

ALBANY- DOUGHERTY PLANNING COMMISSION MEETING AGENDA



October 1, 2026, 12:00 pm
Government Center Building
222 Pine Ave. (Room 100)

A. CALL TO ORDER

B. GEORGIA LAW

Georgia law requires that all parties who have made campaign contributions to any member of the Board of Commissioners in excess of two hundred fifty dollars (\$250) within two (2) years immediately preceding the filing of this request, and who desire to appear at the public hearing in opposition to the application shall at least five (5) days prior to the public hearing file a campaign contribution report with the Albany Dougherty Planning Commission.

C. APPROVAL OF MINUTES

Minutes of September 3, 2026

D. CITY LAND USE DEVELOPMENT APPLICATIONS

1. 26-063 Rezone 1314 W Broad Avenue

Brandon Marshall (26-063) has submitted an application to the Albany Dougherty Planning Commission requesting rezoning of an .64-acre parcel from C-2 (General Mixed-Use Business District) to C-3(Commercial District) for a Transport & Towing Company with Vehicle Storage Lot. The parcel is located at 1314 W Broad Ave. (0000H/00002/005). The owners of the property are Brandon and Patricia A Marshall. The applicant is Brandon Marshall. **Ward 3**

2. 26-065 Rezone 600 2nd Avenue

Chad Warbington (26-065) has submitted an application to the Albany Dougherty Planning Commission requesting rezoning of an .64-acre parcel from C-2 (General Mixed-Use Business District) to C-R (Community Residential Multiple-Dwelling District) to construct a residential duplex. The parcel is located on 600 2nd Ave. (0000D/00001/022). The owner of the property is Phoebe Putney Memorial Hospital, Inc. The applicant is Chad Warbington. **Ward 2**

E. COUNTY LAND USE DEVELOPMENT APPLICATIONS

F. ZONING ORDINANCE REVISION: Timeframe for Reapplication; Title III, Sections 4.04(D) and (E)

Zoning Ordinance Revision: Timeframe for Reapplication; Title III, Sections 4.04(D) and (E)

The Albany zoning ordinance, Title III, Sections 404(D) and (E), sets the time allowed to apply for a rezoning after a denial of a previous application at 12 months for citizens and 6 months for the City/County Commission. The request is to ask the Planning Commission to make the time period consistent for all applicants. O.C.G.A. §36-66-4 states that "same property may not again be considered for rezoning until the expiration of at least six months immediately following the defeat of the rezoning by the local government".

G. OLD BUSINESS

1. STATUS REPORTS

26-053: Don Cutler Sr. Dr. Postponed until October 6, 2026

26-056: 4614 Gillionville Approved

26-057: 4614 Gillionville Approved

H. ADJOURNMENT