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City of Winder

06/05/2024

Applicant: Winder WC LLC.
1437 Wintercess Court
Marietta, GA 30066

Owner: Boulevard Shoppes LLC.
P O Box 1309
Winder, GA 30680

Owner: Winder WC LLC.
1437 Wintercess Court
Marietta, GA 30066

RE: An application for Annexation and Rezoning from the City of Winder's Comprehensive Zoning Ordinance, requesting annexation from unincorporated Barrow County C-3: Intensive Commercial District to City of Winder B-2: General Commercial for a property located at 823 & 0 Loganville Hwy., Winder, Georgia, 30680, also known as Map/Parcel #s XX072 010 & XX072 010A.

Dear Winder WC LLC.,

At its meeting on June 4, 2024, the Winder City Council **Approved with conditions** the following request:

An application for Annexation and Rezoning from the City of Winder's Comprehensive Zoning Ordinance, requesting annexation from unincorporated Barrow County C-3: Intensive Commercial District to City of Winder B-2: General Commercial for a property located at 823 & 0 Loganville Hwy., Winder, Georgia, 30680, also known as Map/Parcel #s XX072 010 & XX072 010A.

Conditions:

1. Variance applications requesting relief from Section 6-4.C (side yard setback) and Section 3-15 (screening requirements) shall be applied for prior to the issuance of an Occupational Tax Certificate.
2. A City of Winder Occupational Tax Certificate application be submitted for the operation of the Peachtree Urgent Care.

Staff further recommends that the City of Winder Future Land Use Map be amended to include the subject parcels within the Commerce Corridor character area.

25 East Midland Avenue, P.O. Box 566, Winder, Georgia 30680
www.cityofwinder.com Phone (770) 867-3106 Fax (770) 307-0424

If you have any questions concerning this matter, please contact the City of Winder Planning Office at 470-561-3477 or email renee.vansickle@cityofwinder.com.

Sincerely,



Reneé Van Sickle, MPA
Community Development Manager
PO Box 566 | Winder, GA
25 E Midland Ave | Winder, GA 30680
P: 470-561-3477 | E: renee.vansickle@cityofwinder.com
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