

# Meeting Minutes 06/05/2025

**THE FAYETTE COUNTY PLANNING COMMISSION** met on June 5<sup>th</sup>, 2025, at 7:00 P.M. in the Fayette County Administrative Complex, 140 Stonewall Avenue West, Fayetteville, Georgia.

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

**STAFF PRESENT:** Debbie Bell, Planning and Zoning Director  
Deborah Sims, Zoning Administrator  
Maria Binns, Zoning Secretary  
E. Allison Ivey Cox, County Attorney

---

## **NEW BUSINESS**

1. Call to Order. *Vice-Chairman Danny England called the June 5, 2025, meeting to order at 7:01 pm. Chairman John Kruzan was absent.*
2. Pledge of Allegiance. *Vice-Chairman Danny England led the Pledge of Allegiance.*
3. Approval of Agenda. *John Culbreth, Sr., made a motion to approve the agenda. Jim Oliver seconded the motion. The motion carried 4-0.*
4. Consideration of the Minutes of the meeting held on May 1, 2025. *Jim Oliver made a motion to approve the minutes of the meeting held on May 1, 2025. John Culbreth, Sr., seconded the motion. The motion carried 4-0.*
5. Plats
  - a. Final Plat of Arborvale – Phase II. *Jim Oliver made a motion to approve the Major Final Plat of Arborvale Phase II. John Culbreth, Sr., seconded the motion. The motion passed 4-0.*
  - b. Minor Final Plat of Chappell Acres. *Jim Oliver made a motion to approve the Minor Final Plat of Chappell Acres. John Culbreth, Sr., seconded the motion. The motion passed 4-0.*
  - c. Minor Final Plat of Rabai Acres. *Jim Oliver made a motion to approve the Minor Final Plat of Rabai Acres. John Culbreth, Sr., seconded the motion. The motion passed 4-0.*

- d. Minor Final Plat of Inman Estates. ***Jim Oliver made a motion to approve the Minor Final Plat of Inman Estates. John Culbreth, Sr., seconded the motion. The motion passed 4-0.***
- e. Minor Final Plat of Flat Creek Baptist Church. ***Jim Oliver made a motion to approve the Minor Final Plat of Flat Creek Baptist Church. John Culbreth, Sr., seconded the motion. The motion passed 4-0.***
- f. Minor Final Plat of Nolan Estates. ***John Culbreth, Sr., made a motion to approve the Minor Final Plat of Nolan Estates. Boris Thomas seconded the motion. The motion passed 4-0.***

### **PUBLIC HEARING**

- 6. Consideration of Amendments to Chapter 110. Zoning Ordinance, regarding Article IV- District use requirements. - Sec. 110-146. – M-1 (Light Industrial District). Applicant requests to add Pet Crematory (animal remains only) as a conditional use.

Ms. Deborah Bell explained the applicant is requesting to amend Sec. 110-145 to allow a pet crematory as a conditional use in the M-1 zoning district. The petitioner provided an email with additional details for the proposed business. Ms. Bell stated that the current zoning ordinance provides for a human crematorium in conjunction with a human cemetery in the A-R and C-H zoning districts as a conditional use, and the applicant is not proposing a pet cemetery, but a standalone pet crematory in the M-1 district.

Ms. Olisa Rainey, the applicant, commented there are no existing pet cremation providers in Fayette County, despite a high demand for ethical pet aftercare. When pets pass away, families have to go out of the county to have a third party perform this service.

Mr. Boris Thomas commented didn't want to open up any potential uses by allowing those changes to permit it, but he did not have a problem with letting it move forward.

***John Culbreth, Sr., made a motion to recommend the addition of pet crematory as a conditional use in M-1 Zoning. Boris Thomas seconded the motion. The motion carried 4-0.***

**NEW BUSINESS**

Discussion of 2027 Update for Fayette County Future Comprehensive Plan 2017 - 2040.

Debbie Bell did a brief overview of the Fayette County Future Comprehensive Plan and asked the Planning Commission to begin reviewing the plan for any changes they would recommend.

*The Planning Commission took no official action on this item and will continue the discussion at a future meeting.*

*John Culbreth, Sr., made a motion to adjourn the meeting. Jim Oliver seconded the motion. The motion carried 4-0.*

*The meeting adjourned at 7:32 pm.*

\*\*\*\*\*

ATTEST:

PLANNING COMMISSION  
OF  
FAYETTE COUNTY

  
\_\_\_\_\_  
DEBORAH BELL  
DIRECTOR, PLANNING & ZONING

  
\_\_\_\_\_  
JOHN KRUZAN, CHAIRMAN