

**PAULDING COUNTY PLANNING COMMISSION  
PAULDING COUNTY BOARD OF COMMISSIONERS**

**January 28, 2020**

**2:00 P.M. at the Watson Government Complex, 240 Constitution Blvd.,  
Dallas, GA in the 2<sup>nd</sup> Floor B.O.C. Meeting Room**

**AGENDA**

1. Review minutes from the November 19, 2019 Planning Commission meeting.
2. **2019-01-TAA:** Application by **WINTERGREEN DEVELOPMENT** for text amendment to Zoning Ordinance Article VIII, Section V “R-55” (Active Adult Residential District) Subsection (4) b as it relates to double-car garages for single-family detached and attached cottage dwellings.
3. **2019-24-Z:** Application by **W. REED KONINGSMARK** to rezone approximately 52.2 acres from R-2 (Suburban Residential District) to R-55 (Active Adult Residential District) for a lot age restricted single-family residential development. Property is located in Land Lots 224, 294, and 295; District 19; Section 2; on the south side of Poplar Road, west of Clearwater Court. **POST 1**
4. **2019-27-Z:** Application by **HIGHLANDS RESIDENTIAL, LLC** to rezone approximately 1.26 acres from R-2 (Suburban Residential) District to R-55 (Active Adult Residential) District for six (6) age-restricted attached single-family residential units. Property is located in Land Lot 388; District 2; Section 3; on the west side of Charles Hardy Parkway (SR 120), across from Village Boulevard. **POST 1**
5. **2020-01-Z:** Application by **FORESTAR (USA) REAL ESTATE GROUP, INC.** to rezone approximately 13.08 acres from R-2 (Suburban Residential) District to R-2 with Sewer (Suburban Residential with Sewer) District for 17 single-family residential lots. Property is located in Land Lot 463; District 3; Section 3 on the eastern end of Westbrook Creek Road and north of Seven Hills Connector. **POST 4**
6. **2020-02-Z:** Application by **SCOBB, LLC / ASHUTOS RAO** to rezone approximately 5.10 acres from R-2 (Suburban Residential) District to B-1 (General Business) District for the development of a three-story medical office building. Property is located in Land Lot 531; District 2; Section 3; on the west side of Bill Carruth Highway, south of Jimmy Lee Smith Parkway (US 278). **POST 3**