

ROCKDALE COUNTY BOARD OF COMMISSIONERS
ZONING PUBLIC HEARING
FEBRUARY 24, 2022, AT 6:00 PM
VIRTUAL MEETING
WWW.FACEBOOK.COM/ROCKDALEGOV



AGENDA

1. Call to Order;
2. Approval of the Agenda;
3. Approval of the Minutes:
 - A. [January 27.](#)
4. Rules of Procedure for Public Hearings;
5. Old/Unfinished Business: None;
6. New Business:
 - A. [1362, 1390 and 0 Rockbridge Road, Conyers, Ga 30012:](#) Requests for the following in regard to 47.72 acres by Stonemont Financial Group, LLC.:
 - i. **Future Land Use Case No. 2022-01:** A request to amend the Future Land Use Map Category from Low Density Residential to Light Industrial.
 1. **Recommendations:**
 - a. The Applicant wishes to be **Referred Back to the Planning Commission for Reconsideration** with a new Concept Plan after meeting/discussing this project with the neighbors;
 - b. The Planning Commission voted to recommend **Denial**
 - c. Staff recommends **Approval with Conditions.**
 - ii. **Rezoning Case No. 2022-01:** A request to rezone from R1 (Single-Family Residential) and R3 (Multifamily Residential) to M1 (Limited Industrial)
 1. **Recommendations:**
 - a. The Applicant wishes to be **Referred Back to the Planning Commission for Reconsideration** with a new Concept Plan after meeting/discussing this project with the neighbors;
 - b. The Planning Commission voted to recommend **Denial**
 - c. Staff recommends **Approval with Conditions.**
 - B. [2721 and 2905 Turner Road, Conyers, GA, 30094:](#) Request for the following in regard to 111.697 acres by The Revive Land Group, LLC:
 - i. **Rezoning Case No. 2022-02:** A request to rezone from R1 (Single-Family Residential) to CRS (Collaborative Residential Subdivision).
 1. **Recommendations:**
 - a. The Planning Commission voted to recommend **Approval**
 - b. Staff recommends **Approval with Conditions.**

C. [1141 Old Salem Road, Conyers, Ga 30094](#): Request for the following in regard to 2.63 acres by Forsyth Hospitality, Inc.:

i. **Rezoning Case No. 2022-03**: A request to rezone from M1 (Limited Industrial) to C2 (General Commercial)

ii. **Recommendations:**

1. The Planning Commission voted to recommend **Approval with Conditions**.

2. Staff recommends **Approval with Conditions**.

D. [1900 Dogwood Dr. and 0 Old Covington Highway, Conyers, GA, 30013](#): Requests for the following in regard to 8.65 acres by Moore Bass Consulting:

i. **Future Land Use Case No. 2022-02**: A request to amend the Future Land Use Map Category from Light Industrial to High-Density Residential

1. **Recommendations:**

a. The Planning Commission voted to recommend **Denial**

b. Staff recommends **Approval with Conditions**.

ii. **Rezoning Case No. 2022-04**: A request to rezone from M1 (Limited Industrial) to RM (Residential-Multifamily)

1. **Recommendations:**

a. The Planning Commission voted to recommend **Denial**

b. Staff recommends **Approval with Conditions**.

7. **Reports:**

A. [February 10, 2022 Planning Commission Minutes](#)

8. **Adjourn.**