



LAWRENCEVILLE

GEORGIA

AGENDA REPORT

MEETING: REGULAR MEETING, JUNE 25, 2025

AGENDA CATEGORY: PUBLIC HEARING NEW BUSINESS

Item:	RZR2024-00025; North DTL CC Ph1, LLC; 806 North Clayton Street, 816 North Clayton Street, 824 North Clayton Street, 830 North Clayton Street, 838 North Clayton Street, 843 North Clayton Street, 853 North Clayton Street, 857 North Clayton Street, 205 Grizzly Parkway, 255 Grizzly Parkway, 285 Grizzly Parkway
Department:	Planning and Development
Date of Meeting:	Wednesday, June 25, 2025
Presented By:	Todd Hargrave, Director of Planning and Development
Applicants Request:	Rezone to CMU (Community Mixed-Use District) to develop a housing master plan
Planning & Development Recommendation:	Approval with Conditions
Planning Commission Recommendation:	Approval with Planning Commission Conditions

Summary: The applicant requests a rezoning of an approximately 5.9 -acre parcel assemblage from RS-150 (Single-Family Residential District), RM-12 (Multifamily Residential District), BG (General Business District), and OI (Office Institutional District) to CMU (Community Mixed-Use District) to allow for a housing master plan. The subject property is composed of much of the block formed by N Clayton Street, Grizzly Parkway, and N Clayton Connector Road and includes several parcels located on the eastern right-of-way of N Clayton Street, just north of its intersection with Tanner Street.

Attachments/Exhibits:

- RZR2024-00025_RPRT_02052025.docx
- RZR2024-00025_P&D REC CNDS_02112025.docx

- RZR2024-00025_ATCHMNTS_02072025.pdf
- RZR2024-00025_PC REC CNDS_06022025.pdf
- RZR2024-00025_M&C REC CNDS CLN_06162025.pdf