



## City of Grovetown

103 Old Wrightsboro Road  
P.O. Box 120  
Grovetown, GA 30813  
(706) 863-4576



### Planning Commission

Minutes of the April 15, 2021 Meeting

1. **Call to Order** – The April 15, 2021 Regular Meeting, having been duly publicized, was called to order by Chairperson at **6:00 PM** in the Council Chambers.
2. **Invocation and Pledge of Allegiance**
3. **Roll Call** – Members present for the roll call were Chairperson Jennifer Bramblett and Commissioners, Mary Anne Navarro, Ed Connell, Samantha Brown, and Shelly Kandian. Also, present was Jonathan Bush, Acting Director of Planning and Development.
4. **Approval of the February 18, 2021 Meeting minutes:** Mr. Connell made a motion with a second by Mrs. Kandian to approve the minutes. The vote was 5-0 in favor.
5. **Consider the request for the rezoning of 5130 Wrightsboro Rd. Parcel G05 007 from R-2 to CC-2 (Commercial Corridor)**

Mr. Bush gave the staff analysis for the request for the rezoning of 5130 Wrightsboro Rd from R-2 to CC2. The applicant wishes to convert a single-family home to a coffee house. Mr. Bush stated that he received no inquiries or public opposition. Mr. Bush made the commission aware that the applicant desires to have live music and this may be an area of concern.

The applicant, Mrs. Janelle de la Pena spoke on behalf of her project. Her desire is to help promote a family environment. She believes that a local coffee house will establish a sense of belonging. She spoke on the issue of music, stating that it will be acoustic “coffee house” music.

Mrs. Marry Anne Navarro asked what other services and goods the “coffee house would provide”. The applicant stated they would serve pastries and smoothies.

Mrs. Navarro expressed concern with traffic. The applicant expressed that they are pursuing sharing an ingress and egress with the AM/PM fueling stations.

The applicant stated that they have informed all the surrounding property owners with no objections to the project.

With a motion to recommend approval of the rezoning of 5310 Wrightsboro Road from R-2 to CC2 from Mr. Connell and a Second from Mrs. Navarro. The Vote was 5-0 in favor of the rezoning.

6. **Staff Comments:** Mr. Bush stated that the Planning and Zoning 101 training will be held on May 4 2021.
7. **Adjourn** – With a motion from Mrs. Kandian and a second from Mr. Connell, The Commission unanimously voted to adjourn at **6:34 PM.**

Respectfully submitted,

Jonathan Bush  
City Planner  
Secretary to the Planning Commission