

**CITY OF GRANTVILLE
CITY COUNCIL WORK SESSION MEETING AGENDA
MONDAY, JANUARY 10, 2022 at 6:30 P.M.
Glanton Municipal Complex, City Council Chambers, 123 Lagrange Street
Grantville, Georgia 30220**

Meeting will be available by Audio Conference Dial: 425-436-6364 Access Code: 336977#

**Call to Order
Invocation
Pledge of Allegiance**

Citizen Comment Regarding Agenda Items

Approval of Agenda

Swearing In: Council Member Casey Evans, City Council Post 3
Council Member Alan Wacaser, City Council Post 4

Election of Mayor Pro Tem: Election will take place on January 24, 2022

Mayor's Committee Assignments

Discussion/Decision on Planning Commission Recommendation to Adopt a Zoning Ordinance Text Amendment for Article 5.3, Table 5.3 – Permitted Use Schedule to add Tattoo Shop as an allowed use with Special Use Permit in the General Commercial Zoning District

Discussion/Decision on Planning Commission Recommendation to Rezone or Deny the Rezoning of Coweta County Tax Parcels G08 2247 001 and G08 2247 011 (125.273 acres) 101 Lowery Road to Light Industrial (LM)

First Reading: Ordinance Number 2022-01 to Amend the Zoning Ordinance: Text Amendment to Allow for the Operation of Tattoo Shops in the General Commercial Zoning District with a Special Use Permit

First Reading: Ordinance Number 2022-02 to Rezone Coweta County Tax Parcels G08 2247 001 and G08 2247 011 (125.273 acres) 101 Lowery Road to Light Industrial (LM)

Citizen Comments

City Council and Staff Comments

Adjournment

CITY OF GRANTVILLE
MAYOR'S COMMITTEE APPOINTMENTS
2022

Police Committee

Chair – Jim Sells

Alan Wacaser

Ruby Hines

Utility Committee

Chair – Alan Wacaser

Jim Sells

Casey Evans

Administrative Committee

Chair – Casey Evans

Ruby Hines

Jim Sells

Street and Public Works Committee

Chair – Ruby Hines

Casey Evans

Alan Wacaser

Brennan Jones Engineering Associates, LLC

7513 Mason Falls Dr., Winston, Georgia 30187
(p) 770.688.5148 (f) 770.577.0300

Memorandum

To: Al Grieshaber, Jr., City Manager
From: Brennan D. Jones, P.E., Zoning Administrator
cc: Mayor & City Council
Date: November 5, 2021
Re: November 4, 2021 Planning Commission Meeting Recommendations

The Planning Commission met on November 4, 2021. The meeting agenda and minutes from the Planning Commission Meeting are attached for review. Below are the items that were on the agenda and actions taken by the Planning Commission concerning the items.

1. The planning commission voted to recommend that the City Council adopt a Zoning Ordinance text amendment for Article 5.3, Table 5.3 – Permitted Use Schedule to add Tattoo Shop as an allowed use with Special Use Permit in the General Commercial zoning district. A copy of the proposed zoning ordinance text amendment for Table 5.3 is shown below.

Use Type	SIC	Zoning Districts									
		RD	R20	NUP	R6	CR	PR	OI	GC	LM	GI
BUSINESS, PROFESSIONAL and PERSONAL SERVICES											
<u>Tattoo Shop</u>	<u>7299</u>								<u>S</u>		

2. The Planning Commission voted to approve the Final Plat for Parcel G08 2247-003: Originals of the final plat were delivered to City Hall with the final plat application. The plat will need to be signed by the appropriate City official and then filed with Coweta County Clerk of Superior Court property records division.

END OF MEMORANDUM

**Grantville Planning Commission
Meeting Minutes**

Date: December 2, 2021
Time: 6:00 p.m.
Location: Grantville City Hall, 123 LaGrange Street Grantville, Georgia 30220
and by Audio Conference Number: 425-436-6364 Access Code: 336977#

Mr. Raptis called the Planning Commission meeting to order at 6:05 p.m.

Attendance

Tyree Raptis, Chairman
Joe Ward, Vice Chairman
Danny Clay
Brenda Maddox (by conference call)
Brennan Jones, Zoning Administrator

Public Attendance

Kyle Cunningham
Jeff Mansour
Patrick Laughlin

Review & Approval of Minutes

Adoption of Planning Commission Meeting Minutes from November 4, 2021

Planning Commission meeting minutes for the meeting held on November 4, 2021, were distributed to the members for review and adoption. After review of the minutes, a motion was made by Mr. Clay to adopt the November 4, 2021, Planning Commission Meeting Minutes. The motion was seconded by Mr. Ward. After discussion, Mr. Raptis called for a vote and the motion passed unanimously.

Report of Committees

None

Unfinished Business

None

Hearing of Cases

None

New Business

Zoning for Coweta Parcels G08 2247 001 and G08 2247 011 (125.273 Acres) – 101 Lowery Road

Mr. Jones presented the Rezoning application for Coweta Parcels G08 2247 001 and G08 2247 011 (125.273 Acres) - 101 Lowery Road providing the following information concerning the property:

- Current Zoning – R20 Single Family Residential
- Current Land Use - Undeveloped
- Requested zoning district in Grantville - Light Industrial (LM)
- DRI Application review/approval is pending
- Conceptual site exhibit prepared by Georgia Civil was provided as part of the application for review by the planning commission.

Following the presentation by Mr. Jones, Mr. Raptis recognized Mr. Cunningham to make a presentation to the planning commission regarding the rezoning application. Mr. Cunningham provided information on his development company, Robinson Weeks Partners, and he discussed the plans for the industrial building site development. Mr. Cunningham stated that the final DRI application addressing comments received, was submitted earlier in the day to the review agencies. Mr. Cunningham stated that Wetland permitting for the site is in progress, however the Wetland Permit has yet to be approved by the US Army Corps of Engineers. Mr. Jones and the Planning Commissioners asked and discussed with the applicant questions concerning traffic studies, road improvements, traffic signals, noise, and water and sewer utilities.

Following the presentation and after discussion among the planning commission members, Mr. Ward made a motion to table the rezoning recommendation for Parcels G08 2247 001 and G08 2247 011 (125.273 Acres) - 101 Lowery Road: The motion was seconded by Mr. Clay. After discussion, Mr. Raptis called for a vote and the motion passed unanimously. Mr. Raptis announced that the item was tabled.

Adjournment

Mr. Ward made a motion to adjourn the meeting. Mr. Clay seconded the motion. Mr. Raptis adjourned the Planning Commission Meeting at 7:00 p.m.

AGENDA

Planning Commission Meeting
December 2, 2021
6:00 p.m.

Meeting Location:
Grantville City Hall – Council Chambers
123 LaGrange Street
Grantville, GA 30220

Audio Conference Number: 425-436-6364 Access Code: 336977#

CALL TO ORDER

ATTENDANCE

REVIEW & APPROVAL OF MINUTES

November 4, 2021 Planning Commission Meeting

REPORT OF COMMITTEES (if any)

UNFINISHED BUSINESS

HEARING OF CASES

NEW BUSINESS

Zoning for Coweta Parcels G08 2247 001 and G08 2247 011 (125.273 Acres) – 101 Lowery Road

- Current Zoning – R20 Single Family Residential
- Current Land Use - Undeveloped
- Requested zoning district in Grantville - Light Industrial (LM)
- DRI Application review/approval is pending
- Site exhibit prepared by Georgia Civil

ADJOURNMENT

THE CITY OF GRANTVILLE, GEORGIA

**ORDINANCE NO. 2022-01
BEFORE THE CITY COUNCIL**

**AN ORDINANCE OF THE MAYOR AND COUNCIL OF
THE CITY OF GRANTVILLE, GEORGIA
AMENDING THE ZONING ORDINANCE OF THE CITY OF GRANTVILLE
TO MAKE THE FOLLOWING TEXT AMENDMENT TO THE ORDINANCE
AND REVISE TABLE 5.3 PERMITTED USES TO ALLOW FOR
THE OPERATION OF TATTOO SHOPS IN CERTAIN SPECIFIC ZONING
DISTRICTS WITH SPECIAL USE PERMIT AND FOR OTHER PURPOSES**

WHEREAS, the Mayor and Council of the City of Grantville have determined that it is in the best interest of the City to amend the Zoning Ordinance of the City of Grantville;
The Mayor and Council of the City of Grantville, Georgia hereby ordain as follows:

Section 1.

Article 5. Zoning District Standards and Permitted Uses is amended as follows:

Table 5.3 is amended by adding the following:

Use Type	Zoning Districts										
BUSINESS, PROFESSIONAL and PERSONAL SERVICES	SIC	R D	R20	NUP	R6	CR	PR	OI	GC	LM	GI
<u>Tattoo Shop</u>	<u>729</u> <u>9</u>								<u>S</u>		

Section 2. Repealer

All ordinances or parts of ordinances in conflict with this ordinance are repealed.

First Reading: _____

SO ORDAINED in lawfully assembled open session this ____ day of _____, 2022.

Doug Jewell, Mayor

Attest:

Roberta Higgins, City Clerk

PUBLIC HEARING

The City of Grantville will hold a public hearing on Monday, January 24, 2022, at 6:30 p.m. at the Grantville Municipal Complex. The purpose of the public hearing will be to receive public comment regarding a recommendation of the Planning Commission concerning a zoning ordinance text amendment to Article 5.3, Table 5.3- Permitted Use Schedule to add Tattoo Shop as an allowed use with Special use Permit in the General Commercial (GC) zoning district. A copy of the Planning Commission recommendation will be on file for public review in the office of the City Clerk.