

MINUTES

Planning Commission Regular Business Meeting Thursday, May 22, 2014 Municipal Council Chambers

MEETING CALLED TO ORDER: The meeting was called to order at 7:30 p.m. Invocation was given by Chairman, Janice Tribble followed by the pledge of allegiance.

ATTENDANCE: Planning & Development Director, Tim Prater; Planning Commissioners: Chairman, Janice Tribble; Bruce Granoff, Arnold Jones, Barbara Forrester, Linda Dodd and Danny Ford and Michael Lynch were present. Administrative assistant, Nina Ramsey recorded the minutes.

APPROVE MINUTES: A motion was made by Danny Ford and seconded by Barbara Forrester to approve the March 27, 2014 minutes. Motion carried 6 – 0 therefore the March 27, 2014 minutes were approved.

BUSINESS:

REZONE CASE R14-001

The City of Loganville filed an application requesting a rezone for approximately 0.0657 acres located at 135 and 131 Main Street, Map/Parcel #LG05-069A, Walton County, Georgia. The current zoning is R-44. The requested zoning is CH for use as an event center/meeting hall. A motion was made to recommend the rezone by Linda Dodd and seconded by Bruce Granoff. Motion carried 6 – 0 therefore the recommendation is to approve the CH zoning.

VARIANCE CASE V14-003

Paran Homes, LLC filed an application requesting a major variance. Relief is sought from Section 119-249 (3) e. requiring chimneys to be clad in masonry materials. The property is a 50-lot subdivision consisting of approximately 18.39 acres located on Lee Byrd Road, f/k/a/Map/Parcel #LG09-4, currently Map/Parcel #LG09D-001 thru 051, Walton County, Georgia. The property is zoned R-22 Open Space Subdivision. The property owner is P.H. Birchwood, LLC.

The applicant is requesting the use fiber cement board/hardi-plank on the chimneys for aesthetic reasons. James Goldsby, 883 Lee Byrd Road, asked if the fiber cement board would change the functionality of the fireplace. The applicant said no because the fireplaces are wood burning inserts. The Fire Department had no objections to the use of fiber cement board. Mr. Prater, Planning & Development Director, said the Planning Commission may want to look into changing the verbiage for chimneys in the Overlay District.

A motion was made to recommend approving the variance by Danny Ford and seconded by Barbara Forrester. Motion carried 6 – 0 therefore the recommendation is to approve the variance.

ADJOURN

A motion was made by Danny Ford and seconded by Barbara Forrester to adjourn. Motion carried 6 – 0 therefore meeting adjourned at 7:41.

Planning & Development

Planning Commission Chairman