

THE FAYETTE COUNTY PLANNING COMMISSION met on March 4, 2021 at 7:00 P.M. in the Fayette County Administrative Complex, 140 Stonewall Avenue West, Fayetteville, Georgia.

MEMBERS PRESENT: Danny England, Chairman (via *teleconference*)
Arnold Martin, Vice-Chairman (via *teleconference*)
John H. Culbreth (via *teleconference*)
Brian Haren
Jim Oliver

STAFF PRESENT: Pete A. Frisina, Director of Community Services (via teleconference)
Chanelle Blaine, Zoning Administrator
Howard Johnson, Plan & Zoning Coordinator

Welcome and Call to Order:

Chairman England called the Planning Commission meeting to order.

1. Consideration of the Minutes of the meeting held on February 18, 2021.

Brian Haren made a motion to approve the minutes of the meeting held on February 18, 2021. Jim Oliver seconded the motion. The motion passed 3-0. Danny England and John Culbreth were absent.

NEW BUSINESS

2. Consideration of a Minor Final Plat of Barbara Place. The property will consist of 12 lots Zoned R-40, is located in land lot(s) 89 & 104 of the 5th District and fronts on South Jeff Davis Drive and Helen Sams Parkway.

Brian Haren made a motion to approve the Minor Final Plat of Barbara Place. John Oliver seconded the motion. The motion passed 3-0. Danny England and John Culbreth were absent.

3. Discussion Consideration of a Major Final Plat of Fairbrook. The property will consist of 17 lots Zoned R-40, is located in Land Lot 198 of the 13th District and fronts on State Highway 314.

Richard Ferry said he is with Brent Holdings and is present to answer any questions the Planning Commission may have.

Chairman England entered the meeting via teleconference.

Brian Haren made a motion to approve the Minor Final Plat of Fairbrook. John Oliver seconded the motion. The motion passed 4-0. John Culbreth was absent.

4. **Consideration of a Minor Final Plat of Gomez Estate. The property will consist of 14 lots Zoned A-R, is located in Land Lot 97 of the 4th District and fronts on Padgett Road.**

Randy Boyd said he prepared the final plat for the 14 lots which is located in the southern part of the County and he asked that the final plat be approved as submitted.

Brian Haren made a motion to approve the Minor Final Plat of Gomez Estate. Arnold Martin seconded the motion. The motion passed 4-0. John Culbreth was absent.

PUBLIC HEARING

5. **Consideration of amendments to Chapter 110. Zoning Ordinance, Regarding Sec. 110-144. - C-H, Highway Commercial District, Sec. 110-146. - M-1, Light Industrial District, Sec. 110-150. - G-B, General-Business District, Sec. 110-169. - Conditional Use Approval and Sec. 110-173. Transportation Corridor Overlay Zone concerning Self-Storage Facilities.**

Pete Frisina said these amendments will create a conditional use for self-storage facilities in the General Business zoning category and also amend the existing regulations for self-storage facilities in the C-H and M-1 zoning districts. He said the amendments are as was discussed at the last Planning Commission meeting and include Chairman England's suggestion to eliminate vinyl siding from the list of façade materials.

Brian Haren said he was in agreement with eliminating vinyl siding.

John Culbreth entered the meeting via teleconference.

Chairman England asked if there was anyone present that would like to make a comment concerning the petition. Hearing none, he asked if there was anyone in the live streaming audience that would like to call into the meeting to make a comment. Hearing none after approximately one minute the Chairman said he would bring the item back to the board.

Brian Haren made a motion to recommend approval of amendments to Chapter 110 regarding Section 110-144. C-H - Highway Commercial District; Section 110-146. M-1 - Light Industrial District; Section 110-150. G-B - General-Business District; Section 110-169. Conditional Use Approval; and Section 110-173. Transportation Corridor Overlay Zone of the Zoning Ordinance concerning Self-Storage Facilities. Arnold Martin seconded the motion. The motion passed 5-0.

6. Consideration of amendments to Chapter 110. Zoning Ordinance, Regarding Sec. 110-3. – Definitions and Sec. 110-169. - Conditional Use Approval concerning Cemeteries.

Pete Frisina said the amendments are as was discussed at the last Planning Commission meeting and include Jim Oliver’s suggestion to add the word “observances” to the second portion of the definition of “funeral establishment.”

Attorney Steven Jones said, speaking on behalf of his client Rod Wright, they stand behind staff’s recommended amendments and thanks the Planning Commission for their consideration in this matter. He added that he asks that the Planning Commission recommend approval of the amendment and he is here to answer any questions. He stated that these amendments brings the zoning ordinance up to date with state law concerning funeral establishments and services.

Chairman England asked if there was anyone present that would like to make a comment concerning the petition. Hearing none, he asked if there was anyone in the live streaming audience that would like to call into the meeting to make a comment. Hearing none after approximately one minute the Chairman said he would bring the item back to the board.

Arnold Martin made a motion to recommend approval of amendments to Chapter 110 regarding Section 110-3. Definitions and Section 110-169. Conditional Use Approval of the Zoning Ordinance concerning Cemeteries. John Culbreth seconded the motion. The motion passed 5-0.

Arnold Martin made a motion to adjourn. John Culbreth seconded. The motion passed 5-0.

The meeting adjourned at 8:00pm.

**PLANNING COMMISSION
OF
FAYETTE COUNTY**



DANNY ENGLAND, CHAIRMAN

ATTEST:



HOWARD L. JOHNSON
PLANNING COMMISSION SECRETARY