



# City of Lilburn

in Gwinnett County

State of Georgia

**Ordinance**

**Number:**

**2018-529**

Date of Reading and Adoption: November 12, 2018  
At the meeting of the Lilburn City Council held at 340 Main Street, Lilburn, Georgia.

**AN ORDINANCE TO AMEND THE CODE OF THE CITY OF LILBURN, GEORGIA, WITH  
RESPECT TO A ZONING UPDATE OF OFFICIAL ZONING MAP  
RZ-2018-03**

An ordinance to amend the Official Zoning Map of the City of Lilburn, approving Case Number RZ-2018-03 to rezone property at 242 and 280 Rockbridge Road from CB, Commercial Business, to R-2, Medium Density Residential, to allow a townhome subdivision development on approximately 6.9 acres of property being identified as Tax Parcels 6136 002, and 6137 002A.

**WHEREAS,** the Code of the City of Lilburn entitled the Lilburn Zoning Ordinance provides that the text/map thereof may be amended from time to time by ordinance of the City of Lilburn; and

**WHEREAS,** the Applicant, Taylor Harris, on behalf of H.F. Holdings has applied for a rezoning; and

**WHEREAS,** the City of Lilburn Planning Commission met on Thursday, October 25, 2018, and recommended **approval with conditions** to the Mayor and City Council for action;

**NOW THEREFORE BE IT ORDAINED** that the Mayor and City Council of the City of Lilburn, Georgia hereby approves the rezoning with the following conditions:

1. Side and rear setbacks adjacent to low density residential uses shall include minimum 5' wide evergreen landscape strip, except where pedestrian connectivity is proposed.
2. Pedestrian connectivity shall be provided throughout the development and within common area to adjacent right of way (Cobblestone Way).
3. Building elevations shall be provided to Department of Planning and Economic Development for approval, with architectural treatments that result in compatible but unique individual housing units within each building.
4. Mail kiosk, if provided, shall include overhead protection from elements.

**BE IT FURTHER ORDAINED** that this ordinance becomes effective upon its adoption.

**BE IT FURTHER ORDAINED** that all regulations or parts of regulations in conflict with this Ordinance are hereby rescinded to the extent of said conflict.

**SO ORDAINED** this the 12<sup>th</sup> day of November, 2018.

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Johnny D. Crist, Mayor  
City of Lilburn

ATTEST:

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Melissa L. Penate, City Clerk  
(Seal)