

City of Springfield Planning and Zoning Board

Public Hearing and Meeting Agenda - DRAFT

October 7, 2024

Public Hearing of the Planning and Zoning Board:

1. Request for Rezoning of approximately 5.24 acres of property located at on E. Second Street between S. Maple Street and S. Ash Street in Springfield, GA (known as parcels S106-6, S106-7, and S106-8) from R-1 Detached Single Family Residential Zoning to R-2B Townhome.
2. Request for Rezoning of approximately 31.66 acres of property located at Lily Way near Ga Hwy 21 S. in Springfield, GA (known as parcels S115-2D & S115-2TPO) from B-1 General Commercial and R-1 Detached Single Family Residential to R-4 High Density Residential.
3. Request for Special Exemption from the Zoning Ordinance to allow ground floor studio apartments on Laurel Street near Rabun Street. Property known as Parcel S100-7 with zoning of DT- Downtown.
4. Request for Variance from the Zoning Ordinance to a reduce residential and retail parking requirements for property on Laurel Street near Rabun Street. Property known as Parcel S100-7 with zoning of DT- Downtown.

Regular Meeting of Planning and Zoning Board:

- I. **Call to Order**
- II. **Appointment of Alternate**
- III. **Approval of Minutes**
 - a. Approval of Minutes from the September 9, 2024 Planning & Zoning Public Hearing and Meeting.
- IV. **Business Discussion.**
 - a. Consideration to make recommendation to City Council regarding request for Rezoning of approximately 5.24 acres of property located at on E. Second Street between S. Maple Street and S. Ash Street in Springfield, GA (known as parcels S106-6, S106-7, and S106-8) from R-1 Detached Single Family Residential Zoning to R-2B Townhome.
 - b. Consideration to make recommendation to City Council regarding request for Rezoning of approximately 31.66 acres of property located at Lily Way near Ga Hwy 21 S. in Springfield, GA (known as parcels S115-2D & S115-2TPO) from B-1 General Commercial and R-1 Detached Single Family Residential to R-4 High Density Residential.
 - c. Consideration to make recommendation to City Council regarding request for Special Exemption from the Zoning Ordinance to allow ground floor studio apartments on Laurel Street near Rabun Street. Property known as Parcel S100-7 with zoning of DT- Downtown.
 - d. Consideration to make recommendation to City Council regarding request for Variance from the Zoning Ordinance to a reduce residential and retail parking requirements for property on Laurel Street near Rabun Street. Property known as Parcel S100-7 with zoning of DT- Downtown

V. **Announcements**

Next meeting will be on November 4, 2024

VI. **Adjourn**