



SPECIAL ADMINISTRATIVE PERMIT (SAP) PUBLIC HEARING MEETING MINUTES

Stonecrest City Hall - 3:30 PM *Spoke-in-Person Meeting
February 18, 2025

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)

Citizens wishing to actively participate and make a comment during the public hearing portion of the meeting please submit a request via email address planning-zoning@stonecrestga.gov by noon the day of the hearing February 18, 2025. The zoom link for the meeting will be sent to you, or you can also submit comments and questions to the same email address by the same deadline to be read into the record at the meeting.

- I. **CALL TO ORDER AND INTRODUCTIONS:** The meeting was called to order at 3:30 pm. The Division Director Community Development - Shawanna Qawiy, Planning & Zoning Deputy Director – Ellis Still, Revenue Manager - Eric Hawkins, Senior Planner - Ramona Eversley, Planner - Felleshia Blair, Zoning Analyst - Abeykoon Abeykoon and Administrative Assistant - Cobi Brown were present.
- II. **REVIEW OF THE PURPOSE AND INTENT OF THE SPECIAL ADMINISTRATIVE PERMIT PUBLIC HEARING AND RULES OF CONDUCT:** Division Director – Ms. Qawiy explain the Special Administrative Permit requirement for Business Hours of Operations as per the TMOD24-002 approved at the mayor and city council on November 25, 2024. The Special Administrative Permit public hearing for type 1 home occupation would be facilitated by Department of Planning & Zoning though public hearing for business hours of operations would be facilitated by Department of Finance. Senior Planner – Ms. Ramona Eversley stated the purpose and intent of the Special Administrative Permit and Rules of Conduct.

III. Cases of Discussion:

Senior Planner – Ms. Eversley presented case SA24-081.

LAND USE PETITION: SA24-081

PETITIONER: James Mikesh of James Garage Doors and Handyman

LOCATION: 6872 Gallier Street

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a Type 1 Home Occupation for administrative office use for a garage door and handyman business.

The applicant, Mr. Mikesh, was present at the public hearing.

Ms. Eversley opened the public hearing and asked those in support and opposition to speak. There were none.

Ms. Eversley closed the public hearing.

Ms. Eversley mentioned applicants required to meet necessary requirements in city ordinance, chapter 27, Sec.4.2.31. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from planning and zoning within 24 - 48 hours.

Senior Planner – Ms. Eversley presented case SA24-099.

LAND USE PETITION: SA24-099

PETITIONER: Shanitha Anderson of Not Just CPAs LLC

LOCATION: 5713 Mill View Way

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a Type 1 Home Occupation for administrative office use for a bookkeeping business.

The applicant, Ms. Anderson, was present at the public hearing.

Ms. Eversley opened the public hearing and asked those in support and opposition to speak. There were none.

Ms. Eversley closed the public hearing.

Ms. Eversley mentioned applicants required to meet necessary requirements in city ordinance, chapter 27, Sec.4.2.31. The applicant agreed to adhere to the required conditions. The applicant was informed that she will receive a decision letter from planning and zoning within 24 - 48 hours.

Senior Planner – Ms. Eversley presented case SA24-095.

LAND USE PETITION: SA24-095

PETITIONER: Dysell Swans of Major Greatness, Inc

LOCATION: 6736 Jojanne Lane

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a Type 1 Home Occupation for administrative office use for a nonprofit organization.

The applicant, Ms. Swans, was present at the public hearing.

Ms. Eversley opened the public hearing and asked those in support and opposition to speak. The following spoke:

Stephen T. Minor questioned the regulation method of non-profit organization, possible zoning changes and possible impact on property values of the neighborhood.

Mr. Still provided clarifications for type 1 home occupations and way of operations.

Ms. Eversley closed the public hearing.

Ms. Eversley mentioned applicants required to meet necessary requirements in city ordinance, chapter 27, Sec.4.2.31. The applicant agreed to adhere to the required conditions. The applicant was informed that she will receive a decision letter from planning and zoning within 24 - 48 hours.

Senior Planner – Ms. Eversley presented case SA24-105

LAND USE PETITION: SA24-105

PETITIONER: James Maldonado of Tejano Spice

LOCATION: 3468 Brook Rose Lane

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a Type 1 Home Occupation for administrative office use for a herbs and spices business.

The applicant, Mr. Maldonado, was present at the public hearing. The applicant states that he will engage with online sales and sales on farmers market. He was working on his Cottage Food License for food packaging through State of Georgia Department of Agriculture and that department will handle monitoring and inspection of his business activities.

Ms. Blair requests to submit a copy of the mentioned Cottage Food License for further information.

Ms. Eversley opened the public hearing and asked those in support and opposition to speak. There

were none.

Ms. Eversley closed the public hearing.

Ms. Eversley mentioned applicants required to meet necessary requirements in city ordinance, chapter 27, Sec.4.2.31. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from planning and zoning within 24 - 48 hours.

Senior Planner – *Ms. Eversley* presented case SA25-004.

LAND USE PETITION: SA25-004

PETITIONER: Gregory Johnson of Johnson N Johnson Legacy Enterprise, LLC

LOCATION: 4593 Latchwood Drive

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a Type 1 Home Occupation for administrative office use for a freight transportation business

The applicant, Mr. Johnson, was present at the public hearing.

Ms. Eversley opened the public hearing and asked those in support and opposition to speak. The following spoke.

Jacqueline Cole questioned about the possible neighborhood impact due to tracking business.

Mr. Still provided clarifications for type 1 home occupations and way of operations.

Ms. Blair ask about parking location of the truck, applicant supposed to purchase withing two – three weeks and request to provide parking locations for further information.

Ms. Eversley closed the public hearing.

Ms. Eversley mentioned applicants required to meet necessary requirements in city ordinance, chapter 27, Sec.4.2.31. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from planning and zoning within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA24-101

LAND USE PETITION: SA24-101

PETITIONER: Kalpesh Patel of Dudley's Food & Spirits

LOCATION: 6691 Millwood Lane

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment.

The applicant, Mr. Patel, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces.

Mr. Patel provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from finance within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA24-102

LAND USE PETITION: SA24-102

PETITIONER: Isreal Radder of The Cigar Bar, LLC

LOCATION: 2617 Panola Road

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment.

The applicant, Mr. Radder, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces.

Mr. Radder provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from finance within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA24-104

LAND USE PETITION: SA24-104

PETITIONER: Tarryn Rutherford of Harold's Chicken & Ice Bar

LOCATION: 2657 Panola Road

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment.

The applicant, Ms. Rutherford, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces.

Ms. Rutherford provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that she will receive a decision letter from finance within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA24-108

LAND USE PETITION: SA24-108

PETITIONER: Dionne Robinson of Chef Tony's Jamaican cuisine

LOCATION: 7173 Covington Hwy

PETITIONER'S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment

The applicant, Ms. Robinson, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces.

Ms. Robinson provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that she will receive a decision letter from finance within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA24-109

LAND USE PETITION: SA24-109

PETITIONER: Leopold Ewing of Vybez Restaurant and Lounge

LOCATION: 7300 Stonecrest Concourse

PETITIONER’S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment.

The applicant, Mr. Ewing, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces. A. Special Land Use Permit (SLUP) is required to stay open until 3am.

Mr. Ewing provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that he will receive a decision letter from finance within 24 - 48 hours.

Revenue Manager – Mr. Hawkins presented case SA25-001

LAND USE PETITION: SA25-001

PETITIONER: Debbie Hartnett Perry of J.R. Crickets

LOCATION: 2617 Panola Road

PETITIONER’S REQUEST: The petitioner is seeking a Special Administrative Permit (SAP) to operate as a late-night establishment.

The applicant, Ms. Hartnett, was present at the public hearing.

Mr. Hawkins question about the reason for asking extended hours, nature of the business, age restrictions, complains and code violation records, renewal of current business license and Alcohol license, and existing parking spaces.

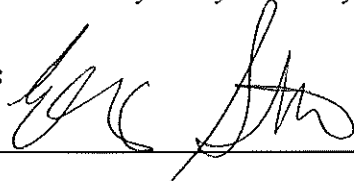
Ms. Hartnett provided the requested information.

Mr. Hawkins mentioned applicants required to meet necessary requirements in TMOD24-002. The applicant agreed to adhere to the required conditions. The applicant was informed that she will receive a decision letter from finance within 24 - 48 hours.

IV. ADJOURNMENT: The meeting was adjourned at 4.30 PM.

Respectfully Submitted by: Abeykoon Abeykoon

APPROVED:

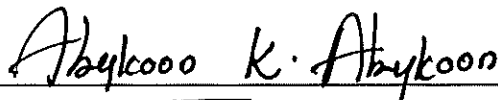


2/20/2025

DEPUTY DIRECTOR, PLANNING & ZONING

DATE

ATTEST:



02/20/2025.

SECRETARY

DATE