



CITY of POOLER
— GEORGIA —

PLANNING & ZONING COMMISSION MEETING - AGENDA

August 10, 2026, at 3:00 p.m. | 100 US Highway 80 SW, Pooler, GA 31322

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. APPROVAL OF MINUTES
- IV. NEW BUSINESS
 - A. PUD Amendment request to rezone three parcels from the JABOT PUD to the C-2 (Heavy Commercial) Zoning District, with the P (Planned District Overlay), assigned to the property allowing for the development of 1,060 multi-family residential units and a multi-use project referred to as "The District" (Jabot PUD Amendment 20) (Application #A26-0228)
 - B. Zoning Map Amendment to add Other Schools and Instruction including Fine Arts, Sports, Education, Fitness lessons and Gyms as an allowable use within the Morgan Family Tract PUD C2 to allow for a Martial Arts Studio at 950 Morgans Corner Road (Application #A26-0212)
 - C. Zoning Map Amendment for 1515 and 1600 Quacco Road from R-A to C-2 to allow for marketing the property as Commercial (Application #A26-0215)
 - D. Conditional Use Request for a Home Occupation for the operation of a cottage bakery at 123 Como Drive in the Godley Station PUD (Application #A26-0223)
 - E. Conditional Use request to allow for "Other Schools and Instruction" use for the establishment of a DUI school in the C-1 zoning district and the Main Street Overlay District at 329 SE US Hwy 80. (Application #A26-0227)
 - F. Request for approval for the construction of a Decorative Fence in the R-1-A zoning district at 117 W. Whatley Street. (Application #26-0526)
 - G. Site Development Plan Approval for a one-story freestanding emergency room for Memorial Health University Medical Center at 2301 Pooler Parkway in the Savannah Quarters PUD, Phase 7 and the Mosaic Town Center. (Application #A26-0024)
 - H. Major Subdivision Plan Approval for a 44-lot Single Family Subdivision Located at Andante Way, Harmony Phase 9. (Application #A26-0028)
 - I. Site Development Plan Approval for a pavilion at the Savannah Quarters Country Club located at 8 Palladian Way in Savannah Quarters PUD, Phase 1 (revision to previously approved site plan #240023) (Application #A26-0117).
 - J. Site Development Plan Approval for renovations to existing buildings for Southern Tire Mart at 1490 E. U.S. Highway 80. (Application #A26-0124)

- K. Release of Performance Bond in amount of \$2,238,425.48 and Acceptance of Maintenance Bond in amount of \$382,778.00 and Sidewalk Performance Bond in amount of \$81,450.00 for Tract W Townhomes, at intersection of Cross Creek Drive and Anthem Mill Drive, Subject to City Attorney Approval (Project #A25-0158)

V. ADJOURNMENT