

**RICHMOND HILL CITY PLANNING COMMISSION**  
**December 12, 2016**  
**AGENDA**

**MEMBERS:** Billy Albritton, Les Fussell, Lloyd “Triple” Cooper, Tara Baraniak, Ron Elliott

**MEETING TIME: 7 PM**

1. Call to Order and Invocation
2. Pledge of Allegiance
3. Approval of the minutes from the meeting on November 14, 2016

**PUBLIC HEARINGS:**

1. A petition has been filed with the City of Richmond Hill by Gateway Development Corporation requesting a variance from Article IV, Section 7 (d) (7) of the City of Richmond Hill Zoning Ordinance to allow a 4ft. height variance to the 35ft. maximum building height requirement to allow a 3-story housing complex to be constructed on the property. The housing complex will be located at 201 Kroger Drive in an R-3 Multi-family Residential zoning district. Map 053, Parcel 004.
2. A petition has been filed with the City of Richmond Hill by Freddie Hevia requesting a variance to Article VI, Section 4 (l) of the City of Richmond Hill Zoning Ordinance to allow LED numerals on the freestanding sign for Marathon. The sign will be located at 8545 Ford Avenue in a C-4 zoning district. Map 046, Parcel 006.
3. A petition has been filed with the City of Richmond Hill by HMAF, LLC. to amend the master plan of Ford Plantation, zoned PD-2. The property is located at Silk Hope Drive & Riceland Circle. The tax map is 0549 and the property consists of 28.5 acres.

**PUBLIC HEARING RECOMMENDATIONS:**

1. Approval/Disapproval of a petition filed by Gateway Development Corporation requesting a variance from Article IV, Section 7 (d) (7) of the City of Richmond Hill Zoning Ordinance to allow a 4ft. height variance to the 35ft. maximum building height requirement to allow a 3-story housing complex to be constructed on the property. The housing complex will be located at 201 Kroger Drive in an R-3 Multi-family Residential zoning district. Map 053, Parcel 004.

2. Approval/Disapproval of a petition filed by Freddie Hevia requesting a variance to Article VI, Section 4 (l) of the City of Richmond Hill Zoning Ordinance to allow LED numerals on the freestanding sign for Marathon. The sign will be located at 8545 Ford Avenue in a C-4 zoning district. Map 046, Parcel 006.

3. Approval/Disapproval of a petition filed by HMAF, LLC. to amend the master plan of Ford Plantation, zoned PD-2. The property is located at Silk Hope Drive & Riceland Circle. The tax map is 0549 and the property consists of 28.5 acres.

**SITE PLANS, PLATS, & BUILDING ELEVATIONS:**

1. Approval/Disapproval of the preliminary plat for Howell Wiley Subdivision to be located at Wiley Way and Winding Way.

**NEW BUSINESS:**

Approval/Disapproval of cancelling the December 26, 2016 Planning Commission Meeting.