



PLANNING COMMISSION MEETING JUNE 4, 2026

ALPHARETTA CITY HALL
COUNCIL CHAMBERS
2 PARK PLAZA
6:30 PM

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **APPROVAL OF MEETING MINUTES**
 - a. **Approval of Meeting Minutes of May 7, 2026**
 - b. **Approval of Meeting Minutes of Special Called Meeting, April 23, 2026**
4. **ITEMS FROM BOARD MEMBERS**
5. **ITEMS FROM STAFF**
6. **PUBLIC HEARING**
 - a. **Public Hearing Procedure**
 - b. **MP-26-08 5905 Windward Parkway Restaurant/Windward MP Pod 14**

This item has been deferred by Staff and will not be considered at the June 4, 2026 Planning Commission meeting.

Consideration of a master plan amendment to allow a free-standing 'Restaurant (no drive-thru)' on 3.75 acres in Windward. A master plan amendment is requested to the Windward Master Plan Pod 14A to allow a free-standing 'Restaurant (no drive-thru)' as a principal use on the property. The property is located at 0 Windward Parkway and is legally described as being located in Land Lot 1113, 2nd District, 1st Section, Fulton County, Georgia.
 - c. **MP-26-05/CLUP-26-03/Z-26-03/V-26-03 Empire Old Milton Pkwy/Camden Pond**

This item has been deferred by the applicant and will not be considered at the June 4, 2026 Planning Commission meeting.

Consideration of a master plan amendment, comprehensive land use plan amendment, rezoning, and variance in order to construct 202 'For-Sale' townhomes on 29.2 acres. A master plan amendment is requested to the Camden Pond Master Plan to allow for the proposed change in development mix. A comprehensive land use plan amendment is requested from 'Professional Business Office' to 'High Density Residential' and a rezoning is requested from CUP (Community Unit Plan) to R-10M (Dwelling, 'For-Rent or 'For-Sale' Residential. A variance is requested to Unified Development Code (UDC) Subsection 2.2.10(D) to reduce the front setback from 65' to 50'. The property is located at 3842 Old Milton Parkway and is legally described as being located in Land Lots 2, 3, 44, 45 & 49, 1st District, 1st Section, Fulton County, Georgia.
 - d. **Z-26-04/V-26-06 1425 Mayfield Road**

Consideration of a rezoning and variance to allow for the construction of a five (5) lot single-family detached gated subdivision on 4.57 acres. A rezoning is requested from AG (Agriculture) to R-22 (Dwelling, 'For-Sale') and a variance is requested from Unified Development Code (UDC) Subsection 3.5.2(A) to reduce the minimum width of a local street from 50' to 44' and allow for sidewalk on one side of the street. The property is located at 1425 Mayfield Road and is legally described as being located in Land Lot 1103, 2nd District, 2nd Section, Fulton County, Georgia.
 - e. **MP-26-07/CU-26-06 The Honey Hall/Preston Ridge MP**

Consideration of a master plan amendment and conditional use to allow a 'Special Event Center' in an existing retail strip building. A master plan amendment is requested to the Preston Ridge Master Plan Pod I to add 'Special Event Facility' as a conditional use and a conditional use is requested to allow a 'Special Event Facility' for the Honey Hall. The property is located at 3055 North Point

Parkway, Suites 800 & 900 and is legally described as being located in Land Lot 1261, 2nd District, 2nd Section, Fulton County, Georgia.

7. ADJOURNMENT