



# City of Marietta

205 Lawrence Street  
Post Office Box 609  
Marietta, Georgia 30061

## Meeting Minutes PLANNING COMMISSION

***Bob Kinney - Chairman***  
***Stephen Diffley - Vice Chairman***  
***Jay Davis, Ward 1***  
***Frasure Hunter, Ward 2***  
***Boozer McClure, Ward 3***  
***Byron "Tee" Anderson, Ward 4***  
***Brenda McCrae, Ward 5***

Tuesday, July 6, 2021

6:00 PM

City Hall Council Chambers

*Present: Bob Kinney, Stephen Diffley, Jay Davis, Frasure Hunter, Byron "Tee" Anderson and Brenda McCrae*

*Absent: Boozer McClure*

*Staff:*

*Rusty Roth, Director, Development Services*

*Shelby Little, Planning & Zoning Manager*

*Robin Osindele, Urban Planner*

*Daniel White, City Attorney*

*Ines Embler, Secretary to the Board*

### CALL TO ORDER & ROLL CALL:

*Chairman Kinney called the July 6, 2021 Planning Commission Meeting to order at 6:00PM.*

*Daniel White, City Attorney, explained the rules and procedures used in conducting the public hearings.*

### MINUTES:

**20210561**

#### **May 4, 2021 Regular Planning Commission Meeting Minutes**

#### **Review and Approval of the May 4, 2021 Regular Planning Commission Meeting Minutes.**

*Mr. Diffley made a motion, seconded by Mr. Davis, to recommend approval of the Planning Commission Work Session and Planning Commission Meeting Minutes as submitted. The motion carried 5-0-1. Ms. McCrae abstained and Mr. McClure was absent.*

A motion was made by Diffley, seconded by Davis, that this matter be Approved and Finalized. The motion carried by the following vote:

Absent: 1  
Vote For: 5  
Abstained: 1

## REZONINGS:

20210527

### Z2021-09 [REZONING] LW MARIETTA XIII, LLC

**Z2021-09 [REZONING] LW MARIETTA XIII, LLC is requesting the rezoning of 3.6 acres located in Land Lot 578, District 17, Parcel 0120 of the 2nd Section, Cobb County, Georgia, and being known as 1775 Parkway Place from OHR (Office High Rise) to OHR (Office High Rise) with an additional use for residential units. Ward 7A.**

*File number Z2021-09 was presented by Ms. Little for a request to rezone property as 1775 Parkway Place from OHR (Office High Rise) to OHR (Office High Rise) with an additional use for residential units.*

*A public hearing was held.*

*Mr. Richard Calhoun, Esq. for the Applicant is requesting to rezone property known as 1775 Parkway Place from OHR (Office High Rise) to OHR (Office High Rise) with an additional use for residential units.*

*There was no opposition to this request.*

*The Board Members asked questions pertaining to the number of units and availability to the general public, food service, parking and hotel ownership. Mr. Calhoun replied satisfactorily.*

*The public hearing was closed.*

*The Planning Commission recommends Approval and that certain issues be addressed at the City Council Meeting.*

*Mr. Diffley made a motion, seconded by Mr. Hunter to recommend approval and that the room size and conversion of all rooms to be ADA accessible be addressed at the City Council Meeting. The motion carried 5-1-0. Ms. McCrae opposed.*

*If Council approves the rezoning, the following variances would be incorporated as conditions of zoning:*

- 1. Variance to reduce the minimum floor area for an efficiency apartment unit from 500 square feet to 350 square feet for no more than eighty-four (84) units.*
- 2. Variance to reduce the required parking from 258 to 220 parking spaces. [§716.07 Table J]*

A motion was made that this matter be Recommended for Approval as Stipulated. The motion carried by the following vote:

Absent: 1  
Vote For: 5  
Vote Against: 1

20210484

**CA2021-02 [CODE AMENDMENT]**

**CA2021-02 [CODE AMENDMENT] Proposal to amend the Comprehensive Development Code of the City of Marietta, Division 708.05 RA-4, Single Family Residential - Attached (4 units per acre); Division 708.06 RA-6, Single Family Residential - Attached (6 units per acre); Division 708.07 RA-8, Single Family Residential - Attached (8 units per acre); Division 708.09 PRD-SF, Planned Residential Development - Single Family; Division 708.14 PRD-MF, Planned Residential Development - Multi Family; Division 708.22 LRO, Low Rise Office; Division 712.01 Special Land Use Permits; and Division 712.02 Community Residences.**

*File number CA2021-02 was presented by Ms. Little for a Code Amendment Proposal to amend the Comprehensive Development Code of the City of Marietta, Division 708.05 RA-4, Single Family Residential – Attached (4 units per acre); Division 708.06 RA-6, Single Family Residential – Attached (6 units per acre); Division 708.07 RA-8, Single Family Residential – Attached (8 units per acre); Division 708.09 PRD-SF, Planned Residential Development – Single Family; Division 708.14 PRD-MF, Planned Residential Development – Multi Family; Division 708.22 LRO, Low Rise Office; Division 712.01 Special Land Use Permits; and Division 712.02 Community Residences.*

*A public hearing was held.*

*There was no opposition to this request.*

*There were no questions from the Board Members.*

*The public hearing was closed.*

*Mr. Davis made a motion, seconded by Mr. Anderson, to recommend approval as written. The motion carried 6-0-0.*

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

**Absent: 1  
Vote For: 6  
Vote Against: 0**

**OTHER BUSINESS:**

20210528

**Planning Commission - Election of Chairman**

**Election of Chairman to serve for one year to July 2022.**

*Daniel White, City Attorney, opened the floor for nominations for the position of Chairman for the term of one year to July 2022.*

*Mr. Diffley nominated Mr. Kinney for election as Chairman. Hearing no other nominations, the nominations were closed.*

*Mr. Diffley made a motion to elect Mr. Kinney, seconded by Mr. Hunter. The motion carried 5-0-1. Mr. Kinney Abstained.*

**A motion was made by Diffley, seconded by Hunter, that this matter be Approved and Finalized. The motion carried by the following vote:**

**Absent: 1**  
**Vote For: 5**  
**Abstained: 1**

**20210529**

**Planning Commission - Election of Vice Chairman**

**Election of Vice Chairman to serve for one year to July 2022.**

*Daniel White, City Attorney, opened the floor for nominations for the position of Vice Chairman for the term of one year to July 2022.*

*Mr. Kinney nominated Mr. Diffley for election as Vice Chairman. Hearing no other nominations, the nominations were closed.*

*Mr. Kinney made a motion to elect Mr. Diffley, seconded by Ms. McCrae. The motion carried 5-0-1. Mr. Diffley Abstained.*

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

**Absent: 1**  
**Vote For: 5**  
**Abstained: 1**

**ADJOURNMENT:**

*Chairman Kinney announced that Jay Davis is resigning from the Planning Commission and stated that it has been a real pleasure and an honor working with him.*

*The July 6, 2021 Planning Commission Meeting adjourned at 6:43PM.*

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*ROBERT W. KINNEY, CHAIRMAN*

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*INES EMBLER, SECRETARY*