

CONYERS/ROCKDALE PLANNING COMMISSION MEETING



July 14, 2022, at 6:00 PM
Rockdale County Assembly Hall
901 N Main St NW, Conyers, GA, 30012



AGENDA

1. **Call to Order:**
 - A. **Invocation.**
 - B. **Pledge of Allegiance.**
2. **Determination of a Quorum:**
 - A. **Roll Call.**
3. **Approval of the Agenda.**
4. **Approval of the Minutes:**
 - A. **June 9, 2022.**
5. **Rules of Procedure for Public Hearings.**
6. **Old Business: None**
7. **New Business:**
 - A. **City of Conyers:**

No Items
 - B. **Rockdale County:**

ITEM R-1:	<u>1609 Valley View Rd</u>
REQUEST:	SUP Case No. 2022-01 Allow special use permit for a commercial Dog Kennel at 1609 Valley View Rd
PARCEL:	0330010004
SIZE:	7.1 acres
APPLICANT:	Reginald Crumpton
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-2:	<u>2462 Wall Street SE</u>
REQUEST:	SUP Case No. 2022-02 Authorize special use permit for a day care with at least 3 children and no more than 6 children
PARCEL:	077E010359

SIZE:	0.39 acres
APPLICANT:	Natasha Collier
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-3:	<u>2051 Highway 138</u>
REQUEST:	FLU Case 2022-04 Amend the Future Land Use category from Medium Density Residential to High Density Residential Rez Case No. 2022-07 Rezone from R1 (Single Family Residential) to RM (Residential Multifamily)
PARCEL:	090001003B and 0900010003
SIZE:	25.26 acres
APPLICANT:	PEC+
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-4:	<u>1945 Sigman Rd</u>
REQUEST:	Rez Case No. 2022-08 Rezone from R1 (Single Family Residential) to M1 (Limited Industrial)
PARCEL:	0220010044
SIZE:	12.089 acres
APPLICANT:	The Galloway Law Group, LLC
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-5:	<u>2527 Sigman Rd</u>
REQUEST:	Rez Case No. 2022-09 Rezone from C2 (General Commercial) to RM (Residential Multifamily)
PARCEL:	010002004A, 0100020004, and 0100020005
SIZE:	34.495 acres
APPLICANT:	MaddoxNix
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-6:	<u>2294 Iris Dr</u>
REQUEST:	Rez Case No. 2022-10 Rezone from C2 (General Commercial) to RM (Residential Multifamily)
PARCEL:	0100100007
SIZE:	12.94 acres
APPLICANT:	Battle Law, P.C.
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

ITEM R-7:	<u>Text Amendment- Solar Energy Systems</u>
REQUEST:	Text Case No. 2022-01 Amend Sec. 106-1, 218-1, and 218-13 to allow solar energy systems
APPLICANT:	County Staff
PUBLIC HEARINGS AND MOTIONS:	2 Public Hearings required

8. Reports:

A. City of Conyers: None.

B. Rockdale County: None

C. The Board of Commissioners will hold the Zoning Public Hearing for the County items in-person at 6:00 PM on Thursday, August 25, 2022 at 901 Main St NW in the Assembly Hall.

D. The Next Regularly Scheduled Planning Commission Meeting will be on:

Date	Day	Time	Location	Address
8/11/22	THU	6:00 PM	Assembly Hall	901 N Main St NW, Conyers, GA, 30012

9. Adjourn.