

CITY OF EAST POINT
PLANNING & ZONING COMMISSION

July 19, 2007 - 7:30 p.m.

Official Minutes

Regular Meeting

East Point, Georgia - East Point City Auditorium

Board Members Present: Mr. Steve BENNETT, Chair
Mr. Shean ATKINS, Vice Chair
Dr. Herbert J. BRIDGEWATER, JR.
Mr. Myron COOK
Ms. Pam PATTERSON
Mr. Elijah J. GRANBERRY, III

Also Present: Ms. Beth MCMILLAN, Director
Planning and Zoning
Ms. Regina CARTER
Planning & Zoning
Mr. Mel ATTEBERRY
Public Works
Ms. Valerie A. ROSS, Esq.
Office of the City Attorney

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A P P E A R A N C E S

APPLICANTS:

IZZY (ISIDORE) GOULD, Frontier Realty Group

MDX PROPERTIES

IVORY PROPERTIES

REGINE VINCENT

STEPHEN WALTERS

LANDMARK DESIGN

SPEAKERS:

LARRY LUCAS

MORAIMA IVORY

DEBRA AZIZ

REGINE VINCENT

Transcript Legend

(sic) - Exactly as said.

(phonetic) - Exact spelling unknown.

-- Break in Speech Continuity.

. . . Indicates halting speech, unfinished sentence or omission of word[s] when reading.

Quoted material is typed as spoken.

C O N T E N T S

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Exhibits

None.

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P R O C E E D I N G S
- - -

(Whereupon, the July 19, 2007 East Point
Planning & Zoning Commission was called to order by
Mr. Steve Bennett, Chair, presiding, at 7:35 p.m.)

- - -

I. CALL TO ORDER

MR. BENNETT: Ladies and gentlemen, we will come to order for the July meeting of the East Point Planning and Zoning Commission.

II. MOMENT OF SILENCE

MR. BENNETT: In lieu of an invocation this body normally recognizes a moment of silence so anyone wishing to participate in that may do so at this time.

- - -

(Whereupon, there was a moment of silence)

- - -

III. PLEDGE OF ALLEGIANCE

MR. BENNETT: And we thank you. If everyone would, please rise with us to join us in the Pledge of Allegiance.

- - -

(Whereupon, there was a break for the Pledge of Allegiance)

- - -

IV. ADOPTION OF THE AGENDA

MR. BENNETT: Thank you ladies and gentlemen.

Commissioners, at this time I'll entertain a motion on the adoption of the agenda that you have before you.

DR. BRIDGEWATER: Mr. Chair.

MR. BENNETT: Dr. Bridgewater.

DR. BRIDGEWATER: I make a motion that we adopt the agenda as printed with any necessary corrections.

MR. BENNETT: I have a motion.

MR. COOK: Second.

MR. BENNETT: We have a second by Mr. Cook. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

MR. BENNETT: And the agenda is adopted as presented.

- - -

(Whereupon, the Agenda was adopted)

- - -

V. APPROVAL OF MINUTES

MR. BENNETT: And next I'll need to entertain a motion on the June 19th, 2007 minutes. Is there a motion for approval?

DR. BRIDGEWATER: I make a motion that we adopt the June 19th minutes -- 2007 minutes.

MR. BENNETT: All right. I have a motion.

MR. COOK: Second.

MR. BENNETT: And a second. Any corrections, deletions, changes?

MS. PATTERSON: (Inaudible)

MR. BENNETT: Ms. Patterson.

MS. PATTERSON: I noticed that the date is June 21st on the minutes.

MR. BENNETT: Okay. Yeah, is there a correction on that? The agenda has June 19th and the minutes have June 21st. Anybody got a calendar so we can look back and see which is correct?

MR. ATKINS: The correct date is June 21st.

MS. CARTER: It is the correct date.

MR. BENNETT: The correct is the 21st? Okay. All right, the minutes are correct then.

MS. PATTERSON: I stand corrected.

MR. BENNETT: Okay. Any other corrections?

THE BODY: (No response).

MR. BENNETT: All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response)

MR. BENNETT: And the minutes are adopted.

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(Whereupon, the Minutes were adopted)

VI. OLD BUSINESS

MR. BENNETT: Our first item under Old Business is one that's been deferred so Regina I will turn it over to you for that.

MS. CARTER: Old Business. Case number 2006P --

DR. BRIDGEWATER: Mr. Chair, I'm sorry, we can't hear. Can you turn your mike on?

MS. CARTER: Okay. Here we go. I'm sorry. Case number 2006P-018-11, applicant Izzy Gould, Frontier Realty Group. The property location is North Desert Drive at Redwine Road.

Staff recommends deferral until all easement issues are settled.

MR. BENNETT: Okay, thank you. Commissioners, I'll entertain a motion on this item.

MR. ATKINS: Mr. Chair.

MR. BENNETT: Mr. Atkins.

MR. ATKINS: Mr. Chair, I move that we table to our August meeting case number 2006P-018-011.

MR. BENNETT: Okay, we have a motion.

DR. BRIDGEWATER: Second.

MR. BENNETT: And a second to defer to August meeting. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response)

MR. BENNETT: Motion carries. The item is deferred.

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(Whereupon, the Motion passed)

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VII. NEW BUSINESS

MR. BENNETT: All the other items come under New Business. We have several items that are up for public hearings. I want to give a brief rundown of how we handle public hearings.

We take our public hearing items one at a time. When the item comes up, we will open a public hearing and we will allow people to come down and speak on that item. We will entertain the applicant and any proponents -- people in favor of the item first. Then we'll listen for any opponents -- people that may be against the item. And then we will give the applicant a chance for rebuttal. And we don't normally have a time limit on this but if it does start to be redundant or if people keep repeating the same items we will shorten it up.

So, at this time I will let Regina call our next item and then we'll go with that.

MS. CARTER: First case . . . case number **2007V-010-05**, applicant is MDX Properties. Property location 2499 Constance Street.

Applicant is seeking two-part variance to increase the square footage of the house by more than 50% and to reduce the side yard setback requirement from 8 feet to 5 feet. This application requires a public hearing.

MR. BENNETT: Okay, thank you. Commissioners, at this time I will entertain a motion to open a public hearing on this item.

DR. BRIDGEWATER: I make a motion that we open a public hearing.

MR. BENNETT: Okay.

MR. COOK: Second.

MR. BENNETT: We have a motion and a second. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response)

MR. BENNETT: Motion carries.

- - -

(Whereupon, the Motion passed and the Public Hearing was opened)

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MR. BENNETT: And the public hearing is now open. And we will hear from the applicant if anyone is here to represent them.

And I'll ask: Are there any other proponents -- people that would like to speak in favor of this variance request?

Hearing none, I'll ask are there any opponents? Anyone here that would wish to speak against this item?

There being none, Commissioners I'll entertain a motion to close the public hearing.

MR. ATKINS: Mr. Chair, I move that we close the public hearing.

MR. BENNETT: Okay. It's been moved that we close the public hearing.

MR. COOK: Second.

MR. BENNETT: Second by Mr. Cook. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

MR. BENNETT: Motion carries. And the public hearing is closed.

- - -

(Whereupon, the Motion passed and the Public Hearing was closed)

- - -

MR. BENNETT: And Regina you can proceed with staff recommendations.

MS. CARTER: The applicant is seeking a two-part variance to increase the square footage of the house by more

than 50% and to reduce the side yard setback requirement from 8 feet to 5 feet.

Staff recommends approval of the two-part variance request due to the existing configuration of the lot and the need to improve the functional use of existing older residential structures.

MR. BENNETT: Okay. Commissioners, before I entertain a motion would you allow me one question of staff?

MR. ATKINS: Sure.

MR. BENNETT: And I might have my notes wrong. At work session I think we were told this was incomplete because it was not a public participation plan in this application.

MS. CARTER: That's correct. And to date we have not received the public participation.

MR. BENNETT: Okay. All right. That answers my question. Commissioners, I'll entertain a motion on the item.

MR. COOK: Mr. Chair.

MR. BENNETT: Mr. Cook.

MR. COOK: I move that we suspend this item (inaudible).

MR. BENNETT: Mr. Cook, I want to make sure that I heard you. Did you make a motion to defer the item?

MR. COOK: That's correct.

MR. BENNETT: Until the public participation plan is submitted?

MR. COOK: That's correct.

MR. BENNETT: Okay. Would that be to the August meeting?

MR. COOK: Yes.

MR. BENNETT: Okay. We have a motion to defer the item to the August meeting for lack of information. Is there a second on this motion?

MS. PATTERSON: Second.

MR. BENNETT: There's a second by Ms. Patterson. Any other discussion?

THE BODY: (No response).

MR. BENNETT: All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

MR. BENNETT: The motion carries and the item is deferred to the August meeting.

- - -

(Whereupon, the Motion passed)

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MR. BENNETT: And Regina, you can proceed with the next item.

MS. CARTER: Case number **2007V-011-06**, applicant is Ivory Properties. Property location is 1288 East Mercer Avenue.

Applicant is seeking a variance to reduce off street parking setback requirement from 5 feet to 0 feet.

The application requires a public hearing.

MR. BENNETT: All right. And Commissioners, at this time I will entertain a motion to open a public hearing.

DR. BRIDGEWATER: I make a motion that we open a public hearing.

MR. COOK: Second.

MR. BENNETT: And a second. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed and the Public Hearing was opened)

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MR. BENNETT: And the public hearing is open. And we will hear from the applicant and any other proponents.

- - -

(Whereupon, the Speaker approached the podium)

- - -

MR. LUCAS: Good evening ladies and gentlemen of the Commission. I am Larry Lucas, 5802 Cedar Croft (phonetic) Lane, Lithonia.

We are requesting the reduction in the setback to allow for a functional driveway and to allow for a house that is of reasonable width. If we were to apply the standard to the particular property because of its width, it's less than the required width in this R-1A District. It is a nonperforming lot although it is a lot of record. And therefore, the width of the lot hinders the ability to provide the full 5 foot setback as stipulated in the Ordinance.

- - -

(Whereupon, the Speaker exited the podium)

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MR. BENNETT: Thank you. Would you like to speak?

- - -

(Whereupon, the Speaker approached the podium)

- - -

MS. IVORY: I'm Moraima Ivory from Ivory Properties. And just exactly what Larry said.

MR. BENNETT: Okay.

MS. IVORY: And all the houses that I've built in Egan Park have had this same kind of measurement so it's not a much larger house or anything.

- - -

(Whereupon, the Speaker exited the podium)

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MR. BENNETT: Okay, thank you. Are there any other proponents -- people that would like to speak in favor of this item?

Are there any opponents -- anyone that would like to speak against this item? Please come forward.

- - -

(Whereupon, the Speaker approached the podium)

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MR. BENNETT: And give us your name, please.

MS. AZIZ: My name is Debra Aziz (phonetic). I am a member of the Egan Park Neighborhood Association, Building Committee. We discussed this at our last meeting and we looked at the plans. And it was our opinion that in order to accomplish this variance either one of two things would need to happen: either trees would need to be removed or concrete would need to be poured over current tree roots.

Either way we felt like this would eventually result in the destruction of trees which we are actually not in favor of. So therefore, it was our opinion at that time to not be in favor of this variance. Thank you.

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(Whereupon, the Speaker exited the podium)

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MR. BENNETT: Thank you. Are there any other opponents?
Anyone that would wish to speak against this item?

And the applicant, you do have an opportunity for rebuttal
if you choose.

- - -

(Whereupon, the Speaker approached the podium)

- - -

MS. IVORY: Hi. I'm -- Jermaine Thomas, who is the head of
the Architectural Committee, called me after the architectural
meeting took place just to discuss the tree issue. And the
problem is that there are some bushes and some trees that are
sort of right on the line and so, to the next door neighbor
whose name is Carol Ann Whitmore (phonetic), who had really this
concern.

So what I did was I called Carol Ann and we walked the lot
together to figure out which trees were, you know, necessarily
mine or hers. 'Cause her concern was that she wanted to make
sure that none of the trees that were actually on her lot would
come out or anything like that.

So what I had my surveyor do was to put a tape -- a string
from their point of their pin in the floor -- I mean in the
ground, to their back pin to actually see where the trees were
on the property. And they were all over on my line. So none of
them are really going to be affected by the driveway.

And I spoke to Jermaine about this, as well as Carol Ann who decided not to attend the hearing because we resolved all the issues that we had with the trees. So this is something that I was aware of. And I took the actual time to go meet with Carol Ann who's the next door neighbor, to make sure it wasn't an issue anymore.

- - -

(Whereupon, the Speaker exited the podium)

- - -

MR. BENNETT: Thank you. Commissioners, at this time I'll entertain a motion to close the public hearing on this item.

MR. ATKINS: Mr. Chair, I move that we close the public hearing for this particular application.

MR. BENNETT: Is there a second?

DR. BRIDGEWATER: Second.

MR. BENNETT: A second by Dr. Bridgewater. All in favor of the motion?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

MR. BENNETT: And the public hearing is closed.

- - -

(Whereupon, the Motion passed and the Public Hearing was closed)

- - -

MR. BENNETT: And Regina, you can proceed with the staff report.

MS. CARTER: The applicant is seeking a variance to reduce off street parking setback requirement from 5 feet to 0 feet. Staff has received neighborhood comment concerning the trees.

Staff recommends approval of the variance request to continue the development pattern of homes in the area with garages. Denial of the variance would yield a house without a garage and not be complementary to other homes in the area.

MR. BENNETT: Commissioners, I'll entertain a motion on the item.

MR. ATKINS: Mr. Chair.

MR. BENNETT: Mr. Atkins.

MR. ATKINS: I move a approval of the variance request for 1288 East Mercer Avenue. That's application 2007V as in Victor -011-06.

MR. BENNETT: Okay. I have a motion for approval. Is there a second?

MR. COOK: Second.

MR. BENNETT: A second by Mr. Cook. Any discussion?

MR. ATKINS: Yes. A question of Ms. Ivory, please.

- - -

(Whereupon, the Speaker approached the podium)

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MR. ATKINS: So, I . . . I understand in your comments that you identified or I guess marked the trees that potentially will be affected; is that correct?

MS. IVORY: Well, not marked the trees as in marking them to take them down. Just marked them for where they lay on the line. 'Cause the discrepancy was are they my trees or are they your trees. And so there are actually some trees that, you know, the . . . the . . . the bottom of the tree is on my yard but like the branches go over into her yard. So when we put the string I was able to show her that actually, those trees are on my lot. And some of them she really liked because they provided shade from the branches that went over. And I agreed not to cut those down.

MR. ATKINS: Okay. And do you know approximately, how many trees you will have to cut down, if any?

MS. IVORY: They are bushes, actually.

MR. ATKINS: They are bushes?

MS. IVORY: Yes. They are bushes. I don't anticipate having to take any of them down, you know, unless during landscaping or something in the cleanup of trying to beautify the area around the side of the house we decide to clean them up a little or cut them back. Because there is some . . . some really old wire fencing mixed in with the tree. And we'll

probably just fix that. But I don't really anticipate taking any of them down.

MR. ATKINS: Okay. And in terms of other trees on the property, do you plan to add any trees at all?

MS. IVORY: Well, in the front during landscaping process I always plant at least two or three trees in the front of each house. But on the side, which is what we are really talking about, there's already enough that provides sort of a privacy fence. I don't think we would really have to add any more.

MR. ATKINS: Okay. So, you do have plans to plant two to three additional trees on the property in the front of the house?

MS. IVORY: In the front near the stairs, yeah.

MR. ATKINS: Okay. All right. Thank you.

MS. IVORY: Thank you.

- - -

(Whereupon, the Speaker exited the podium)

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MR. BENNETT: Any further discussion?

THE BODY: (No response).

MR. BENNETT: All in favor of the motion?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

MR. BENNETT: The motion carries and the variance is granted.

- - -

(Whereupon, the Motion passed)

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MR. BENNETT: And Regina you can proceed.

MS. CARTER: Case number **2007Z-007-05**, applicant is Regine Vincent. Property location 3113 Washington Road.

Applicant is requesting the property be rezoned from R-2, two-family residential to C-1 neighborhood commercial. The applicant proposes to continue the existing use as a group care home.

This application requires a public hearing.

MR. BENNETT: And Commissioners, I'll entertain a motion open a public hearing.

MR. GRANBERRY: Mr. Chair, I make a motion that we open a public hearing for this item.

MR. BENNETT: All right. Is there a second?

MS. PATTERSON: Second.

MR. BENNETT: All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed and the Public Hearing was opened)

- - -

MR. BENNETT: And the public hearing is now open on this item. And we will hear from the applicant and any other proponents.

- - -

(Whereupon, the Speaker approaches the podium)

- - -

MS. VINCENT: Good afternoon. I purchased a personal care -- it's only a six-bed personal care, back in February. This building is the only building in the area that is not a commercial building. It's located across the street from Washington Square and every single building in the area is commercial already. And I would like to apply for my building to become commercial -- from an R-2 to commercial.

MR. BENNETT: Okay. Would you give us your name? I didn't get --

MS. VINCENT: Oh, I'm sorry. My name is Regine Vincent.

MR. BENNETT: Okay. And you are the applicant? Okay.

MS. VINCENT: Yes.

MR. BENNETT: All right. Thank you.

MS. VINCENT: Thank you.

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(Whereupon, the Speaker exited the podium)

- - -

MR. BENNETT: Are there any other proponents? Anyone that would like to speak on behalf of this item?

Are there any opponents? Anyone that would like to speak against this? There being none, I'll entertain a motion to close the public hearing.

DR. BRIDGEWATER: Mr. Chair.

MR. BENNETT: Dr. Bridgewater.

DR. BRIDGEWATER: I make a motion that we close the public hearing.

MR. BENNETT: Okay. Is there a second?

MR. COOK: Second.

MR. BENNETT: And a second. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed and the Public Hearing was closed)

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MR. BENNETT: And the public hearing is closed. And Regina you can proceed.

MS. CARTER: The applicant is requesting the property be rezoned from R-2, two-family residential to C-1 neighborhood

commercial. The applicant proposes to continue the existing use as a group care home.

Staff recommends approval of proposed rezoning.

MR. BENNETT: Okay. Commissioners, I'll entertain a motion.

DR. BRIDGEWATER: Mr. Chair.

MR. BENNETT: Dr. Bridgewater.

DR. BRIDGEWATER: I'd like to make a motion that we approve case number 2007Z-007-05 from R-2 family residential at 3113 Washington Road to C-1 which is neighborhood commercial.

MR. BENNETT: Okay. We have a motion to recommend approval.

MR. GRANBERRY: Second . . . second.

MR. BENNETT: And a second. Any discussion?

THE BODY: (No response).

MR. BENNETT: All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

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(Whereupon, the Motion passed)

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MR. BENNETT: The motion carries and the recommendation should be forwarded to Council. And Regina you can continue.

MS. CARTER: Case number **2007U-002-06**, applicant is Stephen Walters. Property location is 1429 Clermont Avenue.

Applicant is seeking a Special Use Permit to allow home occupation at 1429 Clermont Avenue. The proposed use is a pet care and puppy training facility.

This application requires a public hearing.

MR. BENNETT: Regina before we go into -- I think we had a notice in our packet, and I think y'all did too, that the applicant had requested this be withdrawn?

MS. CARTER: Yes.

MR. BENNETT: Okay. All right. And Valerie, should we . . . should we proceed in that manner?

MS. ROSS: (Nods affirmatively).

MR. BENNETT: Okay. Commissioners, you can proceed how you see fit but the applicant has written and submitted to the Commission a letter stating that he would like to withdraw the application. And since it was already on the agenda, I'll let you guys see fit how you want to handle this.

I will entertain a motion though, on how you want to dispose of this item.

MS. ROSS: Excuse me.

MR. ATKINS: Go ahead.

MS. ROSS: Mr. Chairman, there still has to be a motion to open up for a public hearing since it was advertised as a public hearing.

MR. BENNETT: But the applicant . . . the applicant's withdrawn.

MS. ROSS: It's still . . . it's still -- It was still advertised as a public hearing. So just make the motion to open and go through that process. And then you can make the motion to withdraw it or approve the . . . the withdrawal from the applicant.

MR. BENNETT: But if there are negative comments to the applicant, does that give him due process if he had asked to be withdrawn from the agenda?

MS. ROSS: Well, just based on the fact that there was an advertisement for a public hearing the public hearing process still has to take place.

So, if there are some people here that are opposed to the application they can still make those comments. And then the -- Of course, the Commissioners can go ahead and make a motion to withdraw it from the agenda.

MR. BENNETT: All right. Commissioners, we'll entertain a motion to open a public hearing.

DR. BRIDGEWATER: Mr. Chair, I make a motion that we open the public hearing.

MR. BENNETT: We've only got five here. Don't everybody speak at once. We have a motion to open a public hearing. Is there a second?

MR. COOK: Second.

MR. BENNETT: All in favor of the motion?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

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(Whereupon, the Motion passed and the Public Hearing was opened)

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MR. BENNETT: The public hearing is now open. Is the applicant here or any proponents of the application?

Are there any opponents that would like to speak against the application?

Commissioners, I'll entertain a motion to close the public hearing.

DR. BRIDGEWATER: Mr. Chair, I make a motion that we close the public hearing.

MR. BENNETT: Is there a second?

MS. PATTERSON: Second.

MR. BENNETT: All in favor of the motion?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed and the Public Hearing was closed)

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MR. BENNETT: Motion carries and the public hearing is closed. I'll entertain a motion on the item.

MR. ATKINS: Mr. Chair, I move that we approve the withdrawal of application 2007U-002-06, 1429 Clermont Avenue, Special Use Permit request.

DR. BRIDGEWATER: Second.

MR. BENNETT: I have a motion and a second to approve the withdrawal of the application. Any further discussion?

MR. ATKINS: Yes. I just have a comment to staff for this. I noticed in our information in the Findings section, it did state that the applicant had submitted a letter requesting the withdrawal. And you guys are doing a wonderful job of putting our packets together; I would consider that to be an exhibit. So could we for any . . . For any of the applications where the applicant requests the withdrawal in writing, and I am assuming that we're requiring the withdrawal to be done in writing, could you all please, include that as a part of our packet so that we would have that as well as one of our exhibits?

MS. CARTER: Yes.

MR. ATKINS: Thank you.

MR. BENNETT: Any further discussion?

THE BODY: (No response).

MR. BENNETT: All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

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(Whereupon, the Motion passed)

- - -

MR. BENNETT: And the motion carries and the item is withdrawn. And Regina you can go ahead.

MS. CARTER: Case number **2007P-014-06**, applicant is Landmark Design. Property location 3600 Old Fairburn Road, Lakeside Preserve, Phase 2B.

Applicant is seeking approval of Final Plat for 62 single homes -- single-family detached residential units on 24.835 acres.

MR. BENNETT: Do you have a staff recommendation?

MS. CARTER: Staff recommendation is approval of Final Plat pending comments from Public Works.

MR. BENNETT: Okay, thank you. Commissioners, do you have a motion on this item?

DR. BRIDGEWATER: Mr. Chair.

MR. BENNETT: Dr. Bridgewater.

DR. BRIDGEWATER: I'd like to recommend approval but I'd first like to know what the comments from Public Works are.

MR. ATKINS: I'll second that approval for discussion.

MR. BENNETT: All right. We've got a motion for approval and a second for discussion. And I think a couple of Commissioners have questions of staff.

MS. CARTER: Public Works accepts comments -- I mean Public Works accepts Final Plat as is.

MR. BENNETT: Okay. Any further discussion, questions?

THE BODY: (No response).

MR. BENNETT: All in favor of the motion?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed)

- - -

MR. BENNETT: The motion carries and the recommendation will be forwarded on.

VIII. ANNOUNCEMENTS

MR. BENNETT: That brings us to the end of our agenda. Any comments or announcements from anyone need to be made?

There being none, I'll entertain a motion to adjourn.

IX. ADJOURN

MR. GRANBERRY: I'd like to make a motion to adjourn.

DR. BRIDGEWATER: Second.

MR. BENNETT: And a second. All in favor?

THE BODY: Aye.

MR. BENNETT: Opposed?

THE BODY: (No response).

- - -

(Whereupon, the Motion passed)

- - -

MR. BENNETT: And the meeting is adjourned.

- - -

(Whereupon, the meeting adjourned at 8:02 P.M.)

- - -

CERTIFICATE

STATE OF GEORGIA)

COUNTY OF FULTON)

I, DEB MCGHEE SPEIGHTS, Certified Court Reporter
in and for the State of Georgia,
do hereby certify that the foregoing proceedings for the:
East Point Planning & Zoning Commission Meeting
on July 19, 2007, 7:30 P.M.
were reported by me and transcribed by me,
and the same is true and correct in the above-stated case.

This, the 6th day of August 2007.

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Debra McGhee Speights, CCR -2510
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