City of Senoia

Planning Commission

Regular Meeting

505 Howard Road

June 18, 2024

6:00 p.m.

DRAFT MINUTES

Commissioners Present: Allie Garrett , Jordan Krabel, Vice-Chairman Tom Nolan, Jeremy Warren, Cam Williams

Commissioners Absent: None

Staff Present: Curtis Hindman, Amanda Jensen

**WELCOME AND CALL TO ORDER**

Vice-Chairman Nolan opened the meeting at 6 pm by welcoming visitors, issuing open meeting declaration, calling the meeting to order and led the Pledge of Allegiance.

**APPROVAL OF MINUTES**

Vice-Chairman Nolan called for a motion to approve the minutes from the March 19, 2024 regular meeting. Ms. Garrett made a motion to approve the minutes from March 19, 2024 as presented with no changes. Mr. Williams 2nd the motion and with all in favor the motion carried 4-0. Mr. Nolan then called for a motion to approve the minutes from the June 4, 2024 work session. Mr. Warren made a motion to approve the minutes from the June 4, 2024 work session as presented with no changes. Ms. Garrett seconded the motion and the motion carried 3-0-1, with Mr. Williams abstaining due to his absence from this meeting.

**NEW BUSINESS**

**REORGANIZATION**

Mr. Nolan opened the floor for nominations for Chairman. **Ms. Garrett nominated Mr. Nolan for Chair. Mr. Williams seconded the nomination. Prior to a vote, Mr. Nolan proposed to amend the motion to add Ms. Garrett as Vice-Chair. With all motions amended, a vote was called to appoint Mr. Nolan as Chair and Ms. Garrett as Vice-Chair. The motion passed 4-0. Mr. Krabel arrived after the vote.**

**272 JOHNSON STREET – SUBDIVISION APPROVAL AND REZONING**

Mr. Hindman delivered the staff report and a summary of the requests for 272 Johnson Street. The applicant is asking to subdivide the northern half acre of their two acre lot to create a new residential building lot. As part of this application, they are also requesting that subdivided portion of the parent lot be rezoned to Residential Historic (RH).

Mr. Nolan called for questions or discussion among commissioners of the proposal as presented by staff.

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Mr. Williams inquired if the proposed new building lot would be able to meet all required setbacks for a new home. Staff informed the commissioners that it would.

Mr. Nolan opened the floor for questions and comments from the audience. Ms. Roxanne Staylor, 45 Horseshoe Bend, asked for clarity on what uses are permitted in the RH zone. Ms Staylor also expressed some concerns regarding stormwater in her neighborhood.

**Mr. Nolan called for questions from commissioners and hearing none called for a motion on the subdivision approval and rezoning. Mr. Williams made a motion to approve the proposal as presented. Ms. Garrett seconded the motion and with all in favor motion carried 5-0.**

**40 TRAVIS STREET – SUBDIVISION APPROVAL AND REZONING**

Mr. Hindman delivered the staff report and a summary of the requests for 40 Travis Street. The applicant is asking for a lot line adjustment to transfer 0.12 acres from 163 Seavy Street to 40 Travis Street. The request is also to rezone that transferred portion to Historic Downtown (HT) district so it will match the existing zoning of 40 Travis Street.

Mr. Nolan called for questions or discussion among commissioners of the proposal as presented by staff. After there were none, Mr. Nolan opened the floor to the applicant. Mr. Scott Tigchelaar, owner of 40 Travis Street, provided background to the request.

**Mr. Nolan called for any further questions from commissioners and hearing none called for a motion on the subdivision approval and rezoning. Mr. Warren made a motion to approve the proposal as presented. Mr. Williams seconded the motion and with all in favor motion carried 5-0.**

**ANOUNCEMENTS**

Alive After Five - 6.21.24 reference enjoysenoia.com for updates

Alternate Planning Commissioner position is open – any interested party should contact the City

**ADJOURNMENT**

Having no further agenda items Mr. Nolan called for a motion to adjourn the meeting. Mr. Williams motioned to adjourn, 2nd by Mr. Nolan, and with all in favor the meeting was adjourned at 6:26**.**

**MINUTES APPROVED BY:**

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Commission Member City Official

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Date