**PUBLIC HEARING MINUTES**  
The Hartwell Planning & Zoning Commission held a Public Hearing on May 27th, 2021 at 6:00 p.m. in the Council Chambers at City Hall.  
  
The following members were present: Mary Gidley, Lenford Smith, Tina Howard, Michelle Wetherbee, and Jermaine Durham

Absent: Marcus Hurley and Charles Rushing

At 6PM, the planning and zoning hearing was called to order by Vice Chairwoman Wetherbee.

CASE NO. 2021-09

The zoning administrator explained the case to the zoning board; Nancy Coile has property that the city limit split in half by the original city charter. The parcel in question is I57J 010 at 193 Laurel Dr., Hartwell, GA 30643. She simply wanted to be all the way in the city limits and the portion of her property that was already in is zoning R1. The zoning for the entire parcel would be R1 once completed. Mary Gidley Moved and Tina Howard seconded the recommendation to annex the parcel and assign zoning R1. All voted in favor.

CASE NO. 2021-10

The zoning administrator explained the case to the board; Alan Powell owns parcel I70A 115, 573 E. Johnson St., Hartwell GA 30643. Rep. Powell is requesting a rezone from R1 Single Family Residential to B2 General Business District. The goal being to facilitate offices in the location. Tina Howard asked if there is any revitalization impact on rezoning a residential close to a border of an area marked for revitalization. There was discussion on permitted use. Jermaine Durham made a motion to approve recommendation to rezone to B2, Mary seconded the motion. All voted in favor.

CASE NO. 2021-11

The zoning administrator explained the case to the board; Alan Powell owns parcel I56P 082, 64 Vickery St., Hartwell GA 30643. Rep. Powell is requesting rezoning the parcel from R1 Single Family Residential to B2 General Business District so that he could replat the parcel with the abutting parcel as one instead of two. The abutting parcel is a gas station that is currently zoned B2 and since Single Family Residential is a permitted use in B2, that was the appropriate action. There was discussion around permitted use. Lenford Smith made motion to recommend approving the rezone request and Jermaine Durham seconded. All voted in favor.

Vice Chairwoman Wetherbee requested that we examine the bylaws to determine the action necessary around board member absence.

The meeting was adjourned at 6:36

Faithfully Submitted,

Jason Ford

Zoning Administator