

BOARD MEMBERS

John Kruzan, Chairman
Danny England, Vice-Chairman
John H. Culbreth, Sr
Jim Oliver
Boris Thomas

STAFF

Deborah L. Bell, Planning and Zoning Director
Deborah Sims, Zoning Administrator
Maria Binns, Planning and Zoning Coordinator
E. Allison Ivey Cox, County Attorney

**AGENDA OF ACTIONS
FAYETTE COUNTY PLANNING COMMISSION MEETING
140 STONEWALL AVENUE WEST
April 3, 2025
7:00 pm**

***Please turn off or turn to mute all electronic devices during the
Planning Commission Meetings**

NEW BUSINESS

1. Call to Order. *Chairman John Kruzan called the April 3, 2025, meeting to order at 7:00 pm.*
2. Pledge of Allegiance. *Chairman John Kruzan offered the invocation and led the audience in the Pledge of Allegiance*
3. Approval of Agenda. *Danny England made a motion to approve the agenda. John Culbreth, Sr., seconded the motion. The motion carried 5-0.*
4. Consideration of the Minutes of the meeting held on March 6, 2025. *Danny England made a motion to approve the minutes of the meeting held on March 6, 2025. John Culbreth, Sr., seconded the motion. The motion carried 5-0.*
5. Plats
 - a. Preliminary Plat for Eva Gardens (fronts on Old Senoia Road). *Danny England made a motion to approve the Preliminary Plat for Eva Gardens. John Culbreth, Sr., seconded the motion. The motion passed 5-0.*
 - b. Preliminary Plat for Grandover (fronts on Antioch Road). *Danny England made a motion to approve the Preliminary Plat Grandover. John Culbreth Sr. seconded the motion. The motion passed 5-0.*

PUBLIC HEARING

6. Consideration of Petition 1362-25, Applicant proposes to rezone 16.1 acres from R-70 (Single-Family Residential) to A-R (Agricultural-Residential) for the purposes of developing small farming activities. Property is located in Land Lots 18 of the 9th District and fronts Jewel Bluff Road. ***Danny England made the motion to recommend CONDITIONAL APPROVAL of Petition 1362-25. John Culbreth Sr. seconded the motion. The motion carried 5-0.***

CONDITIONS:

1. ***The owner/developer shall dedicate land to Fayette County as needed to provide a minimum 30-ft of right of way as measured from the existing centerline of Jewel Bluff for the full width of the parcel. Submittal of all warranty deed(s) and legal descriptions for said right-of-way dedication(s) shall be provided to the County within 90 days of the approval of the rezoning request, or prior to the final plat approval, whichever comes first.***
2. ***The Watershed Protection Ordinance shall apply to this property upon rezoning.***

Danny England moved to adjourn the April 3, 2025, Planning Commission meeting. Jim Oliver seconded. The motion passed 5-0.

The meeting adjourned at 7:12 pm.