



LAWRENCEVILLE

GEORGIA

PLANNING COMMISSION MINUTES

Monday, May 03, 2021
6:00 PM

Council Assembly Room
70 S. Clayton St, GA 30046

Call to Order

CALLED TO ORDER AT 6PM

PRESENT

Board Member Jen Young

Board Member Jack "Jay" Johnston, Jr.

Board Member Beryl "Smitty" Thomas

Board Member Jim Nash

Board Member Marshall Boutwell

Approval of Agenda

Motion made **TO APPROVE THE AGENDA AS PRESENTED** by Board Member Thomas,
Seconded by Board Member Johnston, Jr..

Voting Yea: Board Member Young, Board Member Johnston, Jr., Board Member
Thomas, Board Member Nash, Board Member Boutwell

Approval of Prior Meeting Minutes

Motion made **TO APPROVE THE MONDAY, MARCH 29, 2021 MEETING MINUTES** by
Board Member Thomas, Seconded by Board Member Nash.

Voting Yea: Board Member Young, Board Member Johnston, Jr., Board Member
Thomas, Board Member Nash, Board Member Boutwell

New Business

1. SUP2021-00044; Christopher Thomas; 533 and 543 John Connor Court

Motion made **TO RECOMMEND APPROVAL OF SUP2021-00004 WITH PLANNING COMMISSION CONDITIONS, WITH THE FOLLOWING EXCEPTION;**

CONDITION 2.Q. SHALL READ AS FOLLOWS:

APPROVAL OF A SPECIAL USE PERMIT ALLOWING THE PARKING OF TRACTOR TRAILERS, RECREATIONAL VEHICLES, AND VESSELS ON A SURFACE CONSISTING OF GRAVEL.

by Board Member Thomas, Seconded by Board Member Boutwell.

Voting Yea: Board Member Johnston, Jr., Board Member Thomas, Board Member Boutwell

Voting Nay: Board Member Young

Voting Abstaining: Board Member Nash

2. CIC2021-00007; Walker Anderson Homes, LLC; 240 Neal Boulevard

Motion made **TO RECOMMEND APPROVAL OF CIC2021-00007 WITH PLANNING COMMISSION RECOMMENDATIONS, WITH THE FOLLOWING EXCEPTIONS:**

CONDITION 2.A. SHALL READ AS FOLLOWS:

THE TOWNHOME UNITS PROPOSED ALONG CHURCH STREET SHALL BE REAR ENTRY UNITS AND CONSTRUCTED TO A DIMENSIONAL STANDARD OF 22' X 48' AND IN GENERAL CONFORMANCE TO THE ARCHITECTURAL ELEVATIONS RECEIVED BY THE PLANNING AND DEVELOPMENT DEPARTMENT ON OCTOBER 6, 2020, TITLED "LAWRENCEVILLE SOUTH LAWN, 9 UNITS BUILDING 146-154," PREPARED FOR "WALKER ANDERSON," DATED OCTOBER 1, 2020 (ATTACHED AS A REFERENCE).

CONDITION 2.B. SHALL READ AS FOLLOWS:

THE BALANCE OF THE TOWNHOME UNITS PROPOSED ALONG NASH STREET SHALL BE REAR ENTRY UNITS AND CONSTRUCTED TO A DIMENSIONAL STANDARD OF 22'X48', THESE UNITS SHALL INCLUDE A COVERED OUTDOOR LIVING SPACE BEING STANDARD AND INCLUDED TO MEET AVERAGE SF SPACE INDICATED IN THE ORIGINAL PLAN BOOK. PRODUCT SHALL BE FLAT ROOF STYLE AS INDICATED IN PLAN BOOK UNLESS BUILDING CODE CHANGES ARE ECONOMICALLY OR AESTHETICALLY DETRIMENTAL TO THE PRODUCT AS SOLELY DETERMINED BY THE BUILDER. THE BUILDER SHALL HAVE THE OPTION TO BUILD SUBSEQUENT BUILDINGS AT 22' X 41' WITH A COVERED OUTDOOR LIVING SPACE BEING STANDARD AND INCLUDED TO MEET THE AVERAGE SF SPACE INDICATED IN THE ORIGINAL PLAN BOOK. IN CASE OF

SUCH OCCURRENCE, GABLE ROOF ELEVATIONS SHALL REQUIRE THE REVIEW AND APPROVAL OF THE DIRECTOR OF THE PLANNING AND DEVELOPMENT DEPARTMENT.

CONDITION 2.C. SHALL READ AS FOLLOWS:

THE REMAINING BALANCE OF 4 TOWNHOME UNITS ADJACENT TO CITY HALL SHALL BE FRONT ENTRY UNITS, WITH A DRIVEWAY CONSISTING OF A MINIMUM OF 18 FEET IN LENGTH. THESE 4 UNITS SHALL INCLUDE A COVERED OUTDOOR LIVING SPACE BEING STANDARD AND INCLUDED TO MEET THE AVERAGE SF SPACE INDICATED IN THE ORIGINAL PLAN BOOK. IN CASE OF SUCH OCCURRENCE, GABLE ROOF ELEVATIONS SHALL REQUIRE THE REVIEW AND APPROVAL OF THE DIRECTOR OF THE PLANNING AND DEVELOPMENT DEPARTMENT.

CONDITION 13. A. AND B. SHALL READ AS FOLLOWS:

LENGTH OF DRIVEWAYS IN THE SINGLE-FAMILY PORTION SHALL BE 18 FEET MINIMUM:

A. FRONT ENTRY – (FRONT OF STRUCTURE TO BACK OF SIDEWALK OR ALLEYWAY IF NO SIDEWALK IS PRESENT)

B. REAR ENTRY – (REAR OF STRUCTURE TO BACK OF CURB)

Final Adjournment

Motion made **TO ADJOURN AT 6:45 PM** by Board Member Thomas, Seconded by Board Member Boutwell.

Voting Yea: Board Member Young, Board Member Johnston, Jr., Board Member Thomas, Board Member Nash, Board Member Boutwell

Minute Signatures

Marshall Boutwell, Chairperson

Todd Hargrave, Director

Planning & Development