



**Agenda**  
**Regular Meeting of the Greene County Planning & Zoning  
Commission**  
**Greene County Board Of Commissioners Meeting Room**  
**1034 Silver Drive, Greensboro, Ga 30642**  
**Tuesday, January 28<sup>th</sup>, 2025 @ 4 PM**

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**THIS IS A PUBLIC MEETING**

If there is an item on the agenda on which you wish to comment, you can address that item during the Public Comments Portion of the agenda. The Chairman reserves the right to place a time limit on each persons' comment presented.

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- I. Call meeting to order
- II. Invocation & Pledge of Allegiance
- III. Roll Call
- IV. Old Business:
  - 1) Approval of December 17, 2024 P&Z Meeting Minutes.
- V. New Business:
  - 1) **Public hearing on the Greene County Zoning Ordinance and the Greene County Subdivision Regulation amendments that are being proposed.** The proposed changes aim to address changes to Appendix A "Subdivision Regulations" and Appendix B "Zoning Ordinance," including conditional uses in the B1 Zoning District that allow restaurant, fast-food in that district. Within the Planned Unit Development (PUD), Commercial Planned Unit Development (CPUD), and Multi-Family Residential (RM) areas, a Cottage House Development (CHD) has been formed
  - 2) **CONDITIONAL USE: Discount Storage of GA Partners, LLC (Applicant)** : The proposed site contains 3.07 acres known as 1051 Farmington Rd located on **TMP#019-0-00-045-P** and is currently zoned **B1** (Neighborhood Convenience Commercial District). Proposed plan is to operate a self storage facility.
  - 3) **CONDITIONAL USE: James T. Boswell for Associated Restaurant Ventures, Inc as authorized agent for Oconee Plaza Properties, LLC (Applicant):** The proposed site contains 0.96 acres located on **TMP#056-C-00-002-QA** and is currently zoned **B1** (Neighborhood Convenience Commercial District). Proposed plan is to operate a Restaurant - Fast Food.