



PLANNING COMMISSION
AGENDA FOR REGULAR SCHEDULED MEETING
Tuesday, May 18, 2021 at 5:30 PM
City Hall Council Chambers

1. Call to Order
2. Approval of minutes from the April 20, 2021 Planning Commission meeting
3. Old business
4. New business and public hearings
 - a) Variance – Jeffrey and Charlene Rose request a variance from the Zoning Ordinance (Sec. 110-62.) to reduce the side-yard and rear yard setbacks to 3' instead of the ordinance required 15' for an outbuilding. The property is zoned R-1. Tax Parcel ID S23 03 032. Common location known as 221 Gunter St.
 - b) Subdivision – Jeff Foster of AKM Surveying on behalf of Bill Gross requests a 15-lot subdivision to modify lots within Harbor Pines, Stage One. The property is zoned R-3. Tax Parcel IDs 148A 027, 148A 028, 148C 019-030 and 148C 044-057. Common location known as vacant land on Inlet Reach Circle.
 - c) Minor Subdivision – Jeff Foster of AKM Surveying on behalf of Bill Gross requests a 4-lot minor subdivision for single-family homes. The property is zoned R-5. Tax Parcel IDs 160A 009J and 160A 009A. Common location known as vacant land east of 26 Lonesome Pine Road.
 - d) Rezoning/PD Text Amendment – Cumberland Palms, LLC request a rezoning (planned development text amendment) of 30.39 ac to modify the uses and standards applicable. The new uses would allow for motorcoach lots together with ancillary uses. The property is zoned PD. Tax Parcel IDs 148 018, 148H 001-048, 148H 048A. Common location known as Riverfront Circle.
 - e) Zoning Ordinance Text Amendment – City of St. Marys requests a zoning ordinance text amendment to allow accessory dwelling units in areas zoned R-1 when certain standards are met.
 - f) Subdivision Ordinance Text Amendment – City of St. Marys requests a subdivision ordinance text amendment to amend the administrative procedures of said ordinance (Chapter 86 of the city code of ordinances).
5. Discussion
 - a) Moving Planning Commission meeting date (from third Tuesday to the second week of the month)
6. Adjournment

PUBLIC HEARING PROCEDURES

1. This meeting is considered a public hearing and will be run according to Roberts Rules.
2. This meeting is being recorded and live streamed and is subject to the Georgia Open Meetings Act.
3. If you wish to speak on an agenda item, please sign in on the sign-in sheet and provide your address and email.
4. If you wish to speak, please come to the podium, speak into the microphone and state your name and address.
5. If your name is difficult to spell, please spell your name.
6. Please do not speak from the audience your voice cannot be heard on the microphone, recorded or live streamed to home viewers.
7. Please be respectful of applicants, staff or commission members as they are speaking and do not interrupt from the audience.
8. If you would like a copy of the meeting minutes, please request by meeting date through St Marys Community Development at planning@stmarysga.gov or 912-510-4032.