



**NOTICE OF PUBLIC HEARING**  
**LEGAL NOTICE**  
**ANNEXATION: A-2025-03**  
**ZONING/REZONING: Z-2025-05**

Dear Surrounding Property Owners,

Blue River Development, LLC (Applicant), Linda Paris Holley & Larry D. Paris (Titleholder), and LJA Engineering, Inc.; Tyler Lasser (Representative), have applied and seeks to annex & zone approximately 32.286 acres of property located at 2076 Jimmy Lee Smith Parkway; Dallas, GA 30132, from R-2 (Paulding County) to TH-Townhome and C-1 Commercial Low-density (City of Dallas) for a residential , one hundred thirteen (113) unit townhome community and low-density commercial space for medical office use. The subject property is located and legally known by Tax Parcel ID No.147.1.4.001.0000 in Land Lot 480, 2<sup>nd</sup> District, 3<sup>rd</sup> Section, of Paulding County.

The public hearing for the Planning & Zoning Commission will be held on Thursday, February 19, 2026 at 6:00pm. The public hearing will be conducted in the Council Chambers of the City of Dallas, City Hall, at 129 East Memorial Drive, Dallas, Georgia 30132.

The public hearing for the City Council will be held on Monday, March 2, 2026 at 5:15pm. The public hearing will be conducted in the Council Chambers of the City of Dallas, City Hall, at 129 East Memorial Drive, Dallas, Georgia 30132.

Please contact the City of Dallas - Community Development Department at City Hall, 129 E. Memorial Drive, Dallas, Georgia 30132 or (770) 443-8110 to receive information on the filing thereof.

Per O.C.G.A 36-67A-3; Opponents to the above actions are required to submit a disclosure report five days before the first public hearing.

This the 29<sup>th</sup> day of January, 2026.

Blue River Development, LLC (Applicant)  
Linda Paris Holley & Larry D. Paris (Titleholder)  
LJA Engineering – Tyler Lasser (Representative)

Sincerely,

Brandon Rakestraw  
Community Development Director