

CONDITIONS ONLY RECOMMENDATIONS

**CASE: #CIC 21-01
REQUEST FOR CHANGE IN ZONING CONDITIONS**

Rejoice in The Word Church International Ministry, Inc. – 3079 Lenora Church Road, Snellville

Department of Planning and Development Conditions Recommended for APPROVAL	Planning Commission Conditions Recommended for APPROVAL Regular Meeting Date: 2-23-2021
1. The property shall be developed in accordance with the rezoning site plan entitled "Rejoice in The Word 3079 Lenora Church Road Snellville, GA 30078", dated 8-20-2020 (stamped received 1-12-2021), 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 will require Mayor and Council approval.	1. SAME.
2. New signs higher than 15 feet and larger than 225 sq. ft. in area are prohibited.	2. SAME.
3. Uses involving adult entertainment, including the sale or display of adult magazines, books, or videos and as further defined by the Adult Entertainment Ordinance in effect on the date this condition is imposed, are prohibited.	3. SAME.
4. No buffer is required between the subject property and the Church of Christ at Snellville to the north (parcel 5029 090).	4. SAME.
5. A twenty-foot (20') undisturbed buffer is required on the western edge of the property where abutting parcels (5029 249; 5029 248; 5029 201 and 5029 200).	5. SAME.