MAYOR
Linda Blechinger

CITY ADMINISTRATOR
Alex W. Mitchem

CITY COUNCIL
Peggy J. Langley
Robert L. Vogel III
Bill Ackworth
Jay L. Riemenschneider

PLANNING COMMISSION
Joshua Edmonds
Kim Skriba
Sandy Wilson
Carolyn Wade
Rhonda Kondo

AGENDA
PLANNING COMMISSION
Via Zoom
NOVEMBER 18, 2020
6:00 p.m.

JOIN ZOOM MEETING
https://us02web.zoom.us/j/83944352536?pwd=S25CV2l0eHc3QnozTWVIZ0svV2ZaZz09

Meeting ID: 839 4435 2536
Passcode: 117105 Dial by your location
+1 646 558 8656 US (New York)
+1 301 715 8592 US (Washington D.C)
+1 312 626 6799 US (Chicago)
+1 669 900 9128 US (San Jose)
+1 253 215 8782 US (Tacoma)
+1 346 248 7799 US (Houston)
Meeting ID: 839 4435 2536
Passcode: 117105
Find your local number: https://us02web.zoom.us/u/kdA5B7CvyF

CALL TO ORDER

OLD BUSINESS

1. Approval of minutes – September 16, 2020

NEW BUSINESS

1. ANX20-002 – Annexation and rezoning; Barrow Co. Tax Parcels XX014 003, XX014 003A, XX014 003B, XX014 004. Owners/Applicants: Pamela A. Sanders, Gregory Dale Allen, Jeffrey Mark Allen, David Adam Holloway; consisting of 8.338 acres at Autry Rd, 250 Autry Rd., 229 Autry Rd.

CITIZEN COMMENTS

ANNOUNCEMENTS

ADJOURNMENT

003 + 003B

ANNEXATION APPLICATION

Gregory Dale Allen
Jeffery Mark Allen

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION
NAME: Pamela A Sanders	NAME: Pamela A Sanders
ADDRESS: 755 Michael Drive	ADDRESS: Autry Rd ~~30011~~
CITY: Winder	CITY: Auburn, ~~GA 30680~~
STATE: GA ZIP: 30680	STATE: GA ZIP: 30011
PHONE: ~~678~~ - 770 318 0479	PHONE:
EMAIL: holla1026@yahoo.com	EMAIL:

CONTACT PERSON: Mark Allen	PHONE: 678-386-5563
EMAIL: markjallen@bellsouth.net	

APPLICANT IS:	☐ OWNER'S AGENT ☑ PROPERTY OWNER ☐ CONTRACT PURCHASER		
PRESENT ZONING DISTRICT(S):	AG Barrow Co	REQUESTED ZONING DISTRICT:	R-100 City of Auburn
PARCEL NUMBER(S):	XX014003/XX014003B	ACREAGE:	8.338
ADDRESS OF PROPERTY:	Autry Rd Auburn, GA 30011		
PROPOSED DEVELOPMENT:	Split land into smaller parcels, 1 parcel to have 1 house built on it		

RESIDENTIAL DEVELOPMENT	NON-RESIDENTIAL DEVELOPMENT
NO. OF LOTS/DWELLING UNITS: 2/1	NO. OF BUILDINGS/LOTS:
DWELLING UNIT SIZE (SQ.FT.): 1,716	TOTAL BUILDING SQ.FT.:
GROSS DENSITY:	DENSITY:
NET DENSITY:	

PLEASE ATTACHED A LETTER OF INTENT EXPLAINING PROPOSED DEVELOPMENT

Marks House

003A

ANNEXATION APPLICATION

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION
NAME: Jeffery Mark Allen	NAME:
ADDRESS: 250 Autry Rd	ADDRESS: S/A
CITY: Auburn	CITY:
STATE: GA ZIP: 30011	STATE: ZIP:
PHONE: 678-386-5563	PHONE:
EMAIL: MARKJAllen@bellsouth.net	EMAIL:

CONTACT PERSON: MARK Allen	PHONE: 678-386-5563
EMAIL: MARKJAllen@bellsouth.net	

APPLICANT IS: ☐ OWNER'S AGENT ☒ PROPERTY OWNER ☐ CONTRACT PURCHASER	
PRESENT ZONING DISTRICT(S): AG Barrow Co	REQUESTED ZONING DISTRICT: R-100 City of Auburn
PARCEL NUMBER(S): XX 014 003A	ACREAGE: 2
ADDRESS OF PROPERTY: 250 Autry Rd Auburn, GA 30011	
PROPOSED DEVELOPMENT: Annexation - No development	

RESIDENTIAL DEVELOPMENT	NON-RESIDENTIAL DEVELOPMENT
NO. OF LOTS/DWELLING UNITS: 1/1	NO. OF BUILDINGS/LOTS:
DWELLING UNIT SIZE (SQ.FT.): 2512	TOTAL BUILDING SQ.FT.:
GROSS DENSITY:	DENSITY:
NET DENSITY:	

PLEASE ATTACHED A LETTER OF INTENT EXPLAINING PROPOSED DEVELOPMENT

A & A House

.004

ANNEXATION APPLICATION

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION
NAME: David Adam Hollaway	NAME: David Adam Hollaway
ADDRESS: 229 Autry Rd	ADDRESS: 229 Autry Rd
CITY: Auburn	CITY: Auburn
STATE: Ga ZIP: 30011	STATE: Ga ZIP: 30011
PHONE: 470 521 5073	PHONE: 470 521 5073
EMAIL: ahollaway316@gmail.com	EMAIL: ahollaway316@gmail.com
CONTACT PERSON: Adam Hollaway	PHONE: 470 521 5073
EMAIL: ahollaway316@gmail.com	

APPLICANT IS: ☐ OWNER'S AGENT ☑ PROPERTY OWNER ☐ CONTRACT PURCHASER	
PRESENT ZONING DISTRICT(S): AR Barrow Co	REQUESTED ZONING DISTRICT: R-100 City of Auburn
PARCEL NUMBER(S): XX 014 004	ACREAGE: .66 AC
ADDRESS OF PROPERTY: 229 Autry Rd Auburn, GA 30011	
PROPOSED DEVELOPMENT: Annexation no development	

RESIDENTIAL DEVELOPMENT	NON-RESIDENTIAL DEVELOPMENT
NO. OF LOTS/DWELLING UNITS: 1	NO. OF BUILDINGS/LOTS:
DWELLING UNIT SIZE (SQ.FT.): 1800 sf	TOTAL BUILDING SQ.FT.:
GROSS DENSITY:	DENSITY:
NET DENSITY:	

PLEASE ATTACHED A LETTER OF INTENT EXPLAINING PROPOSED DEVELOPMENT

CONFLICT OF INTEREST CERTIFICATION FOR ANNEXATION

THE UNDERSIGNED BELOW, MAKING APPLICATION FOR ANNEXATION, HAS COMPLIED WITH THE OFFICIAL CODE OF GEORGIA SECTION 36-67A-1, ET. SEQ, CONFLICT OF INTEREST IN ZONING ACTIONS, AND HAS SUBMITTED OR ATTACHED THE REQUIRED INFORMATION ON THE FORMS PROVIDED.

Pamela A Sanders — 9/24/20

SIGNATURE OF PROPERTY OWNER — DATE

Pamela A Sanders

PRINT NAME AND TITLE

Dana C Morgan — 9/24/20

SIGNATURE OF NOTARY PUBLIC — DATE

DANA C MORGAN NOTARY PUBLIC BARROW COUNTY GEORGIA EXPIRES 04/23/2023 NOTARY SEAL

DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

HAVE YOU, WITHIN THE TWO YEARS IMMEDIATELY PRECEDING THE FILING OF THIS APPLICATION, MADE CAMPAIGN CONTRIBUTIONS AGGREGATING $250.00 OR MORE TO A MEMBER OF THE CITY COUNCIL OR A MEMBER OF THE AUBURN PLANNING COMMISSION?

☐ YES ☑ NO Pamela A Sanders

YOUR NAME

IF THE ANSWER IF YES, PLEASE COMPLETE THE FOLLOWING SECTION:

NAME AND POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (LIST ALL WHICH AGGREGATE TO $250 OR MORE)	DATE CONTRIBUTION WAS MADE (WITHIN LAST TWO YEARS)

ATTACHED ADDITIONAL SHEETS IF NECESSARY, TO DISCLOSE OR DESCRIBE ALL CONTRIBUTIONS.

PROPERTY OWNER'S CERTIFICATION

THE UNDERSIGNED BELOW, OR AS ATTACHED, IS THE OWNER OF THE PROPERTY CONSIDERED IN THIS APPLICATION. THE UNDERSIGNED IS AWARE THAT NO APPLICATION OR REAPPLICATION AFFECTING THE SAME LAND SHALL BE ACTED UPON WITHIN 12 MONTHS FROM THE DATE OF LAST ACTION BY THE CITY COUNCIL UNLESS WAIVED BY THE CITY COUNCIL. IN NO CASE SHALL AN APPLICATION OR REAPPLICATION BE ACTED UPON IN LESS THAN SIX (6) MONTHS FROM THE DATE OF LAST ACTION BY THE CITY COUNCIL.

Pamela A Sanders — 9/24/20

SIGNATURE OF PROPERTY OWNER — DATE

Pamela A Sanders

PRINT NAME AND TITLE

DANA C MORGAN NOTARY EXPIRES GEORGIA 04/23/2023 PUBLIC BARROW COUNTY

Dana C Morgan — 9/24/20

SIGNATURE OF NOTARY PUBLIC — DATE — NOTARY SEAL

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SIGNATURE OF PROPERTY OWNER — DATE: 9/24/20

Gregory Dale Allen

PRINT NAME AND TITLE

SIGNATURE OF NOTARY PUBLIC — DATE: 9/24/20

DANA C MORGAN NOTARY PUBLIC GEORGIA BARROW COUNTY EXPIRES 04/23/2023

NOTARY SEAL

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SIGNATURE OF PROPERTY OWNER — DATE 9/24/20

Gregory Dale Allen

PRINT NAME AND TITLE

Dana C Morgan — 9/24/20

SIGNATURE OF NOTARY PUBLIC — DATE

DANA C MORGAN NOTARY PUBLIC BARROW COUNTY GEORGIA EXPIRES 04/23/2023

NOTARY SEAL

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☐ YES ☑ NO Gregory Dale Allen

YOUR NAME

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9/24/20

SIGNATURE OF PROPERTY OWNER DATE

Jeffery Mark Allen

PRINT NAME AND TITLE

DANA C MORGAN NOTARY EXPIRES GEORGIA 04/23/2023 PUBLIC BARROW COUNTY

9/24/20

SIGNATURE OF NOTARY PUBLIC DATE NOTARY SEAL

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Jeffery Mark Allen 9/24/20

SIGNATURE OF PROPERTY OWNER DATE

Jeffery Mark Allen

PRINT NAME AND TITLE

Dana C Morgan 9/24/20

SIGNATURE OF NOTARY PUBLIC DATE NOTARY SEAL

DANA C MORGAN NOTARY PUBLIC BARROW COUNTY GEORGIA EXPIRES 04/23/2023

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☐ YES ☑ NO Jeffery Mark Allen

YOUR NAME

IF THE ANSWER IF YES, PLEASE COMPLETE THE FOLLOWING SECTION:

NAME AND POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (LIST ALL WHICH AGGREGATE TO $250 OR MORE)	DATE CONTRIBUTION WAS MADE (WITHIN LAST TWO YEARS)

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9-24-20

SIGNATURE OF PROPERTY OWNER DATE

David Adam Holloway

PRINT NAME AND TITLE

DANA C MORGAN NOTARY PUBLIC GEORGIA BARROW COUNTY EXPIRES 04/23/2023

Dana C Morgan 9/24/20

SIGNATURE OF NOTARY PUBLIC DATE NOTARY SEAL

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9-24-20

SIGNATURE OF PROPERTY OWNER DATE

David Adam Holloway

PRINT NAME AND TITLE

Dana C Morgan 9/24/20

SIGNATURE OF NOTARY PUBLIC DATE

DANA C MORGAN NOTARY PUBLIC GEORGIA BARROW COUNTY EXPIRES 04/23/2023

NOTARY SEAL

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☐ YES ☑ NO David Adam Holloway

YOUR NAME

IF THE ANSWER IF YES, PLEASE COMPLETE THE FOLLOWING SECTION:

NAME AND POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (LIST ALL WHICH AGGREGATE TO $250 OR MORE)	DATE CONTRIBUTION WAS MADE (WITHIN LAST TWO YEARS)

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RM-8
R-100
Buckeye Ter
Autry Rd
ANX20-002/RZ20-001
Willow Gate Trc
Oakleaf Dr
Oakleaf Dr
Oakhill Rd
Oakleaf Ct

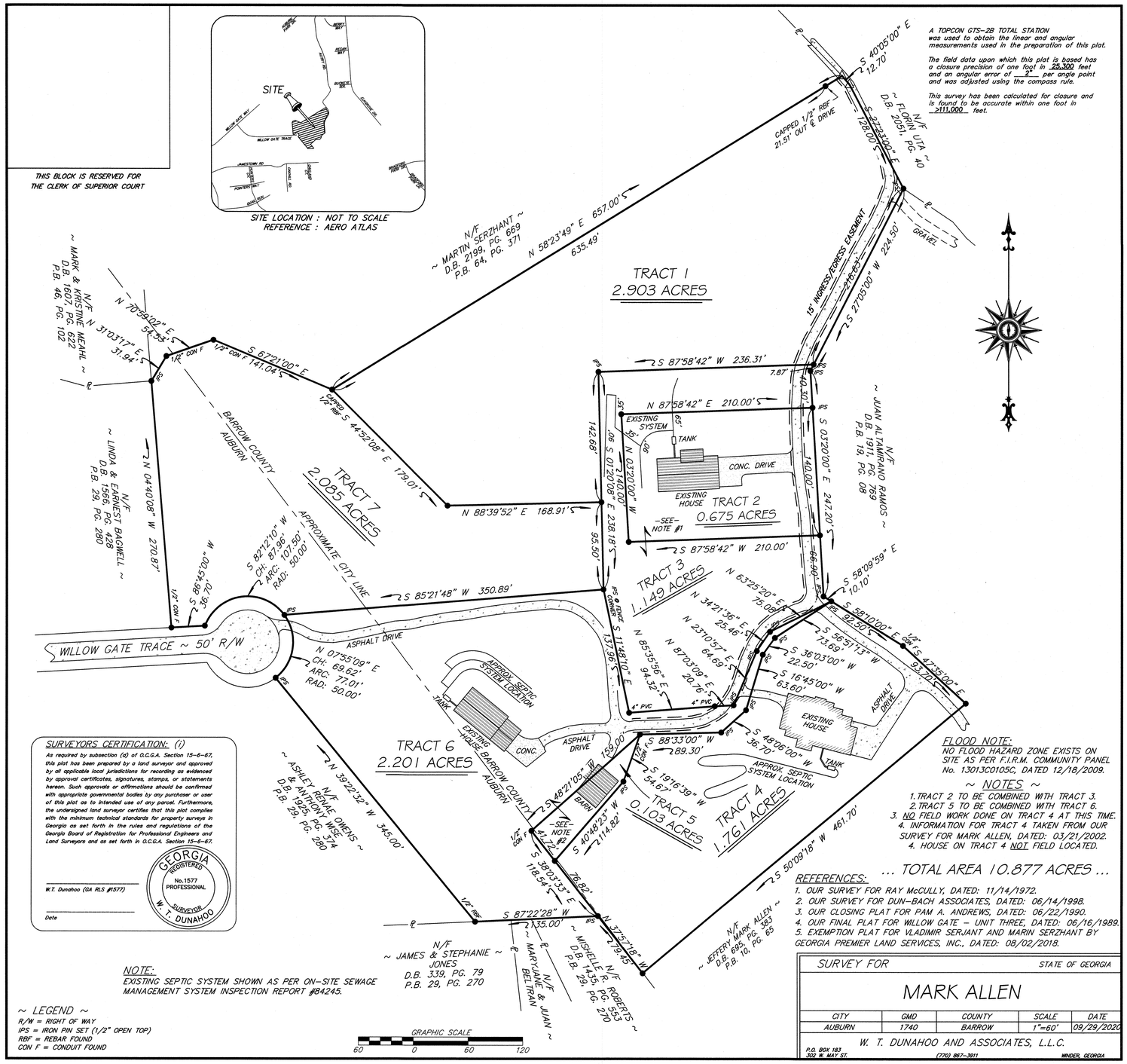
A TOPCON GTS-2B TOTAL STATION was used to obtain the linear and angular measurements used in the preparation of this plat.

The field data upon which this plat is based has a closure precision of one foot in 25,300 feet and an angular error of 4 per angle point and was adjusted using the compass rule.

This survey has been calculated for closure and is found to be accurate within one foot in >111,000 feet.

THIS BLOCK IS RESERVED FOR THE CLERK OF SUPERIOR COURT

SITE LOCATION : NOT TO SCALE
REFERENCE : AERO ATLAS



SURVEYORS CERTIFICATION: (i)

As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

GEORGIA REGISTERED No. 1577 PROFESSIONAL SURVEYOR W. T. DUNAHOO

W.T. Dunahoo (GA RLS #1577)

Date

NOTE:
EXISTING SEPTIC SYSTEM SHOWN AS PER ON-SITE SEWAGE MANAGEMENT SYSTEM INSPECTION REPORT #84245.

~ LEGEND ~
R/W = RIGHT OF WAY
IPS = IRON PIN SET (1/2" OPEN TOP)
RBF = REBAR FOUND
CON F = CONDUIT FOUND

FLOOD NOTE:
NO FLOOD HAZARD ZONE EXISTS ON SITE AS PER F.I.R.M. COMMUNITY PANEL No. 13013C0105C, DATED 12/18/2009.

~ NOTES ~
1. TRACT 2 TO BE COMBINED WITH TRACT 3.
2. TRACT 5 TO BE COMBINED WITH TRACT 6.
3. NO FIELD WORK DONE ON TRACT 4 AT THIS TIME.
4. INFORMATION FOR TRACT 4 TAKEN FROM OUR SURVEY FOR MARK ALLEN, DATED: 03/21/2002.
4. HOUSE ON TRACT 4 NOT FIELD LOCATED.

... TOTAL AREA 10.877 ACRES ...

REFERENCES:
1. OUR SURVEY FOR RAY McCULLY, DATED: 11/14/1972.
2. OUR SURVEY FOR DUN-BACH ASSOCIATES, DATED: 06/14/1998.
3. OUR CLOSING PLAT FOR PAM A. ANDREWS, DATED: 06/22/1990.
4. OUR FINAL PLAT FOR WILLOW GATE - UNIT THREE, DATED: 06/16/1989.
5. EXEMPTION PLAT FOR VLADIMIR SERJANT AND MARIN SERZHANT BY GEORGIA PREMIER LAND SERVICES, INC., DATED: 08/02/2018.

SURVEY FOR — STATE OF GEORGIA

MARK ALLEN

CITY	GMD	COUNTY	SCALE	DATE
AUBURN	1740	BARROW	1"=60'	09/29/2020

W. T. DUNAHOO AND ASSOCIATES, L.L.C.
P.O. BOX 183
303 W. MAY ST.
(770) 867-3911
WINDER, GEORGIA

COMMUNITY DEVELOPMENT DEPARTMENT RECOMMENDATIONS

Approve as R-100, subject the following conditions:

1. Dwellings shall have a minimum of 1,800 heated square feet and include at least a double-car garage.

2. New dwellings shall be primarily brick, stone, stucco, fiber cement siding, cedar shake or a combination thereof and vinyl shall be prohibited.