \$0.22 per, excluding fortified wine, and a proportionate tax at the same rate on all fractional parts of a liter, which shall be paid to the governing authority on all packaged distilled spirits sold by distilleries directly to consumers in the City of Snellville. Such tax shall be paid to the planning and development department with a summary of all retail sales on or before the tenth day of the month following. Excise taxes received in the planning and development department after the 20th day of the month shall be charged a ten percent penalty. It shall be unlawful and a violation of this chapter for any distillery to sell or deliver in any manner any distilled spirits to a consumer without collecting said tax.

**and replacing the deleted language with the following:**

**Section 6-123 - Excise tax requirements for retail package sellers and distilleries selling packaged distilled spirits directly to consumers.**

There is hereby levied an excise tax computed at the rate of \$0.22 per liter, excluding fortified wine, and a proportionate tax at the same rate on all fractional parts of a liter, which shall be paid to the governing authority on all packaged distilled spirits sold by retail package sellers or distilleries directly to consumers in the City of Snellville. Such tax shall be paid to the planning and development department with a summary of all retail sales on or before the tenth day of the month following. Excise taxes received in the planning and development department after the 20th day of the month shall be charged a ten percent penalty. It shall be unlawful and a violation of this chapter for any retail package sellers or distillery to sell or deliver in any manner any distilled spirits to a consumer without collecting said tax.

**Section 8.** (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.

**Section 9.** All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

**Section 10.** This Ordinance was adopted \_\_\_\_\_, 2023. The effective date of this Ordinance shall be the date of adoption unless otherwise stated herein.



[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

**ORDAINED** this \_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Barbara Bender, Mayor

*ATTEST:*

\_\_\_\_\_  
Dave Emanuel, Council Member

\_\_\_\_\_  
Melisa Arnold, City Clerk

\_\_\_\_\_  
Cristy Lenski, Council Member

*APPROVED AS TO FORM:*

\_\_\_\_\_  
Solange Destang, Council Member

\_\_\_\_\_  
W. Charles Ross, City Attorney  
Powell & Edwards, P.C.

\_\_\_\_\_  
Gretchen Schulz, Council Member

\_\_\_\_\_  
Tod Warner, Mayor Pro Tem

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## **Agenda Item Summary**

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**TO:** The Mayor and Council

**FROM:** Jason Thompson, Director  
Department of Planning and Development

**DATE:** February 27, 2023

**RE:** Fee Schedule Amendment – Department of Planning and  
Development

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Proposed amendment to the Planning Department's Fee Schedule to:

- A. Add license fees for *'Short-Term Rental Licenses'*; and
- B. Add license fees for *'Retail Package Sales of Distilled Spirits for Off Premises Consumption'*.

**Financial Impact:** Annual License Fees

**Planning Department Recommendation:** Approval

**Action Requested:** Consideration and Action

**Attachment:** 2-6-2023 Draft Fee Schedule Amendment

**CITY OF SNELLVILLE**  
**Department of Planning and Development**  
**Fee Schedule Including Alcoholic Beverage License Fees**

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**Massage/Spa Establishment Licenses**

New or Renewal Massage/Spa Establishment License.....	\$ 50.00
New Massage/Spa Establishment License established after July 1.....	25.00

**Short-Term Rental Licenses**

New Short-Term Rental License.....	\$ 250.00
Renewal Short-Term Rental License.....	100.00

**Publications**

Unified Development Ordinance.....	\$ 200.00
Comprehensive Plan.....	25.00
City Wall Map.....	10.00
All BW documents (per page).....	0.10
All 8-1/2" x 11" color documents per page.....	1.00
Zoning Certification/Verification Letter (per tax parcel).....	100.00
Zoning Certification Letter (for Used Motor Vehicle Dealers).....	10.00
Occupation Tax License List.....	20.00
Color Maps.....	20.00
Postage for Mailing of Publications.....	Amount of Postage

**Sign Permit**

Sign Review Fee (per review).....	\$ 15.00
1 to 50 sq. ft. (sign area).....	50.00
51 to 100 sq. ft. (sign area).....	100.00
101 to 150 sq. ft. (sign area).....	150.00
151 to 200 sq. ft. (sign area).....	200.00
200 to 250 sq. ft. (sign area).....	250.00

**Applications**

<b>A. Zoning:</b>	
1. Less than one acre.....	\$ 500.00
2. 1 to 5 acres.....	560.00
3. 5 to 10 acres.....	800.00
4. 10 to 15 acres.....	1,050.00
5. 15 to 20 acres.....	1,350.00
6. Over 20 acres.....	1,900.00
<b>B. Public Notice Sign (includes posting and removal by the City):</b>	
1. Per single-faced sign.....	75.00
2. Per double-faced sign.....	125.00
<b>C. Special Use Permit:</b>	
1. Without rezoning application.....	500.00
2. With rezoning application.....	250.00
<b>D. Land Use Plan Amendment.....</b>	<b>300.00</b>

**CITY OF SNELLVILLE**  
**Department of Planning and Development**  
**Fee Schedule Including Alcoholic Beverage License Fees**

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**Applications (contined):**

E. Ordinance/Regulation Text Amendment.....	\$ 200.00
F. Board of Appeals Variance, Waiver, Appeal.....	200.00
G. Administrative Variance.....	100.00
H. Annexation.....	125.00
I. Condition of Zoning Change.....	500.00
J. Temporary Use Permit (20-day period or time specified).....	100.00
K. Portable Accessory Structure (annual - commercial only).....	50.00
L. Portable Accessory Structure (residential).....	25.00
M. Adult Entertainment License (annual).....	750.00
N. Notices to Adjoining Property Owners (per item, per mailing).....	15.00
O. Temporary Consumer Fireworks Retail Sales Stand (expires January 31 after issuance).....	500.00
P. Change in Conditions.....	500.00

**Development Plan Review (per submittal)**

<b>A. Single Family Residential Plan Review:</b>	
1. Preliminary Plat Plan Review (w/construction documents).....	\$ 500.00
2. Final Plat Plan Review.....	500.00
3. Exemption Plat Plan Review.....	50.00
<b>B. Non-Residential and Multi-Family Residential Plan Review:</b>	
1. Preliminary Plat Plan Review (w/construction documents).....	500.00
2. Final Plat Plan Review.....	500.00
3. Site/Development Plan Review.....	500.00
<b>C. Other Plan Reviews:</b>	
1. Minor Review (clearing, clearing & grubbing, grading, minor building additions).....	400.00
2. Revision of plan/plat (after initial approval).....	50% of original fee
3. Residential Drainage Plan.....	250.00

**Development Permit Fees**

<b>A. Single-Family Residential Subdivision (\$50.00 minimum):</b>	
1. Clearing, Clearing and Grubbing, and Grading (per acre).....	\$ 50.00
2. Development Permit (per lot).....	50.00
<b>B. Non-residential/Multi-Family/Mixed-Use Development (\$50.00 minimum):</b>	
1. Clearing, Clearing & Grubbing, and Grading (per acre).....	50.00
2. Development Permit (multi-family) (per unit).....	40.00
3. Development Permit (non-residential) (per disturbed acre, \$150.00 minimum).....	150.00

**CITY OF SNELLVILLE**  
**Department of Planning and Development**  
**Fee Schedule Including Alcoholic Beverage License Fees**

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**Re-Permitting Fees (Development Permits)**

- A. After Expiration Date:
  - 1. Single Family.....\$ 50.00
  - 2. Non-residential/multi-family.....¼ original fee
  - 3. All others.....¼ original fee
- B. After revocation.....Double original fee

**Building Plan Review Fees (per submittal)**

- A. New Residential, ≥3000 sq. ft.....\$ 100.00
- B. New Residential, <3000 sq. ft..... 75.00
- C. Residential Additions/Renovations..... 50.00
- D. Commercial/Multi-Family, ≤\$25,000 Construction Cost..... 50.00
- E. Commercial/Multi-Family, >\$25,000 Construction Cost..... 100.00

**Building Permits**

Unless otherwise stated below, minimum fees shall be \$50.00. Calculated construction costs are follows:

- A. One & Two Family Residential:
  - 1. Construction Calculation Cost.....ICC Building Valuation Data
  - 2. Permit Fee.....\$6 per \$1,000, Construction Calculation Cost
  - 3. Certificate of Occupancy (additions/renovations).....\$ 25.00
  - 4. Certificate of Occupancy (new construction)..... 50.00
- B. Non-Residential and Multi-Family:
  - 1. Construction Calculation Cost.....ICC Building Valuation Data
  - 2. Permit Fee.....\$6 per \$1,000, Construction Calculation Cost
  - 3. Safety Inspection for Utility Reconnect.....\$ 25.00
  - 4. Certificate of Occupancy..... 50.00
- C. Cell Towers/Antennas:
  - 1. New Tower (ground mounted).....\$ 750.00
  - 2. Rooftop Tower..... 375.00
  - 3. Co-locating on existing tower..... 375.00
- D. Other/Miscellaneous:
  - 1. Accessory Structures (\$25.00 minimum).....\$6 per \$1,000, Construction Calculation Cost
  - 2. Swimming Pool:
    - a. Above-Ground.....\$ 50.00
    - b. In-Ground..... 100.00
  - 3. Temporary Construction/Sales Office..... 50.00
  - 4. Demolition Permit..... 50.00
  - 5. Tennis Courts or Similar Facilities (per court)..... 100.00
  - 6. Replacement Permit Card..... 25.00

**CITY OF SNELLVILLE**  
**Department of Planning and Development**  
**Fee Schedule Including Alcoholic Beverage License Fees**

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**Building Permits (continued):**

7. HVAC, Electric & Plumbing permits.....	\$ 30.00
8. Re-Permit Fees:	
a. No activity after six (6) months.....	\$ 50.00
b. No activity after twelve (12) months.....	Re-permit job
c. After revocation.....	Double original permit fee
9. Re-Inspection Fees:	
a. 1 <sup>st</sup> re-inspection.....	\$ 50.00
b. 2 <sup>nd</sup> re-inspection.....	75.00
c. 3 <sup>rd</sup> re-inspection.....	100.00
d. 4 <sup>th</sup> re-inspection.....	125.00
e. 5 <sup>th</sup> re-inspection.....	150.00
f. Subsequent re-inspections after the 5 <sup>th</sup> re-inspection.....	150.00

**Subdivision Development Sign Fees (each)**

1. 24" Stop Sign, Street Sign(s), post, and sign bracket.....	\$ 165.00
2. 30" Stop Sign, Street Signs(s), post, and bracket.....	175.00
3. Speed limit sign, post, bracket with Watch for Children.....	100.00
4. Speed limit sign, post, bracket.....	80.00
5. 30" Yield Sign, post, bracket.....	60.00
6. No Outlet sign.....	25.00

**Tree Replacement Fund Donation**

Contribution per 1.0 unit of density credit required.....	\$1,000.00
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**Alcoholic Beverage License (annual fee)<sup>1</sup>**

**A. Retail dealers for consumption ON PREMISES:**

1. Distilled Spirits	
a. First Fixed Bar.....	\$5,000.00
b. Additional Fixed Bar (each).....	500.00
c. Movable Bar (each).....	100.00
2. Beer (only).....	750.00
3. Wine (only).....	750.00
4. Beer and Wine.....	1,500.00

**B. Retail dealers sold in original unopened packages for consumption OFF PREMISES:**

1. Distilled Spirits (only).....	\$5,000.00
2. Beer (only).....	500.00
3. Wine (only).....	500.00

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<sup>1</sup> Sec. 2-17(b): All licenses granted hereunder shall be for the calendar year. For initial application, the license fee shall be prorated based on the quarter of the year in which the City receives the application, except for applications for temporary licenses, which shall not be prorated. The four quarters of the year shall be deemed to start on the first of January, April, July and October. [Ordinance No. 2015-06 – 4-27-2015]

**CITY OF SNELLVILLE**  
**Department of Planning and Development**  
**Fee Schedule Including Alcoholic Beverage License Fees**

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**Alcoholic Beverage Licences (continued):**

4. Beer and Wine.....	\$1,000.00
5. Beer, Wine, and Distilled Spirits.....	6,000.00
C. Non-profit private club for consumption ON PREMISES:	
1. Distilled Spirits.....	\$ 700.00
2. Beer (only).....	120.00
3. Wine (only).....	120.00
4. Beer and Wine.....	240.00
5. Beer, Wine, and Distilled Spirits.....	940.00
D. Manufacturing (Brewery, Winery, or Farm Winery).....	\$ 570.00
E. Other fees:	
1. Hotel/Motel in-room service (annual).....	\$ 100.00
2. Transfer of Location (no ownership change).....	300.00
3. Filing fee for appeal to Board of Appeals.....	200.00
4. Administrative Fee.....	200.00
5. Investigative Fee (Background Check).....	40.00
6. Outdoor Alcohol Drinking Area Permit (Single Event Fee)	
a. The Destination Marketing Organization of the City of Snellville or its designated alcohol provider, as defined by the Georgia Secretary of State (per event).....	50.00
b. Non-profit organizations, as defined by the Georgia Secretary of State (per event)...	250.00
b. All other applicants shall pay a fee of \$1.00 per sq. ft. or \$2,000.00, whichever is greater.	
7. Art Shop Bring Your Own Bottle License (annual standalone).....	500.00
8. Personal Service Amenity License (Beer and/or Wine only) (annual standalone).....	250.00
9. Home Brew Event License (standalone - up to five per year).....	50.00
10. Special Event (Fee determined by the Director of Planning and Development).....	25.00 - 75.00
11. Brewpub License (supplemental license).....	100.00
12. Farm Winery Tasting Room License (supplemental license).....	100.00
13. Wine Tasting Event License (supplemental license).....	100.00

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## Agenda Item Summary

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**Date:** February, 2023

**Prepared by:** Lt. Rain Nieddu

**Agenda item:**

Consideration and Action on Surplus of Police Vehicles and Equipment

1. Police Unit 249 – 2016 Range Rover Evoque – SALVR2BG3GH091819
2. Police Unit 175 – 2008 Dodge Charger – 2B3KA43H88H285912
3. Police Unit 176 – 2008 Dodge Charger – 2B3KA43HX8H285930
4. Kustom Raptor RP1 Radar – Serial Number RP01183
5. DragonEye / LaserAlly Laser – Serial Number 10398
6. Pro III Lasers (11 in total) – Serial Numbers listed below:  
PL11037, PL14695, PL14728, PL14741, PL17905, PL22564, PL22832, PL22842, PL22844,  
PL22854, PL34244

**Background:**

These vehicles have high mileage and multiple mechanical issues that exceed the value of the vehicle. The LIDARS are old and outdated and/or the cost to repair it would exceed the value of the item. The City will dispose of these by selling them on GovDeals.

**Financial Impact:**

There is a small cost to list the items on GovDeals, but that is recouped in the sale.

**Recommendation:**

Approve the surplus of the vehicles and equipment for disposal.

**Action requested:**

Motion and affirmative vote to approve the listed vehicles and equipment for surplus.

**Attachments:**

- None