



# CITY OF PORT WENTWORTH

## PLANNING COMMISSION

SEPTEMBER 11, 2023

Council Meeting Room

Regular Meeting

6:30 PM

7224 GA HIGHWAY 21  
PORT WENTWORTH, GA 31407

### 1. CALL MEETING TO ORDER

Chairman Jason Stewart called the meeting to order.

### 2. PRAYER AND PLEDGE OF ALLEGIANCE

Commissioner Register led the Prayer and Pledge of Allegiance.

### 3. ROLL CALL - SECRETARY

Attendee Name	Title	Status	Arrived
Lance Moore	Planning Commissioner	Present	
Omar Senati-Martinez	Planning Commissioner	Present	
Abby Brown	Planning Commissioner	Present	
Jason Stewart	Chairman	Present	
Christopher Gray	Planning Commissioner	Absent	
Nishant Randerwala	Planning Commissioner	Present	
Charlene Middleton	Planning Commissioner	Absent	
Sean Register	Planning Commissioner	Present	

### 4. APPROVAL OF AGENDA

#### 1. Approval of Agenda

**RESULT:** ADOPTED [UNANIMOUS]  
**MOVER:** Omar Senati-Martinez, Planning Commissioner  
**SECONDER:** Sean Register, Planning Commissioner  
**AYES:** Moore, Senati-Martinez, Brown, Randerwala, Register  
**ABSENT:** Gray, Middleton

### 5. ADOPTION OF MINUTES

#### A. Planning Commission - Regular Meeting - Aug 14, 2023 3:30 PM

**RESULT:** ACCEPTED [UNANIMOUS]  
**MOVER:** Nishant Randerwala, Planning Commissioner  
**SECONDER:** Omar Senati-Martinez, Planning Commissioner  
**AYES:** Moore, Senati-Martinez, Brown, Randerwala, Register  
**ABSENT:** Gray, Middleton

### 6. ZONING MAP AMENDMENTS (REZONING)

- A. Zoning Map Amendment Application submitted by Steve Davis, on behalf of the City of Port Wentworth, for a portion of PIN # 7-0978-05-013 (Meinhard Rd., Port Wentworth, GA) to Rezone from R-4 (Mixed Residential) to C-2 (General Commercial) Zoning District for a parcel to be developed as a private recreational facility within the limits of the planned City of Port Wentworth Park.

Mr. Davis gave a overview of the project.

Public Hearing

- Georgia Benton - 135 Saussy Rd - asked questions regarding ownership of the property.
- Avril Roy Smith - Roseberry Cir - Spoke in favor of the applicant

After the public hearing was closed, Commissioner Brown made a motion to approve. Commissioner Register seconded the motion to approve.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Abby Brown, Planning Commissioner
<b>SECONDER:</b>	Sean Register, Planning Commissioner
<b>AYES:</b>	Moore, Senati-Martinez, Brown, Randerwala, Register
<b>ABSENT:</b>	Gray, Middleton

7. ZONING TEXT AMENDMENTS (ORDINANCES)

8. SITE PLAN/SUBDIVISION APPROVAL

9. NEW BUSINESS

10. ADJOURNMENT

- A. Adjournment

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Omar Senati-Martinez, Planning Commissioner
<b>SECONDER:</b>	Abby Brown, Planning Commissioner
<b>AYES:</b>	Moore, Senati-Martinez, Brown, Randerwala, Register
<b>ABSENT:</b>	Gray, Middleton

Chairman

The foregoing minutes are true and correct and approved by me on this 13 day of November, 2023.

Secretary