

From: [Beth Garmon \(Planning\)](#)
To: [Michael Miles](#); [Chris Braswell \(Planning\)](#)
Cc: [Bill Rhoads](#); [Mary Ellen Small](#); [Kathy Cooper \(County Commissioner\)](#)
Subject: RE: Tax Parcel 15041 000016
Date: Friday, August 1, 2025 11:13:33 AM

Mr. Miles,

Thank you for your email yesterday and for providing the information and documents. The applicant has revised the site plan and the revision has been reviewed by the Fire Marshal's office, who has confirmed that their comments have been addressed. We have received notice from the applicant's representative that they are requesting to table the item to the August 18th Planning Commission meeting, so there will likely not be an opportunity for public comment at this Monday's meeting. However, if you wish to speak at the public hearing, you will be given that opportunity during the meeting and you do not need to register ahead of time.

Please feel free to reach out if you have any other questions or concerns.

Thank you,
Beth Garmon

Beth Garmon

Director of Planning and Zoning
Hall County Community Development and Infrastructure
(office) 770-531-6809
(direct) 770-297-2626
bgarmon@hallcounty.org

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All **ZONING**, **PLAT**, and **BUILDING PERMIT** submittals may be submitted online through [Accela](#). Plat inquiries may be submitted to plats@hallcounty.org. Zoning and general inquiries may be submitted to planning@hallcounty.org.



From: Michael Miles <mike@mmient.com>
Sent: Thursday, July 31, 2025 8:58 AM
To: Beth Garmon (CDI: Planning) <bgarmon@hallcounty.org>; Chris Braswell (Planning) <cbraswell@hallcounty.org>
Cc: Bill Rhoads <brhoads@sgwmfirm.com>; Mary Ellen Small <soldbymaryellen@gmail.com>; Kathy

Cooper (County Commissioner) <kcooper@hallcounty.org>

Subject: Tax Parcel 15041 000016

Some people who received this message don't often get email from mike@mmient.com. [Learn why this is important](#)

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Hello Ms. Garmon and Mr. Braswell,

My wife and I are the owner of the property listed below. My wife has been here since 1963 and myself since 1990. My wife and I are ready to move on and wish for this property to be sold.

As I understand the current buyers of my property have met with an impasse for some reason. Please see the 2 attached site plans made by the buyers that would satisfy the DOT requirements concerning the entrance to the complex, the DOT/Fire marshal approved Emergency Access Only second entrance and sewer that has been approved by Hall County. I know this to be true as I am the one who spoke with the DOT, please see attached email Friendship road revised site plan between me and Mr. Hash of the Georgia DOT Gainesville Ga. And Ms. Kathy Cooper who help me resolve the sewer issue to my property with the help of Bill Nash. This should satisfy three of the issues that arose from July 30th meeting.

I would also like to be placed on the docket to speak at the Monday public meeting concerning the project below and do not wish for it to be tabled by the Zoning Commission. Given the fact that Hall County would not let my property use the Braselton sewer, which is adjacent to my property, it makes sense for a higher density project to go in to offset the cost of running the sewer lines for a forced main. I would also like to mention that I have a written agreement that allows my property to use the Braselton sewer with unlimited capacity that predates the inception of state road 347. This was given to this property in exchange for us granting them an easement to run there sewer. So I would respectfully request that the variance be granted and Hall County sewer is used or let my property attach to the Braselton sewer which is my contractual right that existed prior to Hall county and Braselton sewer issue.

1. (A) 1661 Friendship Road | Rezone | from Agricultural Residential 1 (AR-1) to Residential Multi Family (R-MF) | on a 17.67± acre tract located on the north side of Friendship Road, approximately 80 feet from its intersection with Chateau Point | Zoned AR-1; Tax Parcel 15041 000016 | Proposed use: 266-unit residential development | ** Commission District 1 | David A. English, applicant

(B) 1661 Friendship Road | Special Use | to increase the allowed density in R-MF | on a 17.67± acre tract located on the north side of Friendship Road, approximately 80 feet from its intersection with Chateau Point | Zoned AR-1; Tax Parcel 15041 000016 | Proposed use: 266-unit residential development | ** Commission District 1 | David A. English, applicant

Have a great day,

Michael Miles

770-530-5762