



City of Powder Springs

City of Powder Springs
4483 Pineview Drive
Powder Springs, GA 30127
powderspringsga.gov

Meeting Agenda

Planning and Zoning Commission Work Session

*Randall Madison, Wanda McDaniel,
Jim Taylor, Roy Wade, Kelly Fisk & Kristopher Boyd*

Thursday, June 11, 2026

7:00 PM

City Hall - Gallery
4483 Pineview Drive
Powder Springs, GA 30127

Call to Order/ Roll Call

Regular Agenda

[PZ 26-022](#) Rezoning 26.53 acres from CRC & R-30 to MXU. at Intersection of Brownsville Rd & CH James PKWY

Attachments:

[Arris - Rezoning Conceptual Renderings](#)

[Arris - Rezoning legal decription](#)

[Arris - Rezoning Letter of Intent](#)

[Arris - Rezoning Notice of Intent and Written Analysis](#)

[Arris - REZONING PLAN](#)

[Arris - Rezoning Vicinity Map](#)

[Concerned Citizen Email](#)

[Brownsville survey](#)

[Deed - CGB GA](#)

[Deed - Hernandez](#)

[Deed - Hicks](#)

[Deed - Little](#)

[Deed - Sanchez](#)

[Ad](#)

[Arris - Rezoning Application Redacted](#)

[Owners Aff - Hicks Redacted](#)

[Owners Aff - Little Redacted](#)

[Owners Aff - Sanchez Redacted](#)

[Owners Aff - Hernandez Redacted](#)

[Owners Aff - CGB Redacted](#)

[Brownsville CH James Staff Report DRAFT](#)

[Arris - Rezoning Affidavit of Public Notification](#)

[Picture of Sign](#)

[Picture of Sign](#)

[PZ 26-023](#) Variance, to reduce the 100' buffer along Sanders and Flint Hill Rd. 3989 Flint Hill Rd. Remove the decal lane requirement and to allow parking on a Millings surface.

[Attachments:](#) [Rendering \(Berm + Fence + Landscaping\)](#)
[Site Plans](#)
[Variance Request Narrative](#)
[Warranty Deed](#)
[FP Overlay](#)
[Ad](#)
[Variance Application Package_Redacted](#)
[3989 Flint Hill Road Staff Report DRAFT](#)
[Revised Ad](#)
[Ad](#)
[AffidavitOfPublicNotificationTruckFarmPS](#)
[Picture of Sign 1](#)
[Picture of Sign 2](#)
[NoticeOfIntentSenttoNeighbors](#)

[PZ 26-024](#) Change in Conditions 3500 Trillium Rd

[Attachments:](#) [20260526 Azalea Park Zoning w Stamp](#)
[Ad](#)
[Zoning Appl Pkg-Parkland Homebuilders, LLC_Redacted](#)
[3500 Trillium Road Staff Report DRAFT](#)
[Memorandum 2022](#)
[Affidavit of Public Notification-Landmark Homebuilders, LLC](#)
[Affidavit of Public Notification](#)
[Notice Ltr Pkg with POSTMARKED Certif of Mailing & List-Parkland PZ26-24 & PZ:](#)
[Sign Set 1](#)
[Sign Set 2](#)
[Sign Set 3](#)
[Sign Set 4](#)
[TrilliumDr_ZoningAreas_2-22-2022 site plan](#)

[PZ 26-025](#) Special Use Request to amend stipulations and site plan from previous rezoning.
3500 Trillium Dr

[Attachments:](#) [20260526 Azalea Park Zoning w Stamp](#)
[Trillium Zoning 5.29.26](#)
[Ad](#)
[Special Use Request Pkg-Parkland Homebuilders, LLC Redacted](#)
[3500 Trillium Road Staff Report DRAFT](#)
[Affidavit of Public Notification-Landmark Homebuilders, LLC](#)
[Azalea Park Rendering 6.3.26](#)
[Sign Set 1](#)
[Sign Set 2](#)
[Sign Set 3](#)
[Sign Set 4](#)

Adjourn