



**PLANNING COMMISSION  
AGENDA  
December 1, 2015 at 7:00 P.M.**

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**City Hall Council Chambers  
12000 Findley Road, Suite 300  
[www.JohnsCreekGA.gov](http://www.JohnsCreekGA.gov)**

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As set forth in the Americans with Disabilities Act of 1990, the City of Johns Creek does not discriminate on the basis of disability and will assist citizens with special needs given proper notice (seven working days). For information, please call 678.512.3200.

**A. Call to Order**

**B. Approval of Minutes**

**C. Old Business – Land Use Petitions**

- 1) LAND USE PETITION: **RZ-15-010 & VC-15-010-1, VC-15-010-2, VC-15-010-3, VC-15-010-4, VC-15-010-5, VC-15-010-6, VC-15-010-7**  
PETITIONER: Fitch Holdings, LLC  
LOCATION: 10500 Block of Parsons Road  
CURRENT ZONING: AG-1 (Agricultural District)  
PROPOSED ZONING: TR (Townhouse Residential District)  
PROPOSED DEVELOPMENT: 9-unit attached townhome development; Concurrent variances to reduce the rear zoning buffer and eliminate the 10' improvement setback, reduce the 25' landscape strip along Parsons Road & Wilson Road, reduce the front yard perimeter setback along Wilson Road, reduce the side yard perimeter setback along Parsons Road and reduce the front interior setback along Parsons Road.
  
- 2) LAND USE PETITION: **RZ-15-013, VC-15-013-1, VC-15-013-2**  
PETITIONER: NorSouth Development Company of Georgia  
LOCATION: 10900 Block of Medlock Bridge Road & 10900 Block of Bell Road  
CURRENT ZONING: C-1 (Community Business District) and O-I (Office - Institutional District) Conditional  
PROPOSED ZONING: C-1 (Community Business District)  
PROPOSED DEVELOPMENT: 170-unit active adult apartment development. Concurrent variances to eliminate the 40-foot landscape strip along Medlock Bridge Road and eliminate the 25-foot landscape strip along Bell Road.

- 3) LAND USE PETITION: **SUP-15-003**  
 PETITIONER: NorSouth Development Company of Georgia  
 LOCATION: 10900 Block of Medlock Bridge Road and 10900 Block of Bell Road  
 CURRENT ZONING: C-1 (Community Business District) and O-I (Office – Institutional District) Conditional  
 PROPOSED ZONING: C-1 (Community Business District)  
 REQUEST: Special Use Permit to exceed 60-foot maximum height by up to 10 feet.

**D. New Business – Land Use Petitions**

- 4) LAND USE PETITION: **RZ-15-014, VC-15-014-1**  
 PETITIONER: Piedmont Atlantic Capital, LLC  
 LOCATION: 11220 Medlock Bridge Road  
 CURRENT ZONING: MIX (Mixed Use) Conditional  
 PROPOSED ZONING: MIX (Mixed Use) Conditional  
 PROPOSED DEVELOPMENT: Change of conditions to allow for a self-storage facility. Concurrent variance to reduce parking.
- 5) LAND USE PETITION: **SUP-15-004**  
 PETITIONER: Piedmont Atlantic Capital, LLC  
 LOCATION: 11220 Medlock Bridge Road  
 CURRENT ZONING: MIX (Mixed Use) Conditional  
 PROPOSED ZONING: MIX (Mixed Use) Conditional  
 REQUEST: Special Use Permit to allow for a self-storage facility

**E. New Business – Text Amendment**

**A-15-003 – Zoning Text Amendment**

**F. Departmental Updates**

**G. Adjournment**