



# Dallas Planning Commission

Friday, April 29, 2022

6:00 PM

City Hall, 129 E Memorial Dr, Dallas GA 30132

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## MINUTES

### CALL TO ORDER

#### PRESENT

Commissioner David Holt  
Commissioner Terry Johnson  
Commissioner Ryan Ayers  
Commissioner Andrew Nesbit

#### ABSENT

Commissioner Debra Ewing

### MINUTES APPROVAL

1. Motion to adopt the December 2nd, 2021 meeting minutes.

Motion made by Commissioner Holt, Seconded by Commissioner Johnson.

Voting Yea: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

### RECOGNITION OF VISITORS

Debbie Parsons

### REPORTS

None

### OLD BUSINESS

None

### NEW BUSINESS

2. Motion to approve Zoning Application Z-2022-01 with the following stipulations.

1. Fee simple detached single-family residential community.

2. Developer will install flock cameras at all access points into the development that is compatible with the City of Dallas Police Department.

3. Minimum lot size 7500 square feet.

4. Minimum side setback: 10 feet.
5. Minimum lot width: 50 feet at building setback.
6. Minimum front setback: 20 feet.
7. Provide minimum setback from Merchants Drive of 35 feet.
8. Owner/Developer shall supply City of Dallas approval, detailed architectural elevation design plans for front, left side, right side, and rear of homes.
9. Developer agreement required for sewer upgrade.
10. Application Z-2022-02 to match the conditions of the first application Z-2022-02.

Motion made by Commissioner Holt, Seconded by Commissioner Nesbit.

Voting Yea: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

3. Motion to approve Zoning Application Z-2022-02 with the following stipulations.

1. Fee simple detached single-family residential community.
2. Developer will install flock cameras at all access points into the development that is compatible with the City of Dallas Police Department.
3. Minimum lot size 7500 square feet.
4. Minimum side setback: 10 feet.
5. Minimum lot width: 50 feet at building setback.
6. Minimum front setback: 20 feet.
7. Provide minimum setback from Merchants Drive of 35 feet.
8. Owner/Developer shall supply City of Dallas approval, detailed architectural elevation design plans for front, left side, right side, and rear of homes.
9. Developer agreement required for sewer upgrade.
10. Application Z-2022-02 to match the conditions of the first application Z-2022-02.

Motion made by Commissioner Holt, Seconded by Commissioner Nesbit.

Voting Yea: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

4. Motion to deny De-annexation Application A-2022-01.

Motion made by Commissioner Holt, Seconded by Commissioner Johnson.

Voting Nay: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

5. Motion to approve Election of Officers; David Holt as Chairman, Terry Johnson as Vice Chairman, and Ryan Ayers as Secretary.

Motion made by Commissioner Holt, Seconded by Commissioner Johnson.

Voting Yea: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

**ADJOURNMENT**

Motion to adjourn.

Motion made by Commissioner Holt, Seconded by Commissioner Johnson.

Voting Yea: Commissioner Holt, Commissioner Johnson, Commissioner Ayers, Commissioner Nesbit

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**Board Secretary**

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**Date**