

Canton, Georgia

*110 Academy Street
Canton, Georgia 30114*



Minutes - Final - Draft

Monday, May 20, 2024

6:00 PM

City Hall

110 Academy Street

Work Session

Board of Appeals

1. Call to Order

Members Present: Jeff Adams

David Johnson

Karen Randall

Jim Ledford

Matthew Malhiot

Allison Christou

Dustin Davey

Staff Present: Steve Green, Zoning Administrator

Chase Peterson, City Attorney

Chairman Johnson opened the meeting. He thanked everyone for their attendance and explained the procedure.

2. Discussion of Case VAR2405-001

- A. 201 Hospital Road - Request to Reduce the Required Landscape Buffer from 50 Feet to a 10 Foot Landscape Buffer/Setback Line Along the Northern Borders - Eastwood Homes of GA, LLC - Attachment 2A

Attachments: [VAR2405-001 Documentation](#)

3. Discussion of Case VAR2405-002

- A. 201 Hospital Road - Request to Reduce Building Setback Along External Property Lines from 50 Feet to 20 Feet - Eastwood Homes of GA, LLC - Attachment 3A

Attachments: [VAR2405-002 Documentation](#)

4. Discussion of Case VAR2405-003

- A. 201 Hospital Road - Request to Place Sidewalks Along One of the Streets Depicted on the Proposed Site Plan - Eastwood Homes of GA, LLC - Attachment 4A

Attachments: [VAR2405-003 Documentation](#)

5. Discussion of Case VAR2405-004

- A. 201 Hospital Road - Request to Reduce Required Width of Beauty Strip Along Sidewalk from 2 Feet to 1 Foot - Eastwood Homes of GA, LLC - Attachment 5A

Attachments: [VAR2405-004 Documentation](#)

6. Discussion of Case VAR2405-005

- A. 201 Hospital Road - Request to Eliminate Required Gates at the Entrance Point of Private Streets - Eastwood Homes of GA, LLC - Attachment 6A

Attachments: [VAR2405-005 Documentation](#)

S. Green introduced the first five variances and noted they all pertained to the same piece of property. Numerous questions were asked about the nature of the variances and the reason for the requests. These questions included the requirement of the buffer area, building setback, sidewalk locations, building separation...etc. A question was raised concerning private streets and how they are policed.

S. Green noted the applicant was in the audience taking notes. S. Green stated that he would forward the applicants response to the issues raised by the BOA to the members once he received them.

7. Discussion of Case VAR2405-006

- A. 116 Juniper Street - Request to Use Pervious Surface Material in a Parking/Drive Area - Trividad Juarez Mendoza - Attachment 7A

Attachments: [VAR2405-006 Documentation](#)

S. Green introduced the application. He noted that City Engineer Bethany Watson recommended approval of the application due to the property being within a floodplain area. The number of vehicles allowed was discussed.

8. Public Input

None

9. Board of Appeals Introduced Items

S. Green reminded the BOA of the invitation to International Donut Day.

10. Adjourn

Motion to adjourn – D. Davey

Second – M. Malhiot

Vote – 6-0