

WARNER ROBINS PLANNING AND ZONING COMMISSION

Meeting of May 9, 2023

The regular meeting of the Warner Robins Planning and Zoning Commission was held on April 11, 2023, at 5:30 PM at City Hall. Those members present were, Todd Rissmiller, Sharon Broughton, Miranda Britt, Arthur Head, and Jeffery Rowland. Staff members, Darin Curtis, and Michael Moriarty were also present.

Ms. Broughton opened the meeting by explaining the procedures of the meeting and that due to regulation, all approved requests for home occupation licenses, rezoning, annexations, and special exceptions with the Planning and Zoning Commission would next be forwarded to Mayor and Council for final approval. Ms. Broughton then asked if there was a motion to approve the minutes from last meeting. **Mr. Head** made the motion to approve the minutes and **Ms. Britt** seconded the motion. The motion passed with all members of the board in agreeance. At that time, MS. Broughton asked Mr. Curtis to provide any staff remarks for petitions being heard. The staff had no remarks.

Ms. Broughton then called the first item on the agenda.

- 1. Louis Porch – 212 Cade Terr. – Party Rental Service** – Mr. Porch was present. No one was present in opposition

The motion was made by Mr. Head and seconded by Ms. Britt to recommend approval of the request. The motion carried unanimously.

- 2. Jorge Echeverria – 123 Porkie Dr. – Remodeling Service** – Mr. Echeverria was not present. No one was present in opposition.

The motion was made by Mr. Head and seconded by Ms. Britt to recommend tabling the request. The motion carried unanimously.

- 3. Diego Vega – 239 Woodland Trl. – Home Repair Service --** Mr. Vega was present. No one was present in opposition.

Mr. Head and seconded by Ms. Britt to recommend approval of the request. The motion carried unanimously.

- 4. Darra McClendon – 302 Erin Way – Consulting Service** – Ms. McClendon was present. No one was present in opposition.

The motion was made by Mr. Head to recommend approval of the request and seconded by Ms. Britt. The motion carried unanimously.

5. **Kenneth King – 101 Pine Trace Ln. – Electrical Service** – Mr. King was present. No one was present in opposition.

The motion was made by Mr. Head and seconded by Ms. Britt to recommend approval of the request. The motion carried unanimously.

Ms. Broughton then opened the public hearing on zoning and annexations.

1. **ANNEXATION** – Brian and Laura Trent request the annexation of property, including all right-of-ways, together totaling .69 acres, located at 110 Timberlane Ave., also known as tax parcel [00076D 062000]. The current zoning of the property is R-1 [Single Family Residential District] [County] and the proposed zoning upon annexation of both properties is R-1 [Single Family Residential District] [City].

Darin Curtis advised the board that he recommends approving the request to **annex**. There was no one in opposition to the request present.

The motion was made by Mr. Head and seconded by Ms. Britt to recommend approval of the request to **annex**. The motion carried unanimously.

2. **REZONING** – POG Properties LLC. request the rezoning of property, including all right-of-ways, totaling 8.002 acres, located at 112 Peacock Dr., also known as tax parcel, [0W68A0 04A000]. The current zoning of the property is C-2 [General Commercial District] and the proposed zoning is R-4 [Multi-Family Residential District].

Darin Curtis advised the board that he recommends approving the request to **rezone**. There was no one in opposition to the request present.

The motion was made by Mr. Head and seconded by Ms. Britt to recommend approval of the request to **rezone**. The motion carried unanimously.

3. **VARIENCE** – Hive Construction/Brigitte Bovee, requests a variance for minimum lot width, minimum lot area, and front and side setbacks, on all lots as shown on a plat titled, Leisure Point Villas, DWG05101-003 Survey, drawn by, McLeod Surveying, on 04/10/2023.

The motion was made by Mr. Head and seconded by Mr. Rowland to recommend approval of the Varience. The motion carried unanimously

As there was no further business, the meeting was adjourned at 6:00 pm.