PLANNING COMMISSION MEETING
FEBRUARY 4, 2021

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

I. CALL TO ORDER

a. Welcome New Commissioners

Dana Davis

Valerie Manley, Alternate

II. ROLL CALL

III. APPROVAL OF MEETING MINUTES

a. January 7, 2021 Meeting Minutes

IV. ITEMS FROM BOARD MEMBERS

V. ITEMS FROM STAFF

VI. PUBLIC HEARING

a. CLUP-21-01/Z-21-02/V-21-03 The 1858 Residential Subdivision
Consideration of a comprehensive land use plan amendment, rezoning and variances to allow for the construction of 11 'For-Sale' single-family detached homes on 1.68 acres in the Downtown. A comprehensive land use plan amendment is requested from 'Public, Institutional, Education' to 'Downtown Residential Density' and a rezoning is requested from O-I (Office-Institutional) and R-15 (Dwelling, 'For-Sale', Residential) to DT-R (Downtown Residential). Variances are requested to allow the alley to count toward the minimum lot size, to reduce stream buffers and to reduce side setbacks. The property is located at 0, 73, 89 and 109 Cumming Street and is legally described as being located in Land Lot 1253, 2nd District, 2nd Section, Fulton County, Georgia.

b. PH-21-03 UDC Text Amendments – Prerequisites for Public Hearing Requests
This item has been deferred by Staff until Thursday, March 4, 2021. *It will not be discussed or considered at this meeting.*
Consideration of text amendments to the Unified Development Code (UDC) Article IV Procedures, to add regulations requiring that all taxes be paid in-full and all outstanding code violations on the property be rectified prior to a request for public hearing.

c. **Z-20-05/CU-20-09/V-20-14 Alcovy Condominiums 82/92 Thompson Street**
This item has been deferred by the Applicant and will not be discussed or considered at this meeting.
Consideration of a rezoning from O-P (Office-Professional) and R-12 (Dwelling, 'For-Sale', Residential) to DT-LW (Downtown Live-Work) to allow for the construction of 12 'For-Sale' condominium units on 1.13 acres in the Downtown. A conditional use is requested to increase the residential density to 10.62 dwelling units per acre and a variance to allow a stream buffer encroachment. The property is located at 82 and 92 Thompson Street and is legally described as being located in Land Lot 748, 1st District, 2nd Section, Fulton County, Georgia.

VII. ADJOURNMENT