



# Hapeville

georgia

## **CIVILITY PLEDGE**

*The way we govern ourselves is often as important as the positions we take. Our collective decisions will be better when differing views have had the opportunity to be fully vetted and considered. All people have the right to be treated with respect, courtesy and openness. We value all input. We commit to conduct ourselves at all times with civility and courtesy to each other.*

## **DESIGN REVIEW COMMITTEE**

700 Doug Davis Drive  
Hapeville, GA 30354

October 15, 2025 6:00 PM

## **AGENDA**

**1. Call to Order**

**2. Roll Call**

Jonathan Love  
John Stalvey  
Gregory Morgan  
Jacquie Smyth  
Sophie Brooks

**3. Approval of Minutes**

**4. Old Business**

**4.I. Towns at Asbury Park (Pods D, E, F) Design Change**

**Background:** Jason Braga of D.R. Horton, Inc. is requesting approval for the townhomes in Pods D, E, and F to modify the exterior facades in accordance with a reduction in depth for the townhomes. The properties are zoned RMU, Residential Mixed Use and subject to the Neighborhood Conservation section of the Architectural Design Standards.

**Documents:**

1. Planners Report - Towns at Asbury Pods D, E, F
2. Towns at Asbury - Pods D, E, F Initial Elevation Submittal 01.04.22 Submittal\_Elevations
3. Towns at Asbury - Pods D, E, F Revised Zoning Elevations\_09-18-25\_Final

**5. New Business**

**5.I. 3046 Gordon Circle New Construction**

**Background:** Philip Belt has submitted an application seeking approval for the construction of a 3,416 square-foot single-family dwelling with three bedrooms, three bathrooms, a front porch, and a rear entry attached garage located at 3046 Gordon Circle. The property is zoned R-1, One Family Detached and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

**Documents:**

1. Planners Report - 3046 Gordon Circle
2. Application - 3046 Gordon Circle\_Redacted

**5.II. 3417 Orchard Street Accessory Structure**

**Background:** Laura Hall has submitted an application seeking approval for the construction of a 675 square-foot detached garage on the property with an existing 2,126 square-foot single-family dwelling located at 3417 Orchard Street. The property is zoned R-SF, Residential Single Family and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

**Documents:**

1. Planners Report - 3417 Orchard Street
2. Application - 3417 Orchard Street\_Redacted

**5.III. 3226 Dogwood Drive New Construction**

**Background:** Michele Keaton has submitted an application seeking approval for the construction of a 2,102 square-foot single-family dwelling with four bedrooms, three bathrooms, and a parking pad located at the rear of the house at 3226 Dogwood Drive. The property is zoned V, Village, is part of the A-D, Arts District Overlay, and is subject to the requirements for Neighborhood Conservation Area of the Architectural Design Standards.

**Documents:**

1. Planners Report - 3226 Dogwood Drive
2. Application - 3226 Dogwood Drive\_Redacted

5.IV. **2026 Design Review Committee Meeting Schedule**

**Background:** Consideration and action to approve the 2026 Design Review Committee meeting schedule.

**Documents:**

1. Draft 2026 DRC Meeting Schedule

6. **Next Meeting Date - Wednesday, November 19, 2025**

7. **Adjourn**