



**City of Marietta**  
**Meeting Minutes**  
**PLANNING COMMISSION**

205 Lawrence Street  
Post Office Box 609  
Marietta, Georgia 30061

*(Col. Ret.) Kenneth Dollar, Ward 2 - CHAIRMAN*  
*William Florence, Ward 1*                      *Carol Ann Sonnenfeld, Ward 3*  
*Donald Gillis, Ward 4*                      *Kenneth Carter, Ward 5*  
*Bob Kinney, Ward 6*                      *Benjamin Parker, Ward 7*

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Tuesday, June 5, 2007

6:00 PM

City Hall Council Chambers

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Present: William Florence, (Col. Ret.) Kenneth Dollar, R. W. "Bob" Kinney, Carol Sonnenfeld, Kenneth Carter and Donald Gillis  
Absent: Benjamin Parker

*Staff:*

*Rusty Roth, Development Services Manager*  
*Patsy Bryan, Secretary to the Board*  
*Nathan Lawrence, Urban Planner*  
*Daniel White, City Attorney*

**CALL TO ORDER & ROLL CALL:**

**MINUTES:**

**20070538      May 1, 2007 Regular Planning Commission Meeting Minutes**

Review and Approval of May 1, 2007 Planning Commission Meeting Minutes

*Mr. Kinney made motion to approve the May 1, 2007 Planning Commission Meeting Minutes, with minor correction noted in work session, seconded by Mrs. Sonnenfeld. Motion carried 5-0-1. Chairman Dollar did not vote, as he was not at the May 1, 2007 meeting.*

**A motion was made by Commissioner Kinney, seconded by Sonnenfeld, that this matter be Approved. The motion carried by the following vote:**

**Vote: 5 - 0 - 1                      Approved**  
**Abstain: 1 - (Col. Ret.) Kenneth**  
**Dollar**

**AMENDMENTS:**

**20070370      CA2007-15 Amending the Comprehensive Development Code regarding the Commercial Corridor Design Overlay District**

Proposal to amend the Comprehensive Development Code of the City of Marietta, Division 712.09, paragraph B, regarding the Commercial Corridor Design Overlay District.

*File #20070370 (CA2007-15) was presented by Mr. Roth for a proposal to amend the Comprehensive Development Code of the City of Marietta regarding the Commercial Corridor Design Overlay District. The purpose of the overlay district is to allow mix of uses within areas designated under the overlay district, and the second purpose is to have additional architectural and site design*

requirements. The proposed amendment would change some regulations as far as maximum setbacks for portions of Tier B and would also include a new portion of Tier B that would include the commercial section of Whitlock Avenue that would go from Lindley Avenue to the western intersection of Manning Road.

Mr. Roth also explained that there are two versions: Alternate 1 and Alternate 2. Alternate 1 allows a 65-foot maximum setback along a portion of Marietta Parkway and Powder Springs all the way from Kennesaw Avenue down to County Services Parkway.

Alternate 2 would allow a 30-foot maximum setback along Marietta Parkway and Powder Springs Road from Kennesaw Avenue all the way down to Chestnut Hill Road, from Chestnut Hill Road south the maximum setback would change to a maximum of 65-feet from Chestnut Hill Road to County Services Parkway.

Motion by Mr. Kinney to move that we approve Alternate 2 but needs further discussion, seconded by Mr. Florence. Mr. Kinney commented that during the work session clarifying page 12 where it says along any other street in Tier B.

At this time, Mr. Gillis proposed that the wording to say, "and along any other public street in Tier B from Chestnut Hill Road to County Services Parkway".

Mr. Roth agreed with clarification.

Mr. Kinney amended his motion to include clarification to move that we recommend alternate 2 to City Council because that accomplishes having lesser setbacks along Powder Springs Street from Chestnut Hill Road to County Services Parkway and along any other public street in Tier B from Chestnut Hill Road to County Services Parkway and to include the 90% occupancy to 95% rental occupancy for rental property.

Motion carried 6 - 0 - 0.

**A motion was made by Commissioner Kinney, seconded by Commissioner Florence, that this matter be Recommended for Approval as Stipulated. The motion carried by the following vote:**

**Vote: 6 - 0 - 0**

**Recommended for Approval as Stipulated**

**20070438**

**CA2007-17 Amending the Comprehensive Development Code regarding the Zoning Review Requirements for Single-Family Homes**

Proposal to amend the Comprehensive Development Code of the City of Marietta, Division 710.01 regarding the Zoning Review Requirements for Single-Family Homes.

File #20070438 (CA2007-17) was presented by Mr. Roth for proposal to amend the Comprehensive Development Code regarding Zoning Review Requirements for single Family Homes.

*Mr. Kinney moved that we approve as submitted with correction of typographical error noted in work session, seconded by Mrs. Sonnenfeld.*

*Motion carried 6 - 0 - 0.*

**A motion was made by Commissioner Kinney, seconded by Sonnenfeld, that this matter be Recommended for Approval. The motion carried by the following vote:**

**Vote: 6 - 0 - 0**

**Recommended for Approval**

**ADJOURNMENT:**

*The June 5, 2007 Planning Commission Meeting adjourned at 6:16 p.m.*

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*KEN DOLLAR, CHAIRMAN*

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*PATSY BRYAN, SECRETARY*