



City of Smyrna

2800 King Street
Smyrna, GA 30080
www.smyrnacity.com

Meeting Agenda - Final

Planning and Zoning Commission

Monday, December 10, 2018

6:00 PM

Council Chambers

1. **Roll Call**

2. **Call to Order**

3. **Business**

Speaking time for the public hearing related to the following business will be (5) five minutes.

- A. [2018-34](#) **Public Hearing** - Zoning Request Z18-015 - Rezoning from GC to RM-12-Conditional for the development of 35 townhome units at a density of 11.47 units per acre - 3.05 Acres - Land Lots 347 and 348 - 2249 South Cobb Drive and 2265 Ventura Road - Loyd Development Services, LLC - ***This zoning request will be tabled to the January 14, 2019 Planning and Zoning Board Meeting at the request of the applicant.***

Sponsors: Harrington and Wilkinson

Attachments: [Issue Sheet](#)

[Land Use Vicinity Map_Z18-015.pdf](#)

[Zoning Vicinity Map_Z18-015.pdf](#)

[Zoning Application_Z18-015.pdf](#)

[Legal Description_Z18-015.docx](#)

- B. [2018-511](#) **Public Hearing** - Zoning Request Z18-019 - Rezoning from OI to TS-Conditional for the construction of a new hotel - 0.99 Acres - Land Lot 881 - 2875 Spring Hill Parkway - MCP III Real Estate, LLC

Sponsors: Bartlett and Norton

Attachments: [Issue Sheet](#)

[Saff Memo_Z18-019.pdf](#)

[Garvis Sams Letter_12042018_Z18-019.pdf](#)

[Zoning Vicinity Map_Z18-019.pdf](#)

[Land Use Vicinity Map_Z18-019.pdf](#)

[Rezoning Application_Z18-019.pdf](#)

[Existing Survey_Z18-019.pdf](#)

[Site Plan_Z18-019.pdf](#)

[Tree Plan_Z18-019.pdf](#)

[Building Elevations_Z18-019.pdf](#)

[Building Rendering_Z18-019.pdf](#)

- C. [2018-512](#) **Public Hearing** - Zoning Request Z18-017 - Rezoning from R-15 to OI for an office use - 0.88 Acres - Land Lot 420 - 894 Pat Mell Road - Melba Bush

Sponsors: Wilkinson and Harrington

Attachments: [Issue Sheet](#)

[Staff Memo_Z18-017.pdf](#)

[Zoning Vicinity Map_Z18-017.pdf](#)

[Land Use Vicinity Map_Z18-017.pdf](#)

[Rezoning Application_Z18-017.pdf](#)

[Warranty Deed_Z18-017.pdf](#)

[Legal Description_Z18-017.pdf](#)

- D. [2018-513](#) **Public Hearing** - Zoning Request Z18-018 - Rezoning from R-15 to R-15-Conditional for three residential lots - 1.136 Acres - Land Lot 335 - 572 North Thomas Lane - Kalpesh Patel

Sponsors: Welch and Rice

Attachments: [Issue Sheet](#)

[Z18-018_Staff Memo.pdf](#)

[Zoning Vicinity Map_Z18-018.pdf](#)

[Land Use Vicinity Map_Z18-018.pdf](#)

[Rezoning Application_Z18-018.pdf](#)

[Site Plan_Z18-018.pdf](#)

[Tree Plan_Z18-018.pdf](#)

[Building Elevations_Z18-018.pdf](#)

[Warranty Deed_Z18-018.pdf](#)

[Water & Sewer Letter_Z18-018.pdf](#)

[Hydrology Study_Z18-018.pdf](#)

[Paid Taxes_Z18-018.pdf](#)

- E. [2018-514](#) **Public Hearing** - Code Amendment to the Zoning Ordinance to update section 908 in regards to the loading space requirements - City of Smyrna

Sponsors: Campo and Gould

Attachments: [Issue Sheet](#)

[908memo.pdf](#)

- F. [2018-515](#) **Public Hearing** - Code Amendment to the Zoning Ordinance to update the building permit requirements - City of Smyrna

Sponsors: Campo and Gould

Attachments: [Issue Sheet](#)

[buildingpermitmemo.pdf](#)

- G. [2018-516](#) **Public Hearing** - Code Amendment to the Zoning Ordinance to add a new fencing section - City of Smyrna
Sponsors: Campo and Gould
Attachments: [Issue Sheet](#)
[fencesmemo.pdf](#)
- H. [2018-517](#) **Public Hearing** - Code Amendment to the Zoning Ordinance to add guest parking for townhome and condominium communities - City of Smyrna
Sponsors: Campo and Gould
Attachments: [Issue Sheet](#)
[guestparkingmemo.pdf](#)
- I. [2018-518](#) **Public Hearing** - Code Amendment to the City's Code of Ordinance to repeal Appendices F, G, H, and I - City of Smyrna
Sponsors: Campo and Gould
Attachments: [Issue Sheet](#)
[appendicesmemo.pdf](#)
- J. [2018-519](#) **Public Hearing** - Code Amendment to the Zoning Ordinance to update Section 717 - City of Smyrna
Sponsors: Campo and Gould
Attachments: [Issue Sheet](#)
[717memo.pdf](#)
4. **Approval of Minutes:**
- A. [2018-500](#) Approval of the November 12, 2018 Planning and Zoning Meeting Minutes
Attachments: [11-12-2018 November 12, 2018 PZB Minutes FINAL.pdf](#)
5. **Adjournment**