

**PAULDING COUNTY PLANNING COMMISSION
PAULDING COUNTY BOARD OF COMMISSIONERS**

January 26, 2021

**2:00 P.M. at the Watson Government Complex, 240 Constitution Blvd.,
Dallas, GA in the 2nd Floor B.O.C. Meeting Room**

AGENDA

1. Election of Officers.
2. Review minutes from the November 17, 2020 Planning Commission meeting.

Old Business:

3. **2020-22-Z:** Application by **ZACHARY & LINDSY SHUMOSKI**, requesting to rezone 5.513 acres from R-2 (Suburban Residential) to A-1 (Agricultural) for agricultural purposes. Property is located in Land Lot 854; District 2; Section 3; at 405 Paulding Blvd. **POST 2.**
4. **2020-26-Z:** Application by **FORESTAR (USA) REAL ESTATE GROUP, INC. C/O MILES HANSFORD & TALLANT, LLC – J. ETHAN UNDERWOOD**, requesting to rezone 50.16 acres of B-1 (General Business District) to R-55 (Active Adult Residential District) to develop 130 single-family detached dwellings designated to serve the housing needs of senior residents 55yrs of age or older. Property is located in Land Lots 530, 531, 532, 549 & 550; District 3; Section 3; at Seven Hills Blvd, west of Cedarcrest Road. **POST 4.**

New Business:

5. **2021-01-SUP:** Application by **KAITLIN HARDEN**, requesting a Special Use Permit in an R-2 (Suburban Residential District) for a Drug Abuse Treatment and Education program on approximately 5 acres. Property is located in Land Lot 640; District 19; Section 3; address is at 2189 Woodrow Kay Road. **POST 2.**
6. **2021-01-LUP (CoH):** Application by **JANET S. MCMILLEN c/o EDWIN M. CECCARELLI, ATTORNEY AT LAW**, requesting a Land Use Permit to serve as dwelling purposes for applicant, and to operate a psychic reading business. Property is located in Land Lot 681; District 2; Section 3; address is 590 Hiram Douglasville Highway in Hiram Georgia. **POST 3**
7. **2021-02-Z:** Application by **LORRIE MARTIN**, requesting to rezone 21 acres from PRD (Planned Residential District) to R-2 (Suburban Residential) to return property to conforming zoning requirements. Property is located in Land Lot 606; District 2; Section 3; located near the corner of Watts Rd and Coppermine Rd. **POST 3**
8. **2021-03-Z:** Application by **SIMON H. BLOOM**, requesting to rezone approximately 355.2 acres of R-2 (Suburban Residential) to MPR (Master Planned Residential) community with a density of 2 units per acre, and a maximum of 710 lots. Property is located in Land Lots 669-701, 740, 773, 812, 845, and 884-886; District 3; Section 3; located West of Gullede Rd; southwest of Seven Hills & Gullede Rd intersection. DRI application #846. **POST 4**

9. **2021-04-Z:** Application by **ELITE ENGINEERING**, requesting to rezone 45.97 acres from A-1 (Agricultural) District to R-2 (Suburban Residential) for the proposed development of a 48 lot single-family subdivision. Property is located in Land Lots 999, 1000, 1001, and 1016; District 3; Section 3; located on the west side of Cartersville Highway (SR 61) and south of Windmill Drive. **POST 4**

10. **2021-05-Z:** Application by **ELITE ENGINEERING** requesting to rezone 32.80 acres from R-2 (Suburban Residential) to R-2 With Sewer (Sewered Suburban Residential) for the proposed development of a 63 lot single-family subdivision. Property is located in Land Lots 53 and 52; District 2; Section 3; located on the west side of Dallas-Acworth Highway and south of Industrial Boulevard North. **POST 4**

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