

**ZONING BOARD OF APPEALS MEETING**  
**Stonecrest City Hall - 6:30 PM \*In-Person Meeting**  
**May 20, 2025**



**Meeting Minutes**

As set forth in the Americans with Disabilities Act of 1990, the City of Stonecrest will assist citizens with special needs given notice (7 working days) to participate in any open meetings of the City of Stonecrest. Please contact the City Clerk's Office via telephone (770-224-0200).

**I. Call to Order**

Ms. Sonja Hicks (District 3) called the meeting to order 6: 36 p.m.

**II. Roll Call**

Ms. Kelly Ross (District 1) called the roll. Mr. Jeremy Scott (District 2) Ms. Sonja Hicks (District 3) and Mr. Shedrick Harris (District 5) were present. There was a quorum. Planning and Zoning Deputy Director Ellis Still, Senior Planner Ramona Eversley, Planner Fellisha Blair and Administrative Assistant Cobi Brown were in attendance. Attorney Alicia Thompson, Fincher Denmark, LLC, was present.

Ms. Ieisha Fuller was officially sworn in as the district 4 member of the Zoning Board of Appeals in front of Mayor Jazzmin Cobble.

**III. Approval of the Agenda**

Ms. Sonja Hicks (District 3) called for a motion to approve the agenda. Mr. Shedrick Harris (District 5) motioned, and Mr. Jeremy Scott (District 2) seconded the motion. The motion was unanimously APPROVED – 5-0-0

**IV. Approval of Meeting Minutes** – Zoning Board of Appeals Minutes dated February 18, 2025. The Zoning Board of Appeals Meeting Minutes Summary dated February 18, 2025, was called for a motion to approve by Ms. Sonja Hicks (District 3). Ms. Kelly Ross (District 1) motioned to approve, and Mr. Shedrick Harris (District 5) seconded the motion. The motion was unanimously APPROVED – 5-0-0

**V. Announcement(s)**

**VI. Old Business:**

**VII. New Business**

**Presentations:** Cases presented by Planning and Zoning Deputy Director Ellis Still

**1. PUBLIC HEARING CASE:** V25-002

**APPLICANT:** Patrick Kelly of MKI

**LOCATION:** 2336 South Stone Mountain Lithonia Road

The request is for two variances from Division 24; Section 2.24.1; Table 2.24. Nonresidential Zoning Districts Dimensional Requirements to reduce the front setback from 60 feet to 30 feet and side setback from 60 feet to 20 feet for the construction of a commercial development.

Chairwoman Sonja Hicks (District 3) call the motion to open the public hearing. Mr. Jeremy Scott (District 2) motioned to open the public hearing and Ms. Kelly Ross (District 1) second the motion. The motion was unanimously APPROVED. 5-0-0

The applicant made the presentation.

Chairwoman Sonja Hicks (District 3) asked those in support to speak. There were none.

Chairwoman Sonja Hicks (District 3) asked in opposition to speak. There were none.

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Chairwoman Sonja Hicks (District 3) call the motion to close the public hearing. Mr. Jeremy Scott (District 2) motioned to close the public hearing and Ms. Kelly Ross (District 1) second the motion. The motion was unanimously APPROVED. 5-0-0

*Mr. Jeremy Scott (District 2)* asked about the necessity of setbacks.

*Mr. Shedrick Harris (District 5)* questioned the safety and accessibility impact on the existing cell tower.

*Ms. Kelly Ross (District 1)* asked about the alternative options for the proposed project development.

Chairwoman Ms. Sonja Hicks (District 3) called for a motion. Mr. Jeremy Scott (District 2) motion to deny case V25-002 for two variants from Division 24; Section 2.24.1; Table 2.24. Nonresidential Zoning Districts Dimensional Requirements to reduce the front setback from 60 feet to 30 feet and side setback from 60 feet to 20 feet for the construction of a commercial development. Mr. Shedrick Harris (District 5) seconded the motion. The motion was unanimously DENIED – 5-0-0

2. **PUBLIC HEARIN CASE #:** V24-003  
**APPLICANT:** Anre Washington of Buckhead Coach Company  
**LOCATION:** 7295 Covington Highway

The request is for variances from the minimum acreage requirement from 1 acre to 0.88 acre to park commercial vehicles on the property and a variance to reduce the buffer requirement from 100 feet to 25 feet from the adjacent residentially zoned property.

Chairwoman Sonja Hicks (District 3) stated that applicant has been withdraw the application V24-003. Chairwoman Ms. Sonja Hicks (District 3) called for a motion to accept the withdrawal. Mr. Shedrick Harris (District 5) made the motion to accept the withdrawal. Mr. Jeremy Scott (District 2) second the motion. The motion was unanimously APPROVED. 5-0-0

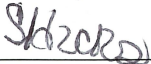
**VIII. Adjournment**


Chairwoman Ms. Sonja Hicks (District 3) called for a motion to adjourning the meeting at 7:40 PM. Ms. Kelly Ross (District 1) motioned to adjourn the meeting. Ms. Ieisha Fuller (District 4) seconded the motion. The motion was unanimously APPROVED – 5-0-0

Visit the following link to view the meeting: [ZBA Meeting 05-20-2025](#)

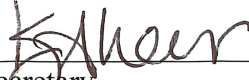
*Respectfully Submitted by: Abeykoon Abeykoon*

**APPROVED:**

  
\_\_\_\_\_  
Chairwoman

  
\_\_\_\_\_  
Date

**ATTEST:**

  
\_\_\_\_\_  
Secretary

  
\_\_\_\_\_  
Date