

PLANNING AND ZONING COMMISSION MEETING MINUTES

City Hall
56 Malone Street
Fairburn, GA. 30213
Tuesday, January 5, 2016
7:00 P.M.

Shelby Phillips, Chair
Elise Stoney
Mark Wade
Elizabeth Echols

Jerry Williams
Tony Smith
Homer Knight

City Planner:
City Planner:
City Engineer:
City Attorney:
Recording Secretary:

Tarika Peeks
Linda Abaray
Brendetta Walker
Valerie Ross
Jessica McNeal

- I. **MEETING CALLED TO ORDER:** By Chairman Shelby Phillips
- II. **ROLL CALL:** All members of Planning and Zoning Commission were present which constituted a quorum.
- III. **PLEDGE OF ALLEGIANCE:** Recited in unison.
- IV. **PUBLIC COMMENTS:** None
- V. **ADOPTION OF AGENDA:**
Motion and Vote: Williams moved to approve the agenda. Stoney seconded. **The motion carried.**
- VI. **APPROVAL OF PREVIOUS MEETING'S MINUTES**
Motion and Vote: Stoney moved to recommend approval of December 1, 2015 minutes. Williams seconded. **The motion carried.**
- VII. **PUBLIC HEARING:**

Variance 15V-008 Exeter Distribution Center-7340 Oakley Industrial Boulevard

SUMMARY/STAFF PRESENTATION: The applicant is proposing to construct a 316,680 square feet Distribution Center and is requesting one (1) primary variance from the Zoning Ordinance:

- a. To reduce the rear building setback from 30 feet to 20 feet - Section 80-86(f)(4)

Staff recommends **APPROVAL** of the variance request to reduce the rear building setback from 30 feet to 20 feet.

Phillips asked whether the setback was for lot 4 or 5. Peeks explained that the rear setback is between the existing building and the proposed building.

(Invitation for public comment in support of and in opposition to the petition)

There were questions about variances pertaining to streams, wetlands, private and non-private ponds, and wells.

(Invitation for public comment in support of and in opposition to the petition)

Spoke In Favor: None

Spoke Against: None

(Close of public hearing. Planning Commission questions and discussion)

Motion and Vote: Wade moved to approve with conditions. Williams seconded. **The motion carried.**

X. STAFF REPORT: None

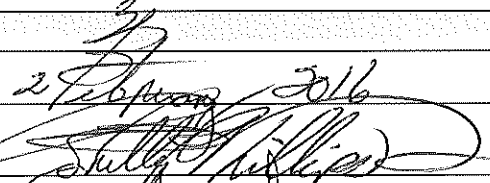
XI. COMMISSION MEMBERS COMMENTS:

- Phillips welcomed Homer Knight.
- Stoney wished everyone a Happy New Year.
- Wade welcomed Knight and wished everyone a Happy New Year.
- Smith welcomed Knight and thanked staff and asked Ross what would warrant a hardship for an applicant. Ross explains that staff lay out the guide for commissioners to consider a variance in the staff report. Ross explained the variance considerations (Section 80-251)
- Mayor thanked staff, commissioners and stated how excited he was about where the City's Planning and Zoning was headed.

XII. ADJOURN:

Motion and Vote: Stoney moved to approve. Williams seconded. **The motion carried.**

Meeting adjourned at 8:05 p.m.

Approval Signatures	
Date Approved	2 February 2016
Shelby Phillips, Chairman	
Jessica McNeal, Recording Secretary	