



HENRY COUNTY ZONING ADVISORY BOARD

COUNTY AT LARGE
Dawn Randolph

DISTRICT I
Don Veum

DISTRICT II
Delander Nelson

DISTRICT III
James F. Risher

DISTRICT IV
Noreen Walker

DISTRICT V
Kevin Richardson

ZAB MEETING AGENDA



Henry County Government Administration
140 Henry Parkway McDonough, GA 30253
Phone: 770-288-6000

Website: www.co.henry.ga.us

Zoning Advisory Board Members

Delander Nelson (Chair), District II

Don Veum, District I

James F. Risher, District III

Noreen Walker, District IV

Kevin Richardson, District V

Dawn Randolph, County at Large



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140 Henry Parkway

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I. INVOCATION

II. PLEDGE OF ALLEGIANCE

III. ACCEPTANCE OF THE AGENDA

IV. APPROVAL OF MINUTES

V. PLANNING STAFF COMMENTS

VI. ASSOCIATED CASES

A. VR-23-09

Latavia Belmore of McDonough, GA requests a variance from development standards for property located at 450 Oakland Road in Land Lot 206 of the 6th District. The property consists of 4.55 +/- acres, and the request is for relief from supplemental standards. District 5 (Presented by: Kenta Lanham, Planner II)

B. CU-22-03

Latavia Belmore of McDonough, GA requests a conditional use for property located at 450 Oakland Road in Land Lot 206 of the 6th District. The property consists of 4.55 +/- acres, and the request is for a non-commercial kennel. District 5 (Presented by: Kenta Lanham, Planner II)

C. COMP-AM-23-03

Tushar Patel of McDonough, GA requests an amendment to the Comprehensive Plan for property located east of Jake Lewis Drive, south of the intersection of Highway 81 East and Jake Lewis Drive, in Land Lot 174 of the 7th District. The property consists of 0.62 +/- acres, and the request is to amend the Future Land Use Map designation from Rural Residential to

Commercial. **District 1 (Presented by: Kamau As-Salaam, Interim Assistant Director)**

D. RZ-23-07

Tushar Patel of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to C-2 (General Commercial) for property located east of Jake Lewis Drive, south of the intersection of Highway 81 East and Jake Lewis Drive, in Land Lot 174 of the 7th District. The property consists of 0.62 +/- acres, and the request is for a commercial development. **District 1 (Presented by: Kamau As-Salaam, Interim Assistant Director)**

E. RZ-23-08

Tushar Patel of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to C-2 (General Commercial) for property located south of Highway 81 East, east of the intersection of Highway 81 East and Jake Lewis Drive, in Land Lot 174 of the 7th District. The property consists of 2.92 +/- acres, and the request is for a commercial development. **District 1 (Presented by: Kamau As-Salaam, Interim Assistant Director)**

VII. REZONING

A. RZ-22-25

LGS Holdings Group 2013, LLC of Tucker, GA requests a rezoning from RA (Residential-Agricultural) to R-5 (Single-Family Residence) for property located west of South Lee Road, south of Galway Lane, and east of Wildwood Road (in Clayton County) in Land Lots 13 and 14 of the 3rd District. The property consists of 105.84 +/- acres, and the request is for a single-family residential development. **District 1 (Presented by: Toussaint Kirk, Cluster Leader)**

B. RZ-23-04

Meredith Homes, Inc. of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to R-2 (Single-Family Residence) for property located at 1800 McGarity Road in Land Lot 117 of the 7th District. The property consists of 1.984 +/- acres, and the request is for two single-family residential lots served by individual septic systems. **District 3 (Presented by: Faith Palmer, Planner I)**

VIII. ADJOURNMENT

IX. UPCOMING MEETINGS

A. July 13, 2023, at 6:30 p.m. is a regular Zoning Advisory Board meeting.

