



**PLANNING AND ZONING COMMISSION  
MEETING  
November 15, 2016  
6:00 PM  
ACTION MINUTES**

**PLANNING & ZONING  
COMMISSION**

Members:

Sarah Murphy,  
Chairman  
Mike Menchinger  
Vice Chair  
Derryll Anderson  
Debi Renfroe  
Ken Collins  
Steve Gulas

Staff:

Jahnee Prince  
Director of Planning & Zoning  
Julie Brown  
Senior Planner  
Valerie Glass  
Deputy City Clerk

Meeting Location:

Council Chambers  
City Hall  
240 S. Glynn Street

Meeting Time:

Regular Meeting, 4<sup>th</sup> Tuesday  
of Each Month, 6:00 P.M.

[www.fayetteville-ga.gov](http://www.fayetteville-ga.gov)

Present: Planning and Zoning Commissioners Sarah Murphy, Steve Gulas, Ken Collins, Debi Renfroe, Mike Menchinger, and Derryll Anderson (late arrival)

Staff members present: Director of Planning and Zoning Jahnee Prince, Senior Planner Julie Brown, Deputy City Clerk Valerie Glass

1. Approval of minutes from October 25, 2016 called meeting. – Motion to Approve – Renfroe, Second Collins. *Approved unanimously.*

**OLD BUSINESS**

2. Ordinance Amendment, Consider text amendment to City of Fayetteville Code of Ordinances. Chapter 94 zoning (section 94-166) Community commercial (C-2). – Motion to Deny the amendment and instead utilize the special exception process – Menchinger, Second Collins. For: Menchinger, Collins, Renfroe, Gulas, Opposed: Anderson. Motion carried **4-1**.

**NEW BUSINESS**

3. Fayetteville Animal Hospital – 765 Bradley Drive, Parcel ID Number 0518-127. Rezoning request from O&I to C-3 to convert the former daycare into animal hospital. File # 16-033. Motion to Approve with the following conditions.

1. The size of the building be limited to 10,000 square feet.
2. No dogs to be let outside of the building unless on a leash.
3. No outdoor dog runs, pens or play areas.

Motion – Collins, Second Renfroe. *Approved unanimously.*

Chair Murphy added a friendly amendment that rezoning is for C-3 to be used only as an Animal Hospital. Friendly amendment accepted. *Approved unanimously.*

4. Bojangles Restaurant- 810 South Glynn Street, Parcel ID Number 0517-101. Development Plans for 3,195 square feet restaurant with drive through File #16-034. Motion to Approve with the following conditions.

1. All listed outstanding issues from the Engineering, Building, and Water Departments be addressed, and revised plans are submitted and approved by staff.
2. Copper color for awnings can be approved at staff level with the submittal of an awning sample.

Motion – Collins, Second Anderson. *Approved unanimously.*

5. L'Amour Chic Salon Suites- 285 S. Glynn Street, Parcel ID Number 052303002. Revised Elevations to replace front door, replace windows, add stairwell. File # 16-035. Motion to Approve of revised elevations plans with conditions and staff approval – Gulas, Second Renfroe. *Approved unanimously.*

1. Exterior stairwell shall be painted. The color approved by staff.
2. New windows shall mimic the existing window pattern.
3. Door and Side lights should match the window pattern chosen.
4. Any siding that is being replaced should match the original siding.
5. Submitted color Stratton Blue HC142 shall be the approved historic color
6. Front porch shall be painted slate gray or approved historic color as approved by staff.
7. Landscaping that is removed shall be replaced elsewhere on the site.

### **STAFF REPORTS**

No Staff Reports

Chair Murphy reminded everyone there is no December meeting. Also this is Vice-Chair Menchinger last meeting he is retiring.

Motion to Adjourn – Menchinger, Second Renfroe. *Approved unanimously.*

Meeting Adjourned.