



DEVELOPMENT SERVICES DEPARTMENT

INTER-OFFICE MEMORANDUM

To: Newton County Planning Commission Members
From: Tracy Hernandez, Zoning Administrator
Date: January 31, 2022
RE: Planning Commission Preliminary Agenda for
 February 22, 2022 at 7:00 PM
 3rd Floor Boardroom of the Historic Courthouse

REZONING, FUTURE LAND USE MAP AMENDMENT, CONDITIONAL USE PERMIT PETITIONS

Tuesday, February 22, 2022 – Planning Commission Meeting
 Tuesday, March 15, 2022 – Board of Commissioners Meeting

NEW BUSINESS			
#	PETITION	LOCATION/REQUEST	APPLICANT
1	REZ22-000001 DISTRICT: 1	Location: 3231 Hwy 212 Map & Parcel Numbers: 33-63C FLUM: RR (Rural Residential) Zoning: MHS (Mobile Home Subdivision) Acreage: 5.9 total acres Request: Rezone parcel from MHS to AR.	Gerson Funes 3231 Hwy 212 Covington, GA 30016
2	REZ22-000002 DISTRICT: 1	Location: 3255 Hwy 212 Map & Parcel Number: 33-63A FLUM: RR (Rural Residential) Zoning: MHS (Mobile Home Subdivision) Acreage: 6.03 Request: Rezone parcel from MHS to AR.	Marvin Ronald Funes 3255 Hwy 212 Covington, GA 30016
3	AUP22-000002 DISTRICT: 1	Location: 2304 Hwy 212 Map & Parcel Number: 51-45 FLUM: MX (Mixed Use) Zoning: CG (General Commercial) Acreage: 2.78 Request: Place of Worship	Edward C Gresham 2453 Wall Street SE Conyers, GA 30013
4	REZ22-000003 DISTRICT: 3	Location: 12862 Brown Bridge Rd Map & Parcel Number: 13-86 FLUM: DN (Development Node) Zoning: R-2 (Single-Family Residential) Acreage: 2.3 acres Request: Rezone parcel from R-2 (Single-Family Residential) to CN (Neighborhood Commercial).	Steven L Jones 1600 Parkwood Circle Atlanta, GA 30339
5	PP22-000001 DISTRICT: 2	Location: 4864 Salem Rd Map & Parcel Number: 27- 127, 129A, 135, 136 FLUM: Development Node (DN) Zoning: R2 (Single Family Residential) Acreage: 38.08 Request: Applicant is requesting an extension of the previously approved Preliminary Plat from 11/28/2006, for Arbor F.K.A Crescent Place. Total lots, 81.	St Bourke Tyler Johnson 123 Zonolite Rd NE Ste 30 Atlanta, GA 30306

6	PP22-000002 DISTRICT: 2	Location: Hwy 81, Bailey Dr., Lovers Lane, Roseberry Rd Map & Parcel Number: 28-116A, 116, 120, 121, 122 FLUM: DN Zoning: R3 (Single Family Residential) Acreeage: 59.41 Request: Applicant is requesting an extension of the previously approved Preliminary Plat (2006), for Bailey Station. Total lots 135	Bailey Station Investments Drew Camp P.O Box 1252 Maddison, GA
7	SOLAR PANELS ALL DISTRICTS	Solar Panel Reviews	Various Applicants

Cc: Marcello Banes, Chairman (email); Jackie Smith, Clerk (email); Newton County Board of Commissioner's (email); Judy Johnson, Director of Development Services; Crystal Dooley, Secretary to the Planning Commission; Scott Sirotkin, GIS; Shena Applewhaite, Planner; Peri Herring, Environmental Health