



City of Powder Springs

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

Meeting Agenda

Planning & Zoning Commission Public Hearing

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

Monday, April 27, 2026

7:00 PM

City Hall - Council Chambers
4483 Pineview Drive
Powder Springs, GA 30127

Topic: Planning and Zoning Public Hearing

Join Zoom Meeting

<https://us06web.zoom.us/j/84957049943>

Meeting ID: 849 5704 9943

Call to Order/ Roll Call

Approval of Planning and Zoning Minutes

Citizen Comments

Registration to speak at any Planning and Zoning Public Hearing, per City Charter, is the day of the meeting beginning 20 minutes prior to the start of the meeting (6:40 - 7:00 PM). The first twelve registering to speak will be given five (5) minutes to address Planning and Zoning Commissioner with their comments. You can register by signing up in person at the Council Chambers located at 4483 Pineview Drive, Powder Springs, GA 30127 - location of the on site meeting. Comments are only available on site.

Regular Agenda

During Public Hearings for Planning and Zoning Cases, those in favor the matter and those in opposition to the matter will have 10 minutes in total to present to the Planning and Zoning Commission.

[PZ 26-009](#) Rezoning Change in Conditions Lewis Rd & Larkfield Way

Attachments:

[motion. pz 22 003](#)

[Wildwood Email from Kevin Moore 03/31 Redacted](#)

[Wildwood Place Construction Plans](#)

[Wildwood Place Final Plat - Recorded 10.14.24, PB 282 PG 885 Redacted](#)

[Vicinity Map](#)

[ALTA Survey-Revised](#)

[01-Cooke Front Exterior-rev](#)

[02-Cooke Front Exterior](#)

[03-Cooke Front Exterior](#)

[04-Cooke Front exterior](#)

[08-Exterior Rear \(proposed\)](#)

[AD541319_jnl](#)

[Affidavit of Public Notification - 03-09-2026](#)

[Certificate of Mailing - 03-05-2026](#)

[Exhibit B - Parcel Listing](#)

[Legal Description](#)

[LWD - 16147-4631](#)

[Exhibit A - JKM-MIJS Representative Redacted](#)

[Constitutional Challenge - 02-24-2026 Redacted](#)

[Notification Mailing Listing - 03-02-2026](#)

[Sign Posting 1 - 03-06-2026](#)

[Sign Posting 2 - 03-06-2026](#)

[PZ26-009 - Amendment to Application - 03-02-2026](#)

[Application for Rezoning Redacted](#)

[Exterior Rear - original](#)

[Wildwood Staff Report](#)

[PZ 26-010](#) Special Use 4505 Atlanta St

Attachments: [Dimmock Sports Academy- Parking Plan](#)
[Updated Sign Picture](#)
[Updated Sign Picture2](#)
[Updated Ad](#)
[4505 Atl St SW _ County Map](#)
[4505 Atl ST SW _ DEED](#)
[Ad](#)
[Affidavit of Public Notification](#)
[Letter sent to neighbors](#)
[Map - Parking](#)
[Pic of Sign posted](#)
[Pic of Sign posted1](#)
[Pic of Sign posted2](#)
[Receipts for mailings redacted](#)
[Special Use - Signed application Redacted](#)
[4505 Atlanta Street Staff Report](#)

[PZ 26-011](#) Public Art request for a Mural installation on the back of the Liz by Design studio at 4437 Marietta St.
Beautification grant will be used.

Attachments: [Application & Payment Redacted](#)
[Description and site plan](#)
[Meet the Artist](#)
[Mural Maintenance.](#)
[Pic of Mural](#)
[Ad](#)
[4505 Atlanta Street Staff Report](#)

[PZ 26-012](#)

Variance 3947 Buck Rd

Attachments:[Final Plat Revision 01/2026 \(not recorded\)](#)[Plat 09/2005 \(recorded\)](#)[3947 Buck Rd current photo](#)[3947 Buck Rd current photo](#)[3947 BUCK RD Additional Building Plan](#)[3947 BUCK RD Combined Building Plans](#)[Buck Foundation survey, survey submitted after construction](#)[Buck Rd survey, survey submitted before construction](#)[Deed to LAND for Lots 20 40 50](#)[Ad in paper](#)[Zoning Sign](#)[Post Ofc Receipt for Mailout 15 Notifications Redacted](#)[Affidavit of Public Notification for 3947 Buck Rd](#)[Buck Road Payment redacted](#)[Application for Buck Road redacted](#)[Current Survey of what applicant is asking for Variance](#)[3947 Buck Road Staff Report](#)

[ORD 26 -004](#) An ordinance to annex 3.104 acres from the unincorporated areas of Cobb County at 2650 Powder Springs Road & 3470 Crane Drive to the corporate limits of the City of Powder Springs. PIN: 19078900180, 19078900220, and 19078900130

Attachments:

[Floor Plan](#)

[Store and Canopy Elevations](#)

[ELEVATIONS](#)

[Receipt](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Ad in paper](#)

[BlackstockDeed](#)

[Survey](#)

[PersaudDeed](#)

[PublicNoticeAff](#)

[QT - 200ft CertMail Receipts](#)

[Annexation Application, redacted](#)

[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.21.26](#)

[Crane Dr SW & Powder Springs Rd - Public Comment Redacted](#)

[Crane Dr SW & Powder Springs Rd - Staff Report 4.27.26](#)

[Crane Dr SW & Powder Springs Rd - Additional Public Comment Redacted](#)

[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.27.26](#)

[QuikTrip Presentation 1791](#)

[PZ 26-013](#)

Request to rezone a 3.104 acres at 2650 Powder Springs Road & 3470 Crane Drive from NRC and R-20 to Community Retail Commercial (CRC). PIN: 19078900180, 19078900220, and 19078900130

Attachments:[Floor Plan](#)[Store and Canopy Elevations](#)[Elevations](#)[Picture of Signs Redacted](#)[Picture of Signs](#)[Picture of Signs](#)[Picture of Signs](#)[Picture of Signs](#)[Picture of Signs](#)[Picture of Signs](#)[AD547190_inl](#)[BlackstockDeed](#)[Survey](#)[PersaudDeed](#)[PublicNoticeAff](#)[CertMail Receipts](#)[Application, redacted](#)[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.21.26](#)[Crane Dr SW & Powder Springs Rd - Public Comment Redacted](#)[Crane Dr SW & Powder Springs Rd - Staff Report 4.27.26](#)[Crane Dr SW & Powder Springs Rd - Additional Public Comment Redacted](#)[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.27.26](#)[QuikTrip Presentation 1791](#)

[PZ 26-014](#) Request for special use to allow a convenience store with fuel pumps at 2650 Powder Springs Road & 3470 Crane Drive. PIN: 19078900180, 19078900220, and 19078900130

Attachments:

[Store and Canopy Elevations](#)

[ELEVATIONS](#)

[Floor Plan](#)

[Receipt Redacted](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[Picture of Signs](#)

[AD547190_inl](#)

[BlackstockDeed](#)

[Survey](#)

[PersaudDeed](#)

[PublicNoticeAff](#)

[QT - 200ft CertMail Receipts](#)

[QT #1791 Powder Springs - Overall As-Surveyed Legal Description \(002\)](#)

[Application, redacted](#)

[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.21.26](#)

[Crane Dr SW & Powder Springs Rd - Public Comment Redacted](#)

[Crane Dr SW & Powder Springs Rd - Staff Report 4.27.26](#)

[Crane Dr SW & Powder Springs Rd - Additional Public Comment Redacted](#)

[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.27.26](#)

[QuikTrip Presentation 1791](#)

[PZ 26-016](#) Request for variance to allow for off-street parking lot lighting in excess of 12 footcandles at 2650 Powder Springs Road & 3470 Crane Drive. PIN: 19078900180, 19078900220, and 19078900130

Attachments:

[Floor Plan](#)

[Store and Canopy Elevations](#)

[ELEVATIONS](#)

[Receipt](#)

[Picture of Signs](#)

[Picture of Signs](#)

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[Crane Dr SW & Powder Springs Rd - Staff Report 4.27.26](#)

[Crane Dr SW & Powder Springs Rd - Additional Public Comment Redacted](#)

[Crane Dr SW & Powder Springs Rd - Site Plan Received 4.27.26](#)

[QuikTrip Presentation 1791](#)

[PZ 26-017](#) Change in Conditions 3200 Powder Springs GA

Attachments:

[Revised Ap 3200 Powder Springs_Redacted](#)

[3200 Powder Springs - Presentation to P&Z](#)

[Posted Sign 1](#)

[Posted Sign 2](#)

[Ad in paper](#)

[Letter to neighbors](#)

[Receipt of Notices Mailed](#)

[Affidavit of Public Notification](#)

[2026-03-24 - 3200 Powder Springs Rd - Rezoning Application all signed_Redacted](#)

[3200 Powder Springs Road Staff Report](#)

Other Business

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

Adjourn