



Macon-Bibb County Planning & Zoning Commission
3661 Eisenhower Parkway, Ste. MB104
Macon, GA 31206 | MBPZ.org

01/13/2025 Hearing Results

1. [Parcel Number Q081-0370](#) | 1337 Calhoun St | Certificate of Appropriateness | for exterior modifications to the windows | HPD-BH District | Sarah Biteman-Dunn, applicant **APPROVED**
2. [Parcel Number P074-0202](#) | 2056 Vineville Ave | Certificate of Appropriateness | for exterior modifications to the roofing materials | HR-3 District | William Larsen, applicant **DENIED**
3. [Parcel Number P074-0385](#) | 1177 Adams St | Certificate of Appropriateness | for the demolition of a carriage house located at the rear of the property | HR-3 District | Margaret Eskew, applicant **APPROVED**
4. [Parcel Number H011-0029](#) | 5430 Dixon Rd | Conditional Use | to allow a manufactured home with decks | A District | Jennifer Lewis, applicant **APPROVED**
5. [Parcel Number J007-0065](#) | 5581 & 5585 Thomaston Rd | Conditional Use | to allow a yoga/ fitness studio | C-4 District | Bob Brown/BTBB, applicant **APPROVED**
6. [Parcel Number P082-0072](#) | 1501 Mercer University Dr (aka: 1492 Coleman Ave) | Certificate of Appropriateness | for exterior modifications of roofing materials | HR-3 District | Russell Vullo, applicant **CONTINUED TO THE 01.27.2025 HEARING**
7. [Parcel Number Q073-0519](#) | 1194 Forsyth St | Certificate of Appropriateness | for exterior modifications to the landscape (tree removal) | HC District | Jim Beatty, applicant **DEFERRED BY APPLICANT TO THE 02.10.2025 HEARING**
8. [Parcel Number J004-0007](#) | 5646 Rivoli Dr | Conditional Use | to allow a 168-lot residential development | PDR District | Rowland Engineering Inc, applicant **DEFERRED BY APPLICANT TO 01.27.2025 HEARING**
9. Parcel Number P140-0091 | 7519 N E Industrial Blvd | Conditional Use | to allow an above ground storage tank for Class 2 flammable liquid at an existing chemical manufacturing facility | M-1 District | Timothy Thomason/ Solenis LLC, applicant **WITHDRAWN BY APPLICANT**



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10. Parcel Number J007-0403 | 315 McCleary Ln | Variance | to reduce the rear yard setback | PDM District | Charlotte Booker/Century Communities, applicant **WITHDRAWN BY APPLICANT**
11. [Parcel Number P111-0003](#) | 4739 Houston Rd | Conditional Use | to allow a private commercial parking lot | M-1 District | Marquez Carswell/M Carswell Auto Sales LLC, applicant **APPROVED**
12. [Parcel Number Q063-0001](#) | 1922 Riverside Dr | Conditional Use | to allow outside storage and U-Hauls | C-4 District | Pamela Alston/Essential Tires LLC, applicant **APPROVED**
13. [Parcel Number Q083-0273 & Q083-0272](#) | 1625 & 1645 Houston Ave | Conditional Use | to allow an auto repair garage | C-2 District | Hector Vega, applicant **APPROVED**
14. [Parcel Number N140-0003](#) | 3619 Walden Rd | Rezoning | from R-1AAA to R-1 to allow a 168-lot single-family development | R-1AAA District | Steven Rowland/Rowland Engineering, applicant **APPROVED**
15. [Parcel Number M072-0100](#) | 4460 North Mumford Rd | Conditional Use with Variance | to allow a communication tower | R-3 District | Steven Sullivan/ Fortified Telecom Services, applicant **DEFERRED BY APPLICANT TO 01.27.2025 HEARING**

These decisions are officially filed by this posting on the Macon-Bibb Planning and Zoning Commission website on January 14, 2025.

Jeffrey C Ruggieri AICP
Executive Director, MBPZ