



PLANNING & ZONING BOARD MEETING AGENDA
TUESDAY, NOVEMBER 18, 2025 - 7:00 PM
736 PARK NORTH BOULEVARD, SUITE 120 ♦ CLARKSTON, GEORGIA 30021
(404) 296-6489 ♦ WWW.CLARKSTONGA.GOV

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF THE AGENDA

- A.** Approval of the November 18, 2025 Planning & Zoning Board Agenda

4. MEETING MINUTES

- A.** Approval of the September 23, 2025 Meeting Minutes
B. Approval of the October 21, 2025 Meeting Minutes

PUBLIC HEARING

Any member of the public may address the Planning and Zoning Board, during the time allotted for public hearing. Each attendee will be allowed 3 minutes. If your public comment contains a series of questions, please provide those questions to staff in writing on the Public Comment Card (Staff) prior to the meeting. This will facilitate follow-up by the Board or Staff. The Planning and Zoning Board desires to allow an opportunity for public comment; however, the business of the Board must proceed in an orderly and timely manner.

5. PRESENTATIONS

6. OLD BUSINESS

- A.** To make a recommendation on REZ2025-002, applicant James Smith, to rezone 3734 Poplar Drive (Parcel ID: 18 096 13 008) from NR-1 to NR-2.
B. To make a recommendation on PUD2025-002, applicant James Smith, for a Planned Unit Development (PUD) at 3734 Poplar Drive (Parcel ID: 18 096 13 008) for the construction of six (6) townhouse units.

7. NEW BUSINESS

- A. Proposed Text Amendments to the City of Clarkston Zoning Ordinance, Appendix A, Article VII to add a definition for Townhomes and amend definitions for Duplex, Triplex, Quadplex, and Multiple Family Dwelling.
- B. Proposed Text Amendments to the City of Clarkston Zoning Ordinance, Appendix A, Article IV to add amend the Use Table to expand the allowance of duplexes, townhomes, and home occupations.
- C. Proposed Text Amendments to the City of Clarkston Zoning Ordinance, Appendix A, Articles III, Sec. 305 to amend residential zoning district dimensional requirements in the NR-1, NR-2, and NR-3 zoning districts.
- D. Proposed Text Amendments to the City of Clarkston Zoning Ordinance, Appendix A, Article III to update development standards for townhomes in the NR-CD, RC, and TC zoning districts.
- E. *Proposed Text Amendments to the City of Clarkston Zoning Ordinance, Appendix A, Article VI to add amend the off-street parking requirements.*
- F. Proposed text amendment to the City of Clarkston Zoning Ordinance, Appendix A, Article II to amend the written notice to adjacent and nearby property owners requirements.

8. ADJOURNMENT