



PLANNING COMMISSION
AGENDA FOR REGULARLY SCHEDULED MEETING
Tuesday, July 12 2022 at 5:30 PM
City Hall Council Chambers – 418 Osborne St

1. Call to Order
2. Approval of the Minutes: June 14, 2022
3. Old business

1. Special Use Permit – Justin McDonald requests a special use permit to operate outdoor sales of new or second hand automobiles. The property is zoned C-2. Tax Parcel ID S18 01 012. Common location known as 1824 Osborne Rd.

4. New business and public hearings

2. Variance – Teddy and Jerry Lockhart request a variance from the minimum lot size requirement of 722 square feet (from 3,000 square feet to 2,278 square feet.) The property is zoned C-1. Tax Parcel ID S41 10 003. Common location known as 100 and 102 Osborne St.

3. Minor Subdivision – Teddy and Jerry Lockhart request a minor subdivision to split one lot into two lots. Lot A being 4,489 square feet and Lot B being 2,278 square feet. Lot B being less than the ordinance required 3,000 square feet. The property is zoned C-1. Tax Parcel ID S41 10 003. Common location known as 100 and 102 Osborne St.

4. Minor Subdivision – Scott Johnson on behalf of SHJ Rentals LLC requests a minor subdivision to subdivide one lot into two lots. The property is zoned R-2. Tax Parcel ID 134B 317. Common location known as 122 Gary Circle.

5. Variance – Anthony Hibbard Jr. requests a side-yard setback variance of 7.5 feet from 15 feet to 7.5 feet in order to allow for an accessory building. The property is zoned R-1. Tax Parcel ID S17 08 006U. Common location known as 1013 McDowell Street.

6. Special Use Permit – Pre-Engineered Steel Inc requests a special use permit to build a caretaker's residence. The property is zoned I-L. Tax Parcel ID 148 031C003. Common location known as 111 Industrial Drive.

7. Special Use Permit – Jason Abrams requests a special use permit to operate a day care. The property is zoned C-2. Tax Parcel ID S18 08 011. Common location known as 1828 Osborne St.

8. Reverse Subdivision – Garth Freeman requests a reverse subdivision to combine three lots into one. The property is zoned R-1. Tax Parcel ID 135D 014, 135D 015. Common location known as the land lying at the end of Magnolia Street on the southside of the road.

9. Preliminary Plat – Readdick Development requests preliminary plat approval for a 122 lot subdivision. The property is zoned PD R-3. Tax Parcel ID 134 035. Common location known as that land lying on the northside of Bartram Trail.



10. Preliminary Plat – City of St. Marys requests preliminary plat approval for a 13 lot subdivision. The property is zoned I-L. Tax Parcel IDs 148 031, 148 031LL, 148 031KK, 148 031JJ. Common location known as the former St. Marys Airport.

11. Final Plat – City of St. Marys requests final plat approval for 1 lot (45.32ac) of the St. Marys Commerce Park. The parcel is zoned I-L. Tax Parcel ID 148 031. Common location known as the eastern half of the former east/west runway of the former St. Marys Airport.

12. Final Plat – City of St. Marys requests final plat approval for 1 lot (29.66ac) of the St. Marys Commerce Park. The parcel is zoned I-L. Tax Parcel ID 148 031. Common location known as a portion of the western half of the former east/west runway of the former St. Marys Airport.

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, please come to the podium, speak into the microphone, and state your name and address.
4. If your name is difficult to spell, please spell your name.
5. Please do not speak from the audience; your voice cannot be heard on the microphone, recorded or live streamed to home viewers.
6. Please be respectful of applicants, staff or commission members as they are speaking and do not interrupt from the audience.
7. 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.