



Meeting Minutes  
Planning & Zoning Commission

Monday, August 26, 2024

7:00 PM

Patricia C. Vaughn Cultural Arts Center | 4181  
Atlanta Street

Zoom Meeting: [https://us06web.zoom.us/j/89410402939?](https://us06web.zoom.us/j/89410402939?pwd=4b4lmxtVpV8UGYhCaiehrjQIsAbINW.1)

[pwd=4b4lmxtVpV8UGYhCaiehrjQIsAbINW.1](https://us06web.zoom.us/j/89410402939?pwd=4b4lmxtVpV8UGYhCaiehrjQIsAbINW.1)

Meeting ID: 894 1040 2939. Passcode: 024832. Join by phone: 929-205-6099.

1. Call to order/ Roll Call.

The meeting was called to order at 7:04PM by Chairman Purify. Attendance: Johnnie Purify, Randall Madison, Jim Taylor, Roy Wade, Kristopher Boyd, Wanda McDaniel and Kelly Fisk were the commissioners in attendance. Tina Garver (zoom), Phyllis Calloway (zoom), and Shaun Myers were staff in attendance.

2. Approval of Planning and Zoning Minutes

[PZ MIN  
24-011](#)

07.11.2024 Planning and Zoning Work Session Minutes

Roy Wade made a motion to adopt the minutes, seconded by Kris Boyd. None opposed.

[PZ MIN  
24-012](#)

07.29.2024 Planning and Zoning Public Hearing Minutes

Roy Wade made a motion to adopt the minutes, seconded by Kris Boyd. None opposed.

3. Citizen Comments

There were no general public comments.

4. [PR 24-005](#)

Public Hearing Presentation

5. Regular Agenda

[PZ 24-027](#)

Variance Request. To vary UDC Table 2-2 minimum dimensional requirements for accessory structures greater than 144-sf. The property is located at 3654 Hopkins Court, within land lots of the 19th district, 2nd section, Cobb County Georgia. PIN: 19079400710 TO BE TABLED TO OCTOBER

Shaun Myers introduced the request to vary setback requirements for a storage shed and staff's recommendation to table due to the late submission of new information related the shed being relocated. The applicant, Florencia Borja, presented her request and explained the circumstances that lead to the sheds construction. She addressed questions from the commission and from staff.

**Public Comments:** There were no public comments.

**Randall Madison made a motion to TABLE, seconded by Wanda McDaniel. None opposed**

[PZ 24-028](#)

Variance Request. To vary table 2-4 minimum dimensional requirements for a lot split. The property is located at 3180 Florence Road, within land lot 675 of the 19th district, 2nd section, Cobb County Georgia. PIN: 19067500020

**Shaun Myers introduced the request to vary minimum requirements for a lot split, and staff's recommendation to approve. The applicant, Roy Sparks, presented her request and explained the plans for the sale of property.**

**He addressed questions from the commission and from staff**

**Public Comments:** There were no public comments.

**Roy Wade made a motion to APPROVE, seconded by Wanda McDaniel. None opposed**

[PZ 24-020](#)

Rezoning Request for a 18.22-acre tract, to rezone from R-30 to PUD-R. The property is located at 5535 + 5551 Powder Springs Dallas Road within land lots 734, 735, 746 of the 19th district, 2nd section, Cobb County Georgia. PIN: 19073400030, 19074600050.

**Shaun Myers introduced the requests to rezone and for a floodplain variance, and staff's recommendation to approve. Kevin Moore (attorney) and Dan Conn (engineer) presented their request and addressed questions from the commission and from staff. Chairman Purify encouraged notice to residents to ensure proper education on floodplain responsibilities, risks, etc.**

**Public Comments:** There were no public comments.

**Roy Wade made a motion to APPROVE, seconded by Wanda McDaniel. None opposed.**

[PZ 24-021](#)

Floodplain Variance for a 18.22-acre tract, to rezone from R-30 to PUD-R. The property is located at 5535 + 5551 Powder Springs Dallas Road within land lots 734, 735, 746 of the 19th district, 2nd section, Cobb County Georgia. PIN: 19073400030, 19074600050.

**Shaun Myers introduced the requests to rezone and for a floodplain variance, and staff's recommendation to approve. Kevin Moore (attorney) and Dan Conn (engineer) presented their request and addressed questions from the commission and from staff. Chairman Purify encouraged notice to residents to ensure proper education on floodplain responsibilities, risks, etc.**

**Public Comments:** There were no public comments.

**Roy Wade made a motion to APPROVE, seconded by Wanda McDaniel. None opposed.**

**. Executive Session, if called for the purposes of Personnel, Real Estate or Litigation Matters**

There was no executive session.

**6. Adjourn**

**Jim Taylor made a motion to adjourn at 8:18, seconded by Wanda McDaniel. None opposed.**