MILTON

PLANNING COMMISSION

City Council Chambers, City Hall
Wednesday, October 28, 2026 at 6:00 PM

AGENDA

1. PLEDGE OF ALLEGIANCE

2. CONSIDERATION AND ADOPTION OF THE AGENDA

3. CONSIDERATION OF MINUTES/ACTIONS OF PREVIOUS MEETINGS

A. October 14, 2026, Special Called Planning Commission Meeting Action Minutes

4. GENERAL PUBLIC COMMENT

5. CONSIDERATION OF PRELIMINARY PLATS

A. **Brookecrest, Pods C & D** - **12400 King Road** (22 351012150612), **800 Cox Road** (Parcel ID 22 345011600254), **740 Cox Road** (Parcel ID 22 351011610350) part of Parcel ID 22 351012150901, part of Parcel ID 22 345011600452, Parcel ID 22 345011600387, Parcel ID 22 345011600304, Parcel ID 22 345011600460, and Parcel ID 22 351011610913 located in District/Section 2/2 and Land Lots 1160, 1161, 1215-1217.
Owner/Applicant: Harry Schwartz Trust / Toll Southeast LP Company Inc.
Request: To subdivide 53.31 acres into 42 single family lots that are minimum one (1) acre in size zoned AG-1 (Agricultural) District.

B. **Harmony at Highway 9 - 265 Five Acre Road and**
Parcel ID: 22 523007590149
Owner/Applicant: Epic Design & Build, LLC
Request: To subdivide 3.79 Acres into 10 single family lots at a density of 2.63 Units per Acre zoned T4 Permissive – Five Acre Road Zone, Deerfield Form Based Code

6. CONSIDERATIONS OF REZONING AND USE PERMIT APPLICATIONS

A. **U26-02 -** 12457 Broadwell Road, Suite 103, within the T4 – Crabapple Form Based Code by The Wilds Early Learning Academy to request a Use Permit to operate a pre-school (Day Care Facility Sec. 8.5.4 of the UDC) within a 750 square feet tenant space, in an existing two-story 12,064 square foot commercial building, to accommodate a maximum of 20 students for each half-day session.

7. CONSIDERATION OF TEXT AMENDMENTS TO THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF MILTON

A. **RZ26-06** - Text Amendments to the Unified Development Code regarding the retention of large tracts, development standards, and related development regulations applicable to AG-1 lots, including previously deferred provisions from RZ26-03, affecting the following: Article 2 General Provisions; Article 3 Agricultural Districts; Article 6 Special Purpose Districts; Article 8 Use Provisions; Article 9 Site Development; Article 10 Streets and Improvements; Article 11 Environment; Article 12 Administration; and Article 13 Definitions.

8. CONSIDERATION OF CHANGES TO THE CITY OF MILTON COMPREHENSIVE PLAN AND OTHER PLANS

A. None

9. OLD BUSINESS

A. None

10. NEW BUSINESS

A. None

11. ADJOURNMENT

Individuals requiring special accommodations to attend any City meeting should contact 678.242.2500.