

Primary and Secondary Application

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Property Owner/Applicant Information

Property Owner: Medley Johns Creek Owner Phase 1, LLC / Medley Johns Creek Owner Phase 2, LLC Phone: 470-737-4820

Address: 6200 Avalon Boulevard; Alpharetta, GA 30009

Email: john.kelley@torodevco.com

Applicant: Toro Development, LLC Phone: 470-737-4820

Address: 6200 Avalon Boulevard; Alpharetta, GA 30009

Email: john.kelley@torodevco.com

Contact Person: John Kelley Phone: 470-737-4820

Email: john.kelley@torodevco.com

Briefly Describe Variance Request

We respectfully request a variance from Section 12E.3.E.7 of the Johns Creek Zoning Ordinance, which limits permitted colors for all buildings (other than single-family detached dwellings) to those listed in Table 12E.4.D under the PANTONE® system. As the first new development within the City's newly created Town Center District (TC-X zoning), Medley is envisioned as the catalyst that brings the Town Center Plan to life. To achieve this, we request approval for a broad retail storefront color palette, subject to our approved Development Design Standards. This request excludes only fluorescent and neon colors, while allowing retail tenants to incorporate both brand palettes and other complementary colors that enhance the vibrancy and character of the district.

Parcel Information

Assessor's Parcel Identification Number (PIN): 11 106003990399

Land Lot & District: 398, 399, 400, 403, 400 and 405 of the 1st District, 1st Section

Site Address: 11350 Johns Creek Parkway; Johns Creek, GA 30097

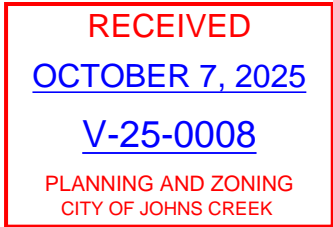
Subdivision Name (if applicable): Medley

Parcel Size: 41.71 acres

Zoning and Land Use

Existing Zoning Designation and Case Number: TC-X / RZ-22-0008, RZ-24-0007, SUP-24-0002

Zoning of Surrounding Properties: (N) C-1 (S) M-1A, C-2, A (E) M-1A (W) M-1A



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Notarized Certification

To the best of my knowledge, this variance application form is correct and complete. If additional materials are determined to be necessary, I understand that I am responsible for filing additional materials as specified by the City of Johns Creek Zoning Ordinance.

Owner Signature: [Signature] Date: 10-7-25
John Kelley - Authorized Signer

Applicant Signature: [Signature] Date: 10-7-25
John Kelley - Authorized Signer

Sworn to and subscribed before me this 7 Day of October 2025

NOTARY PUBLIC:

Signature: [Signature]

Email: brooke.sweeney@terodev10.com

Phone Number: 404-697-8734

