



# City of Smyrna

2800 King Street  
Smyrna, Georgia 30080

## Meeting Agenda - Final

### City Council

Monday, July 17, 2017

7:00 PM

Council Chambers

#### Roll Call

#### Call to Order

**1. Invocation and Pledge:**

*Deacon Tim Gibson, Int'l Gospel Outreach Church (1101 Windy Hill Rd)*

**2. Agenda Changes:**

**3. Mayoral Report:**

**4. Land Issues/Zonings/Annexations:**

*Speaking time for the public hearing related to the following land issues/zonings/annexations will be (5) five minutes.*

- A. [2017-251](#) Approval of the transmittal of the Smyrna 2040 Comprehensive Plan by Resolution 2017-13 to the Atlanta Regional Commission and the Georgia Department of Community Affairs.

**Sponsors:** Stoner

**Attachments:** [Issue Sheet 2017-251.pdf](#)

[Smyrna's 2040 Comprehensive Plan](#)

[Technical Addendum to the Comprehensive Plan](#)

[2040 Future Land Use Map](#)

[Descriptions of Future Land Uses](#)

[2017-07-13 Resolution Comprehensive Plan Transmittal.pdf](#)

- B. [2017-172](#) **Public Hearing Only: There will be No Vote for this hearing -** Zoning Request Z17-009 - Rezoning from R-20 to RAD-Conditional for the development of 15 homes at 3.64 units per acre - approximately 4.1 Acres - Land Lots 332 and 333 - Southwest corner of East/West Connector and Fontaine Road - Weekley Homes, LLC

**Sponsors:** Fennel

**Attachments:** [Issue Sheet 2017-172.pdf](#)

[Staff Memo V.3 Z17-009.pdf](#)

[Zoning Vicinity Map\\_Z17-009.pdf](#)

[Land Use Vicinity Map\\_Z17-009.pdf](#)

[Annexation Application\\_Z17-009.pdf](#)  
[Rezoning Application\\_Z17-009.pdf](#)  
[Site Plan\\_V.2\\_Z17-009.pdf](#)  
[Site Plan\\_V.3\\_\(14 lots\)\\_Z17-009.pdf](#)  
[Tree Plan\\_Z17-009.pdf](#)  
[Building Elevations\\_Z17-009.pdf](#)  
[Cobb County Letter of Non-Objection.pdf](#)

- C. [2017-271](#) Approval of Ordinance 2017-07 for a Annexation request (100% of owners requesting annexation) - All tract or parcel of land lying and being in Land Lot 332 and 333, 17th District, 2nd Section, Cobb County, Georgia for a approximately 4.1 acre tract. This parcel 17033201330 is located at the East West Connector and Fontaine Road, Smyrna Georgia. It will reside in Ward 7 and become effective August 1, 2017

**Sponsors:** Fennel

**Attachments:** [Issue Sheet 2017-271.pdf](#)

[Application Annexation EW Connector and Fontaine Road.pdf](#)  
[Letter from Holt Zatcoff and Wasserman re annex and rezoning2.pdf](#)  
[Notice CCCD 4-24-17 EW Connector and Fontaine Rd signed2.pdf](#)  
[Notice to CC Clerk's Office EW connector and Fontaine Rd signed2.pdf](#)  
[Ord 2017-07 Exhibit A East West Connector and Fontaine Road.pdf](#)  
[Ordinance 2017-07 East West Connector & Fontaine Rd.pdf](#)  
[2017-172 -Rezoning Application\\_Z17-009.pdf](#)  
[Formal Notice of Non-objection Cobb County.pdf](#)

- D. [2017-272](#) **Final Vote:** Zoning Request Z17-009 - Rezoning from R-20 to RAD-Conditional for the development of 15 homes at 3.64 units per acre - approximately 4.1 Acres - Land Lots 332 and 333 - Southwest corner of East/West Connector and Fontaine Road - Weekley Homes, LLC

**Sponsors:** Fennel

**Attachments:** [Issue Sheet 2017-272.pdf](#)

[2017-172-Staff Memo\\_V.2\\_Z17-009.pdf](#)  
[2017-172 -Zoning Vicinity Map\\_Z17-009.pdf](#)  
[2017-172 -Land Use Vicinity Map\\_Z17-009.pdf](#)  
[2017-172 -Annexation Application\\_Z17-009.pdf](#)  
[2017-172 -Rezoning Application\\_Z17-009.pdf](#)  
[2017-172 -Site Plan\\_V.2\\_Z17-009.pdf](#)  
[2017-172 -Tree Plan\\_Z17-009.pdf](#)  
[2017-172 -Building Elevations\\_Z17-009.pdf](#)  
[2017-172 -Cobb County Letter of Non-Objection.pdf](#)

- E. [2017-174](#) **Public Hearing** - Zoning Request Z17-008 - Rezoning from R-15 to RAD-Conditional for the development of three single-family homes at a density of 3.57 units per acre - 0.699 Acres - Land Lot 335 - 4149 North Cooper Lake Road - Craftmark Development, LLC
- Sponsors:** Welch
- Attachments:** [Issue Sheet 2017-174.pdf](#)  
[Staff Memo V.2 Z17-008.pdf](#)  
[Zoning Vicinity Map Z17-008.pdf](#)  
[Land Use Vicinity Map Z17-008.pdf](#)  
[Rezoning Application Z17-008.pdf](#)  
[Site Plan V.3 Z17-008.pdf](#)  
[Tree Plan Z17-008.pdf](#)  
[Building Elevations Z17-008.pdf](#)  
[Garvis Sams Letter\\_06012017.pdf](#)  
[Garvis Sams Letter\\_06082017\\_Z17-003.pdf](#)  
[Garvis Sams Letter\\_07102017\\_Z17-003.pdf](#)
- F. [2017-216](#) **Public Hearing** - Zoning Request Z17-010 - Rezoning from R-15 to RAD-Conditional for the development of 2 homes at a density of 5.99 units per acre - 0.334 Acres - Land Lot 487 - 2925 Mann Street - J. Carpenter Homes
- Sponsors:** Anulewicz
- Attachments:** [Issue Sheet 2017-216.pdf](#)  
[Staff Memo Z17-010.pdf](#)  
[Land Use Vicinity Map Z17-010.pdf](#)  
[Zoning Vicinity Map Z17-010.pdf](#)  
[Rezoning Application Z17-010.pdf](#)  
[Site & Tree Plans Z17-010.pdf](#)  
[Building Elevations Z17-010.pdf](#)  
[Garvis Sams Stip Letter Z17-010.pdf](#)
- G. [2017-250](#) **Public Hearing:** Approval of subdivision plat for 13 residential lots in the R-20 zoning district - 7.01 acres - Land Lot 556 - 3360 and 3380 Pinetree Drive - Paramount Realty Group, LLC
- Sponsors:** Stoner
- Attachments:** [Issue Sheet 2017-250.pdf](#)  
[Varmemo - V17-037&038.pdf](#)  
[application.pdf](#)  
[site plan.pdf](#)
- H. [2017-215](#) **Public Hearing** - Zoning Request Z17-011 - Zoning Amendment to modify the currently approved site plan and building elevations - 3.3 Acres - Land Lot 490 - Northwest corner of the intersection of Atlanta

## Road and Belmont Boulevard - David Weekley Homes.

**Sponsors:** Anulewicz

**Attachments:** [Issue Sheet 2017-215.pdf](#)  
[Staff Memo V.2 Z17-011.pdf](#)  
[Zoning Vicinity Map Z17-011.pdf](#)  
[Land Use Vicinity Map Z17-011.pdf](#)  
[Rezoning Application Z17-011.pdf](#)  
[Site Plan V.3 Z17-011.pdf](#)  
[Building Elevations Z17-011.pdf](#)  
[Building Elevations V.2 Z17-011.pdf](#)  
[Street Cross-Section V.3 Z17-011.pdf](#)  
[Impervious Coverage-Utility Plan V.3 Z17-011.pdf](#)  
[Open Space Plan V.3 Z17-011.pdf](#)  
[Truck Turning Model V.3 Z17-011.pdf](#)  
[Legal - Belmont Pod B.docx](#)  
[Consultant Market Statement Z17-011.pdf](#)  
[Halpern Statement Z17-011.pdf](#)  
[Stormwater Letter Z17-011.pdf](#)  
[M&C Minutes Z08-006 \(Jan. 20, 2009\).pdf](#)  
[Screening Wall Exhibit Z17-011.pdf](#)

**5. Privilege Licenses:****6. Formal Business:**

- A. [ORD2017-09](#) Approval of an Amendment to the City of Smyrna's Code of Ordinances, Chapter 98, Article I, In General, providing for the repeal of Section 98-2 (a) - (i) Penalties and Procedures and replacing with, Section 98-2. Parking (a) - (e)

**Sponsors:** Norton

**Attachments:** [IssueSheet ORD2017-09.pdf](#)  
[2017-09 Parking Ordinance Section 98-2 Final.pdf](#)

**7. Commercial Building Permits:****8. Consent Agenda:**

- A. [2017-233](#) Approval of the Mayor and Council meeting minutes for July 5, 2017

**Sponsors:** City Council

**Attachments:** [07-05-2017 July 5, 2017 M&C Minutes - Final.pdf](#)

- B. [2017-273](#) Approval of the June 29th, 2017 Committee of the Whole Meeting Minutes  
*Attachments:* [COW Minutes 06-29-2017 June 29, 2017 FINAL.pdf](#)
- C. [2017-267](#) Appointment of Sharon Jones, Human Resources Manager, as the Civil Service Board Clerk  
*Sponsors:* Blustein  
*Attachments:* [Issue Sheet 2017-267.pdf](#)

9. **Committee Reports:**

10. **Show Cause Hearings:**

11. **Citizen Input:**

*Speaking time for citizen input will be limited to three minutes.*

12. **Adjournment:**