

COMMISSION
ASHLEY HEAD, CHAIR
ANDREW NEWTON, VICE CHAIR
VIVIAN LYONS
JULIE CEPIN
KELLY VINES

City of Villa Rica



INT. CITY MGR: JENNIFER HALLMAN
CITY CLERK: THERESA CAMPBELL
CITY ATTORNEY: KEVIN DRUMMOND

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PLANNING AND ZONING MEETING AGENDA

Holt-Bishop Justice Center, Municipal Courtroom, 101 Main Street
December 16, 2025 | 6:00 PM

Meeting Call to Order (Chairwoman)

Adoption of the Agenda (Chairwoman)

A. Old Business

1. Approval of minutes from 08/19//2025

B. New Business

1. 2026 Planning and Zoning Commission Meeting Calendar

Adjournment (Chairwoman)

City of Villa Rica



PLANNING AND ZONING MEETING MINUTES

Holt-Bishop Justice Center, Municipal Courtroom, 101 Main St

Tuesday, August 19, 2025 | 7:00pm

Meeting Called to Order Chairwoman Ashley Head called the meeting to order

Present: Chairwoman Ashley Head, Vice Chairman Andrew Newton, Commissioner Vivian Lyons, Commissioner Julie Cepin and Commissioner Kelly Vines

Adoption of the Agenda

RESULT:	ADOPTED 5/0
MOVER:	Vice Chairman Andrew Newton
SECONDER:	Commissioner Kelly Vines
AYES:	Chairwoman Ashley Head, Vice Chairman Andrew Newton, Commissioner Vivian Lyons, Commissioner Julie Cepin and Commissioner Kelly Vines

A. Old Business

1. Approval of minutes from 06/17/2025

RESULT:	APPROVED 5/0
MOVER:	Commissioner Kelly Vines
SECONDER:	Commissioner Vivian Lyons
AYES:	Chairwoman Ashley Head, Vice Chairman Andrew Newton, Commissioner Vivian Lyons, Commissioner Julie Cepin and Commissioner Kelly Vines

B. New Business

1. RA-02-25 -- Ashley Barnett and East-West Express, on behalf of Richard Cangemi are requesting a rezoning from Commercial Low-Density (C1) to Industrial Medium-Density (I2) to continue the current use of a truck freight terminal in accordance with permitted uses outlined in *Sec. 4.17. I2 Industrial Medium-Density* for property located at 15051 Veterans Memorial Highway within Land Lot 45 of District 2, also known as Parcel Number: 01450250037. **This is a Public Hearing.**

Public Hearing: No one came forward

Commissioner Kelly Vines moved to approve the rezoning application with the condition the property is limited to use as a truck freight terminal unless a new rezoning is applied for.

RESULT: **APPROVED 3/1**
MOVER: Commissioner Kelly Vines
SECONDER: Chairwoman Ashley Head
AYES: Chairwoman Ashley Head, Commissioner Vivian Lyons,
 Commissioner Julie Cepin and Commissioner Kelly Vines
 * Vice Chairman Andrew Newton abstained*

Adjournment- Chairwoman Ashley Head moved to adjourn

RESULT: **APPROVED 5/0**
MOVER: Chairwoman Ashley Head
SECONDER: Commissioner Vivian Lyons
AYES: Chairwoman Ashley Head, Vice Chairman Andrew Newton,
 Commissioner Vivian Lyons, Commissioner Julie Cepin and
 Commissioner Kelly Vines

Planning & Zoning Chair

Community Development Director

2026 Rezoning Calendar

<u>Application Deadline</u>	<u>Legal Ad Deadline:</u> Submit to Times-Georgian / Douglas Sentinel by noon	<u>Public Notice Deadline:</u> Run Legal Ad and Mail Public Notice Letters	Planning Commission Meeting	City Council Submittal Deadline	City Council Meeting
Rezoning (50-day limit)					
12/1/2025	1/3/2026	1/5/2026	1/20/2026	1/29/2026	2/10/2026
12/29/2025	1/31/2026	2/2/2026	2/17/2026	2/26/2026	3/10/2026
1/26/2026	2/28/2026	3/2/2026	3/17/2026	4/2/2026	4/14/2026
3/2/2026	4/4/2026	4/6/2026	4/21/2026	4/30/2026	5/12/2026
3/30/2026	5/2/2026	5/4/2026	5/19/2026	5/28/2026	6/9/2026
4/27/2026	5/30/2026	6/1/2026	6/16/2026	6/2/2026	7/13/2026
6/1/2026	7/4/2026	7/6/2026	7/21/2026	7/30/2026	8/11/2026
6/29/2026	8/1/2026	8/3/2026	8/18/2026 (7:00PM)	8/27/2026	9/8/2026
7/27/2026	8/29/2026	8/31/2026	9/15/2026	10/1/2026	10/13/2026
8/31/2026	10/3/2026	10/5/2026	10/20/2026	10/29/2026	11/10/2026
9/28/2026	10/31/2026	11/2/2026	11/17/2026	11/26/2026	12/8/2026
10/26/2026	11/28/2026	11/30/2026	12/15/2026	12/31/2026	1/12/2027

Planning and Zoning Commission and City Council meetings begin at 6:00PM.

Location: Holt-Bishop Justice Center, 101 Main Street, Villa Rica, GA 30180.