



# CITY OF PORT WENTWORTH

## PLANNING COMMISSION

MAY 11, 2020

Via Teleconference GoToMeeting

Regular Meeting

6:30 PM

7224 GA HIGHWAY 21  
PORT WENTWORTH, GA 31407

**1. CALL MEETING TO ORDER**

Chairman Donna Blalock called the meeting to order.

**2. PRAYER AND PLEDGE OF ALLEGIANCE**

Commissioner Bright led the Prayer and Pledge of Allegiance.

**3. ROLL CALL - SECRETARY**

Attendee Name	Title	Status	Arrived
Bill Herrin	Planning Commissioner	Present	
Rufus Bright	Planning Commissioner	Present	
Rosetta Franklin	Planning Commissioner	Present	
Wanda Rolf	Planning Commissioner	Present	
Maurice Rahn	Planning Commissioner	Absent	
Lauree Morris	Planning Commissioner	Present	
CJ Neesmith	Planning Commissioner	Present	
Gabrielle Nelson	Planning Commissioner	Present	
Donna Blalock	Planning Commission Chairman	Present	
Brian Harvey	Director of Development Services	Present	
Melanie Ellis	Permit Technician	Present	

**4. APPROVAL OF AGENDA**

1. Approval of Agenda

**RESULT:** ADOPTED [UNANIMOUS]  
**MOVER:** CJ Neesmith, Planning Commissioner  
**SECONDER:** Rosetta Franklin, Planning Commissioner  
**AYES:** Herrin, Bright, Franklin, Rolf, Morris, Neesmith, Nelson  
**ABSENT:** Rahn

**5. ADOPTION OF MINUTES**

A. Planning Commission - Regular Meeting - Apr 13, 2020 6:30 PM

<b>RESULT:</b>	<b>ACCEPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Wanda Rollf, Planning Commissioner
<b>SECONDER:</b>	CJ Neesmith, Planning Commissioner
<b>AYES:</b>	Herrin, Bright, Franklin, Rollf, Morris, Neesmith, Nelson
<b>ABSENT:</b>	Rahn

**6. ZONING MAP AMENDMENTS (REZONING)**

**7. ZONING TEXT AMENDMENTS (ORDINANCES)**

**8. SITE PLAN/SUBDIVISION APPROVAL**

- A. Site Plan Review Application submitted by Ray Good for PIN #'s: 7-0906-04-057, 058, 059 (Mulberry Ave) for a General Development Site Plan to allow a storage unit facility in a MPO (Master Plan Overlay) Zoning District.

Mr. Harvey stated the application was complete. The applicant, Ray Good, was present. Mr. Good gave a brief presentation and offered to answer any questions. Commissioner Rollf asked if there would be any privacy fence? Mr. Good responded that they would do a nice privacy fence. Chairman Blalock asked if the portion of the road near this site is a City road. Mr. Harvey answered yes. Jo Anna Hayes, 303 Dogwood Cir, asked if there would be any type of buffer around the property and about the lighting. Mr. Good responded there would be a nice fence and heavy landscaping, and the lighting would be security lighting. After several minutes of discussion, Commissioner Morris made a motion to approve the application with the condition that they meet all the requirements of the Rice Hope Architectural Review Board and the HOA. Commissioner Herrin seconded the motion to approve with conditions. The vote was unanimous.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Lauree Morris, Planning Commissioner
<b>SECONDER:</b>	Bill Herrin, Planning Commissioner
<b>AYES:</b>	Herrin, Bright, Franklin, Rollf, Morris, Neesmith, Nelson
<b>ABSENT:</b>	Rahn

- B. Site Plan Review Application submitted by Kelly Mahoney for PIN #: 7-0037-02-004 (Newport Blvd Extension) for a Specific Development Site Plan to Extend Newport Blvd in a P-C-3 (Planned General Business) Zoning District.

Mr. Harvey stated the application was complete. The applicant, Jessica Vick, was present. Mrs. Vick gave a brief presentation and offered to answer any questions. Commissioner Morris asked if they had responded to the review comments. Mrs. Vick said they are working on responding to the comments. Commissioner Rollf asked if this road is in the same location as previously discussed on the site plan for the apartment complex. Mrs. Vick responded that, yes, the road was in the same location with the exception of where the road intersects with Magellan Rd. The intersection with Magellan Rd was moved down to be directly across from Scott Rd. Commissioner Bright asked about the road signage and safety of the pedestrians. Mrs. Vick responded that the signage would meet all the requirements. After several minutes of discussion, Commissioner Bright made a motion to approve. Commissioner Franklin seconded the motion to approve. The vote was unanimous.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Rufus Bright, Planning Commissioner
<b>SECONDER:</b>	Rosetta Franklin, Planning Commissioner
<b>AYES:</b>	Herrin, Bright, Franklin, Rolf, Morris, Neesmith, Nelson
<b>ABSENT:</b>	Rahn

9. NEW BUSINESS

10. ADJOURNMENT

A. Adjournment

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Rosetta Franklin, Planning Commissioner
<b>SECONDER:</b>	Bill Herrin, Planning Commissioner
<b>AYES:</b>	Herrin, Bright, Franklin, Rolf, Morris, Neesmith, Nelson
<b>ABSENT:</b>	Rahn

*Donna D. Shalakh*

Chairman

The foregoing minutes are true and correct and approved by me on this 8 day of JUNE, 2020.

*Brian Harvey*  
Secretary