



City of Statesboro
Department of Planning and Development Memorandum

50 East Main Street

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Statesboro Planning Commission

May 6, 2025

5:00 P.M.

City Hall Council Chamber

Meeting Agenda

I. Call to Order

II. Invocation & Pledge of Allegiance

III. Approval of Minutes

1. April 1, 2025

IV. New Business

1. **APPLICATION RZ 25-03-05:** Blue Water Bulloch LLC requests a Zoning Map Amendment from the R-40 (One-Household Residential) zoning district to the R-2 (Townhouse Residential) zoning district in order to develop a townhome subdivision of approximately 198 units at 285 Herman Rushing Road (Tax Parcel# 108 000013 000).
2. **APPLICATION V 25-04-01:** Ramona Hagin requests a variance from Section 2.4.1 B of the Unified Development Code in order to convert an existing building into an accessory dwelling unit greater than the allowed 749 square feet at 109 Sandy Way (Tax Parcel # MS85 000006 000).
3. **APPLICATION SUB 25-04-02:** 3SD Investments LLC requests a Preliminary Subdivision PLAT on 0.98 acres of property in order to develop a cottage court consisting of 8 units on East Main Street (Tax Parcel# S49 000016 001).
4. **APPLICATION SU 25-04-03:** Bill Gross requests a Special Use Permit to allow for an increased number of units in the R-4 (High-Density Multihousehold) zoning district in order to complete Phase III of the Bryant's Landing Senior Housing Project (Tax Parcel # MS38000056 002).

V. Announcements

VI. Adjourn