



Planning Commission Meeting
April 23rd, 2019
Town Hall
81 Groce Road
5:30 PM

1. **Call to Order**
2. **Opening Comments, FOIA and Roll Call by Planning & Zoning Administrator, Establishment of a Quorum**
3. **Review of Minutes from March 26th, 2019**
4. **Public Comment (general comments)**
5. **New Business**
 - A. **Proposed Amendments to the Land Development Regulations**
 - i) Amending Sections of 4.7: Contents of Preliminary Plat to Section 5.8: Contents of Final Plat.
 - ii) Amending Section 3.7 Major Subdivisions, Letter (F) to replace the fifteen-day requirement with a thirty-day requirement for final plat submittal for major subdivisions.
 - iii) Amending Section 3.6 Minor Subdivisions, Letter (A) to include minor subdivision application to be submitted no less than thirty (30) days prior to the following month's Planning and Zoning Commission meeting.
 - iv) Amending Sec 6.1 General Site Design, Letter (A) Subdivisions serving fifty-one or more units shall have a minimum of two public access points. Proposal One. Recommended revisions from Fire Chief Redd. Proposal Two. Recommended revisions from Lance Estep of ACOG.
 - B. **Rezoning Application**
 - i) Rezoning Application 2019-04-03: Anderson Homes and Construction, is requesting a rezoning of the property located at 150 Hampton Road. The applicant is requesting the property to be rezoned from General Industrial (GI) to Single-family Patio Home Residential District (RPH). Tax Map #5-10-00-089.00.
 - a) Presentation by Staff
 - b) Public Comment 5 min. limit per person/ 10 min. if there is a group representative.
 - c) Board Discussion and Vote

C. Public Hearing on Variance Application:

Variance Application 2019-04-01

Grek Investment Group, LLC, is requesting a variance for relief from the requirements of having a minimum of two (2) publically accessible access points to adjacent streets. Lyman Farms @Newman subdivision. Subdivision is located at Butler and Newman Streets in a R-8 district.
Tax Map # 5-11-00-027.00.

- i) Presentation
- ii) Public Comment
- iii) Board Discussion and Vote

D. Preliminary Subdivision Plan Review

Lyman Farms @ Newman
Butler and Newman Streets
Developer: Grek Investment Group, LLC

- i) Presentation
- ii) Board Discussion and Vote

E. Final Plat Approval

Natalie Rae Subdivision
896 Holly Springs Rd
Developer: Niemitalo
Engineer: Fant, Reichert & Fogleman, Inc.

- i) Presentation
- ii) Board Discussion and Vote

6. Adjourn