

**MINUTES OF PLANNING COMMISSION MEETING
CITY OF KENNESAW
Council Chambers
(2529 J.O. Stephenson Avenue, Kennesaw, GA 30144)
February 5, 2025
6:30 PM**

1. Call to Order / Roll Call

Chairman Jackson called the meeting to order at 6:29 p.m.

Roll Call: Commissioner Jackson, Commissioner Bodenhamer, Commissioner Vande Zande, Commissioner Greenall, and Commissioner Trim

Absent: Commissioner Patterson and Commissioner Ragus

Staff Present: Darryl Simmons (Planning & Zoning Administrator), Chanelle Campbell (Assistant Zoning Administrator & City Planner), and Rebecca Goldstein (Community Development Administrative Assistant)

Speakers Present: N/A

2. Election of Officers

Mr Simmons explained the officer election process for Chairman and Vice Chairman of the Planning Commission.

Mr. Simmons opened the floor for nominations for Chairman.

Commissioner Jackson expressed that he was honored to serve as Chairman for 2024, but no longer wished to continue in the role. Commissioner Jackson nominated Commissioner Bodenhamer as Chairman.

Hearing no other nominations, Mr. Simmons closed the floor. Commissioner Bodenhamer accepted the nomination as Chairman.

Vote taken. Commissioner Bodenhamer was declared elected unanimously, 4-0, as Chairman.

Mr. Simmons explained the role of Vice Chairman and opened the floor for nominations for Vice Chairman.

Commissioner Bodenhamer nominated Commissioner Vande Zande as Vice Chairman.

Hearing no other nominations, Mr. Simmons closed the floor. Commissioner Vande Zande accepted the nomination as Vice Chairman.

Vote taken. Commissioner Vande Zande declared elected unanimously, 4-0, as Vice Chairman.

3. Announcements

- A. All interested parties may attend the meeting at the City Hall Council Chambers. For those unable to attend in person, the meeting may be accessed using the following link: <https://www.kennesaw-ga.gov/publicmeetings/>. Please note that the Planning Commission serves as

an advisory board that makes recommendations to the Mayor and Council unless otherwise noted.

- B. Pending zoning applications may be viewed on an interactive map via the Planning & Zoning webpage or using the following link:
<https://arcg.is/1q1ubX0>.
- C. New business items on this agenda will be heard by the Mayor and Council on February 17, 2025.

4. Approval of the Meeting Minutes

- A. Approval of Meeting Minutes: November 6, 2024

Chairman Bodenhamer called for a motion to approve the meeting minutes from November 6, 2024.

Motion to approve the meeting minutes from November 6, 2024, by Commissioner Trim.

Seconded by Commissioner Greenall.

Chairman Bodenhamer proceeded with a roll call for approval.

Vote taken, motion unanimously approved 4-0. Motion carried.

5. New Business

- A. **MISC2025-01**- Consideration for approval to adopt the 2025 Official Zoning Map for the City of Kennesaw.

Ms. Chanelle Campbell introduced this agenda item. This is an ordinance to adopt the official 2025 zoning map for the City of Kennesaw, Georgia. The zoning map adoption is completed annually to reflect all approved rezonings that have occurred since the prior zoning map adoption. In 2024, there were two rezonings that will be updated and reflected on the new zoning map. The two rezonings included a rezoning from Light Industrial (LI) to Central Business District (CBD) for the renovation and redevelopment of a vacant structure for a Sherman-Williams located at 2573 Summers Street and a rezoning from R-15 Single Family Residential to Central Business District (CBD) for the construction of a mixed-use development along Cherokee Street. Staff advertised this case in the Marietta Daily Journal on January 17th, 2025, following proper public notification procedures.

Chairman Bodenhamer opened the floor for public comment. Hearing no public comment, Chairman Bodenhamer closed the floor to public comment.

Chairman Bodenhamer opened the floor for Commissioner comments and questions. Hearing no commissioner comments or questions, Chairman Bodenhamer closed the floor.

Chairman Bodenhamer called for a motion to approve the official 2025 zoning map for the City of Kennesaw.

Motion to approve the official 2025 Zoning map for the City of Kennesaw by Vice Chair

Vande Zande.

Seconded by Commissioner Jackson.

Chairman Bodenhamer proceeded with a roll call for approval.

Vote taken, motion unanimously approved 4-0. Motion carried.

6. Staff Comment

Mr. Darryl Simmons congratulated the new Planning Commission officers and stated he looks forward to 2025. He informed Commissioners that a couple rezoning applications would come before the Planning Commission in March and the agenda packet would be sent out as soon as possible. Mr. Simmons invited the Commissioners to call Ms. Campbell or himself if they had any questions about the applications. He also stated Staff would be working on bringing additional zoning ordinance sections for new uses and definitions before the Planning Commission later this year.

7. Adjourn

Chairman Bodenhamer called for a motion to adjourn.

Motion to adjourn by Commissioner Trim.

Seconded by Commissioner Greenall.

Meeting adjourned at 6:40 p.m.