

**COMMUNITY ZONING INFORMATION MEETING
TUESDAY, FEBRUARY 24, 2014
CITY COUNCIL CHAMBERS 107E
7:00 PM**

Agenda Item/ Location/Applicant	Request
<p><u>USE PERMITS</u></p> <p>U15-01 / U15-02 / VC15-01 Hopewell Road - 10.142 acres on the east side of Hopewell Road with frontage of approximately 1,130 feet within the 2nd District 2nd Section, Land Lot 692</p> <p>GA Cumberland Association of Seventh Day Adventist</p>	<p>To develop a 37,500 square foot church (64-1804) within four buildings with a maximum number of 600 seats and a 13,000 square foot private school (64-1831) for Pre-k through 8th grade with a maximum of 90 students. A concurrent variance to reduce the 75 foot undisturbed buffer and 10 foot improvement setback to a 25 foot undisturbed buffer and 10 foot improvement setback along the east and north property lines as shown on the site plan (64-1143(a)(3)b.).</p>

Community Zoning Information Meeting
Tuesday, February 24, 2015 at 7:00 p.m.

Design Review Board
Tuesday, March 3, 2015 at 6:00 p.m.

Planning Commission Meeting
Wednesday, March 25, 2015 at 7:00 p.m.

Mayor and City Council Meeting
Monday, April 27, 2015 at 6:00 p.m.





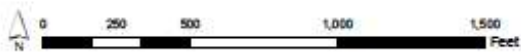
Site Map
U15-01 / VC15-01
Hopewell Road
City of Milton

-  Subject Parcels
-  Rivers
-  Waterbodies
-  Parcels
-  Milton City Limits



Created/Altered: 2/2/2015

February 2015



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Welcome to a Place Where
Lives Are Changed!

RECEIVED
JAN 30 2015
CITY OF MILTON
COMMUNITY DEVELOPMENT

SEVENTH-DAY
ADVENTIST
CHURCH



Atlanta Adventist Church
All Nations Church

Rusty Williams, Pastor
(678) 778-1778
pastor@rustywilliams@gmail.com
www.athentiaada.com
www.athentiaada.org

Date: January 30, 2015

U15-01
VL 15-01

RE: Use Permit Application # 16-1804
Tax Parcel ID #:22 490006920216

To: The City of Milton Zoning & Design Review Board,

The Seventh-day Adventist Church would like to develop a 37,500 sq. ft. church within 4 buildings with a maximum of 600 seats, and they would like to develop a 13,000 sq. ft. private school for a Pre-K-8th grade with a maximum of 90 students.

Currently we have only one full-time employee; the Pastor.

Regular Hours of Operation

Saturdays 9:00 am – 1:00 pm
Wednesday 7:30 pm – 9:00 pm
Various unscheduled evening meetings
Sunday Rental 9:00 am – 1:00 pm

Phase 1 intended uses include:

Phase 1 Church Building 250 seat Sanctuary 10,000 sf, with Warming Kitchen/Fellowship Hall, 6 Classrooms, approximately 75 parking spaces, Detention Pond, Undeveloped Land.

Future Phases intended uses include: 600 max seat church sanctuary 14,000 sf, Extra Classrooms, Kitchen, Activity Room, Church Offices 3500 sf, parking of approximately 175 spaces, Playground area, PreK-8 private school 90 student max 13,000 sf, gymnasium 14,000 sf, Pavilion, 1 activity field.

We are not requesting any changes to the current zoning. The proposal includes a 250 seat phase 1 sanctuary with approximately 10,000 sq. ft craftsman style church building with about 75 parking spaces. Our intention is that this building be aesthetically pleasing, according to City of Milton building code and in harmony with the surrounding community.



There is only 1 request for a variance on to reduce the setback for a 460' section in the back of the property, as shown on the site plan, from 75 feet to 25 feet. This will help to maintain the current aesthetic appeal of the adjoining horse pasture land, and will as maintain the intent of the buffer requirements by providing screening from adjacent property. We have a history of having good relationships with neighbors, and have even personally visited the adjacent owner, he has shown support for this variance request. I intend to provide a letter stating that support prior to the March 3, 2015 DRB meeting. Since we are years out from any real use of the property in that area, if the variance is denied, we humbly request that the screening be phased in as we grow to the point of having something that needs to be screened. The current trees provide adequate screening at the present time for the phase 1 project. Or may the plant height requirements be lowered and allowed to grow naturally, even if we have to lengthen the Bond period to ensure the planting, and this can be reviewed as DRB reviews additional phasing.

Enclosed you will see the initial re-drawings of the church. We have changed our original plans, and studied the Birmingham United Methodist Church, and King's Ridge Private School and adjusted our building plans by breaking down the architecture and redrawn the master plan to reflect the craftsman building style as seen in the Milton area.

Respectfully, and looking forward to being a part of the Milton community,

A handwritten signature in black ink, appearing to read 'Rusty Williams'.

Pastor Rusty Williams
678-778-1778
pastorrustywilliams@gmail.com

