



---

PLANNING COMMISSION  
AGENDA FOR REGULAR SCHEDULED MEETING  
**Tuesday, June 15, 2021 at 5:30 PM**  
City Hall Council Chambers

1. Call to Order
2. Approval of minutes from the May 18, 2021 Planning Commission meeting
3. Old business
  - a) 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.  
Petitioner has requested postponement of this item to the July Planning Commission meeting.
4. New business and public hearings
  - b) Annexation and Rezoning – to be considered as a single package
    - a. Annexation & Rezoning – City of St. Marys requests zoning for purpose of proposed annexation. The current zoning is County A-F and the proposed zoning is R-4. Tax Parcel 120 002. Common location known as 562 Winding Road.
    - b. Annexation & Rezoning – City of St. Marys requests zoning for purpose of proposed annexation. The current zoning is County R-2 and the proposed zoning is R-3. Tax Parcel 120 002C. Common location known as 764 Winding Road.
    - c. Annexation & Rezoning – City of St. Marys requests zoning for purpose of proposed annexation. The current zoning is County A-F and the proposed zoning is R-3. Tax Parcel 120 002E. Common location known as land to the rear of 764 Winding Road.
    - d. Annexation & Rezoning – City of St. Marys requests zoning for purpose of proposed annexation. The current zoning is County R-2 and the proposed zoning is R-3. Tax Parcel 120 002D. Common location known as land north of 764 Winding Road.
    - e. Annexation & Rezoning – City of St. Marys requests zoning for purpose of proposed annexation. The current zoning is County R-2 and the proposed zoning is R-3. Tax Parcel 120 002D. Common location known as land north of 764 Winding Road.
  - c) 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.
5. Discussion
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](mailto:planning@stmarysga.gov) or 912-510-4032.