



City of Powder Springs

City of Powder Springs
4484 Marietta Street
Powder Springs, GA 30127

Meeting Agenda Planning & Zoning Commission

Monday, November 26, 2018

7:30 PM

Council Chambers | 4488 Pineview Drive
Pre-meeting at 7:00 pm

1. Call to order/ Roll Call.

2. Approval of minutes from October 29, 2018 Planning and Zoning Public Hearing

[PZ 18--034](#)

Special Use: Proposed Carwash – Jerrod Johnson

The applicant is requesting special use approval to allow a Hand Carwash with tinting services behind the principal building located along 4148 Marietta Street in Land Lots 873, 19th District, 2nd Section, Cobb County, Georgia.

Attachments:

- [1. Application Hand Car Wash PZ 18-034.pdf](#)
- [2. Site Plan Hand Carwash PZ 18-0034.pdf](#)
- [3. Case Overview Hand Carwash.pdf](#)
- [4. Legistar Staff Report PZ 18-0034 Hand Carwash.pdf](#)
- [October 29, 2018 PZ Public Hearing Minutes.pdf](#)

[PZ 18--035](#)

Variance: Sweetwater Townhome variance setback

The applicant is requesting to reduce the front and rear setback requirement within the Sweetwater Townhome development in Land Lot 825, 19th District, 2nd Section, Cobb County, Georgia.

Attachments:

- [1. Application Harship Variance Sweetwater Townhomes PZ 18-035.pdf](#)
- [2. Site Plan Sweetwater Townhomes.pdf](#)
- [3. Case Overview Hardship Variance Sweetwater Townhomes.pdf](#)
- [4. Legistar Staff Report PZ 18-035 Sweetwater Variance.pdf](#)

[PZ 18--036](#)

Variance – Powder Springs Quad

The applicant is requesting a variance application to reduce the front setback from 35 feet to 25 feet, reduce the right-of-way width from 60 feet with 28 feet of required pavement to 50 feet with 24 feet of pavement, and reduce the minimum lot size for fee simple townhomes from 2,000 square feet to 1,700 square feet.

Attachments:

- [1. Application Harship Variance Powder Springs Quad PZ 18-036.pdf](#)
- [2. Site Plan Powder Springs Quad PZ 18-036 11-15-18.pdf](#)
- [3. Case Overview Hardship Variance PZ 18-036.pdf](#)
- [4. Legistar Staff Report PZ 18-036 Powder Springs Quad.pdf](#)

[PZ 18--037](#)

Text Amendment: Erosion and Sediment Control - City Initiated request
consider an amendment to Article 9, Soil Erosion and Sedimentation Section of the
Unified Development Code within the City of Powder Springs, 19th District, 2nd
Section, Cobb County, Georgia

Text Amendment - City Initiated request

Article 2

Section 2-15: Residential Senior Living (RSL)

Table 2-1: Add Residential Senior Living (RSL) zoning classification to the Permitted
and Special Uses by Residential Zoning District table.

Table 2-2: Add Residential Senior Living (RSL) zoning classification to the
Dimensional Requirements for Residential Zoning Districts table.

Attachments:

[Application Case Overview Text Amendment PZ 18-037.pdf](#)

[4. Legistar Staff Report PZ 18-037.pdf](#)

5. Adjourn