



# CITY OF PORT WENTWORTH

## PLANNING COMMISSION

JANUARY 11, 2021

Via Teleconference GoToMeeting

Regular Meeting

6:30 PM

7224 GA HIGHWAY 21  
PORT WENTWORTH, GA 31407

### 1. CALL MEETING TO ORDER

Vice-Chairman CJ Neesmith 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	Absent	
Maurice Rahn	Planning Commissioner	Absent	
Lauree Morris	Planning Commissioner	Present	
CJ Neesmith	Planning Commissioner	Present	
Gabrielle Nelson	Planning Commissioner	Present	
Brian Harvey	Director of Development Services	Present	
Melanie Ellis	Permit Technician	Present	

### 4. APPROVAL OF AGENDA

1. Approval of Agenda

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

### 5. ADOPTION OF MINUTES

- A. Planning Commission - Regular Meeting - Dec 14, 2020 6:30 PM

<b>RESULT:</b>	<b>ACCEPTED AS AMENDED [UNANIMOUS]</b>
<b>MOVER:</b>	Lauree Morris, Planning Commissioner
<b>SECONDER:</b>	Bill Herrin, Planning Commissioner
<b>AYES:</b>	Herrin, Bright, Franklin, Morris, Nelson
<b>ABSENT:</b>	Rolf, Rahn

### 6. ZONING MAP AMENDMENTS (REZONING)

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

**8. SITE PLAN/SUBDIVISION APPROVAL**

- A. Alcoholic Beverage License Application submitted by Bijalkumar Patel, ADI Shakti Trading OF Inc., for a Package Shop and Sunday Sales License for ADI Shakti Trading OF Inc., dba Dons Package (1116 Hwy 30 #102) located in a P-C-1 (Planned Neighborhood Business) Zoning District

Mr. Harvey stated the application was complete. Bijalkumar Patel was present and offered to answer any questions. After several minutes of discussion, Commissioner Bright made a motion to approve. Commissioner Herrin seconded the motion to approve. The vote was unanimous.

**RESULT:**            **APPROVED [UNANIMOUS]**  
**MOVER:**            Rufus Bright, Planning Commissioner  
**SECONDER:**        Bill Herrin, Planning Commissioner  
**AYES:**              Herrin, Bright, Franklin, Morris, Nelson  
**ABSENT:**            Rollf, Rahn

- B. Alcoholic Beverage License Application submitted by Bijalkumar Patel, ADI Shakti Trading OG Inc., for a Beer / Wine and Sunday Sales License for ADI Shakti Trading OG Inc., dba Sunco (1116 Hwy 30 #101) located in a P-C-1 (Planned Neighborhood Business) Zoning District

Mr. Harvey stated the application was complete. Bijalkumar Patel was present and offered to answer any questions. After several minutes of discussion, Commissioner Herrin made a motion to approve. Commissioner Bright seconded the motion to approve. The vote was unanimous.

**RESULT:**            **APPROVED [UNANIMOUS]**  
**MOVER:**            Bill Herrin, Planning Commissioner  
**SECONDER:**        Rufus Bright, Planning Commissioner  
**AYES:**              Herrin, Bright, Franklin, Morris, Nelson  
**ABSENT:**            Rollf, Rahn

- C. Site Plan Review Application submitted by Neil McKenzie, Coleman Company Inc., of behalf of Gary Wiggin for PIN # 7-0975-01-025 Tract B (Highway 21 / Jeffers Rd) for a General Development Site Plan to allow a Multi-Family Residential Development in a P-R-M (Planned Residential Multifamily) Zoning District

Mr. Harvey stated the application was complete. Neil McKenzie, Coleman Company Inc., was present. Mr. McKenzie gave a brief presentation of the project and offered to answer any questions. Commissioner Bright asked about Police and Fire access. Mr. McKenzie stated that the Police and Fire would have full emergency access. Mr. Herrin expressed traffic concerns on Highway 21. After several minutes of discussion, Commissioner Bright made a motion to approve. Commissioner Herrin seconded the motion to approve. The vote was unanimous.

**RESULT:**            **APPROVED [UNANIMOUS]**  
**MOVER:**            Rufus Bright, Planning Commissioner  
**SECONDER:**        Bill Herrin, Planning Commissioner  
**AYES:**              Herrin, Bright, Franklin, Morris, Nelson  
**ABSENT:**            Rollf, Rahn

**9. NEW BUSINESS**

A. OFFICER ELECTIONS

1. Chairman

Commissioner Rosetta Franklin nominated CJ Neesmith for the position of Chairman. The vote was unanimous.

2. Vice-Chairman

Commissioner Neesmith nominated Rufus Bright for the position of Vice-Chairman. The vote was unanimous.

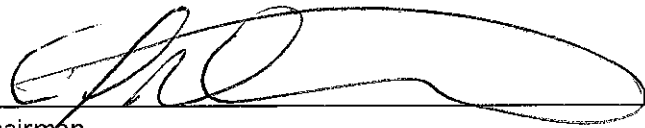
3. Secretary

Commissioner Bright nominated Brian Harvey for the position of Secretary. The vote was unanimous.


10. ADJOURNMENT

A. Adjournment

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

  
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Chairman

The foregoing minutes are true and correct and approved by me on this 3rd day of March, 2021.

  
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Secretary