

APPROVED

Minutes
City of McDonough
Municipal Planning Commission Meeting
February 11, 2025
6:00 P.M.

MAY 13 2025

Calvin McClendon
PLANNING COMMISSION

The meeting of the McDonough Planning and Zoning Commission was held at 6:00 p.m., 2nd floor, Council Chambers, at City Hall with the following members present.

Members Present: Calvin McClendon (Vice-Chair)
Latonua Hawkins (Secretary)
Jerry Hayes
Stanley Head
Not Present: Ricky Beauchamp (Chair)

Also present was staff: Sylvia Smith, Community & Economic Development Director
Bill Spivey, Senior Planner
Kelsey Liddick, Senior Permit Coordinator

The chairperson called the meeting to order at 6:00 p.m.

Roll Call was conducted by Staff.

The Pledge of Allegiance was conducted.

Swearing In of the 2025 MPC Appointments were continued with the following members being sworn in: Stanley Head and Jerry Hayes.

Staff stated that the meeting was properly advertised and in compliance with the open meeting act. The entire meeting schedule for the year was published in the November 30, 2024, edition of the Henry Daily Herald Newspaper. The petition ad(s) was published in the January 18, 2025 and February 1, 2025, edition(s) of the Henry Daily Herald Newspaper. The agenda for tonight's meeting was posted on the City of McDonough website and on the bulletin board on the 1st floor of City Hall on February 4, 2025.

Notification of a Special Called Meeting is not applicable. Yes, the requirements have been met.

Stanley Head made a motion to approve the agenda, Jerry Hayes seconded. Motion Passed (4-0).

Calvin McClendon made motion to approve the January 14, 2025, minutes, Latonua Hawkins seconded. Motion does not carry (3-1 abstained). No other motions were made.

Public Comment Session: No comments were made.

WORKSHOP SESSION:

Old Business:

Case #240901: Hardeman property (705 Tomlinson St.) – Andy Welch (representative) was present and commented on the reasons for the request to annex & rezone property to R-75/R-85 (Single-Family Residential) – City. The current zoning is RA (Residential Agricultural) – County. Discussions ensued regarding sidewalks (change from 4 feet to 5 feet and connection to Anderson Point subdivision), amenities (sharing with Anderson Point), entrances (2 Blvd. style), number of homes (250),

New Business: N/A

PUBLIC REVIEW SESSION:

Old Business:

Case #240902: Shoppes Lane Gas Station (1005 Shoppes Lane) – Steve Moore (representative) was present and commented on the petition for a Concept Plan Review, that is required per zoning conditions within ORD #04-09-13006(A)(Z). Discussion ensued regarding a tree protection plan, façade to match surrounding area, traffic study requirement and timeline for complete with the applicant requesting two (2) years instead of one (1). **The chair opened the public review session.** No comments were made in favor/opposition. **The chair closed the public review session.** Sylvia Smith provided comments on the staff analysis (refer to the final staff report) along with a recommendation of approval with conditions. **Jerry Hayes made a motion to recommend approval of the concept review plan with staff recommendations, with a change to condition #6, to allow for two (2) 6 (six) month extension for completion** Stanley Head seconded. Motion Does Not Carry (3-1). No other motions were made.

New Business: N/A

SPECIALITY ITEM(S): N/A

Community Development Director & Staff Comments:

MPC Members & Chairperson Comments:

Adjourn

➤ Motion made to adjourn, seconded. Meeting adjourned.