



# City of Helen

## Planning, Design and Review Board

P. O. Box 280

Helen, GA 30545



*The City of Helen is an equal  
opportunity provider and employer*

### Monday, February 17<sup>th</sup>, 2025 Planning and Design Review Board Agenda

706-878-2733—main

706-878-1655—fax

**PDRB Secretary:**

*Jonah Casper*

**PDRB Chairman:**

*da McAllister*

**Board Members:**

*David Greear*

*Randy Summers*

*Ralph Hofer*

*Bruce Pomeroy*

*Chris Williams*

*Dona K. Burke*

#### 1. Call meeting to order

#### 2. Approval of Agenda

#### 3. Conditional Use Application

- a. Jason Graham/Bed & Barley, LLC are requesting approval for a Conditional Use to be added to the recently rezoned property (5.02 acres, C-3) located on Main Street, parcel number HO4F 011. This property does not yet have a 911 address assigned to it. The property was recently rezoned from R-1 to C-3, and the City of Helen has newly adopted Conditional Uses to include short term rental units as well as an event center/space. These conditional uses are necessary for Bed & Barley to own and operate the proposed and approved event center to be constructed at the newly acquired property on Main Street. The event center will be used for gatherings such as weddings, parties, reunions, graduations, etc. With the cabins being used to support the events and guests of the establishment.

#### 4. Public Hearing

#### 5. Adjournment

# City of Helen

## Planning, Design and Review Board

P. O. Box 280

Helen, GA 30545



*The City of Helen is an equal  
opportunity provider and employer*



706-878-2733—main

706-878-1655—fax

**PDRB Secretary:**

*Jonah Casper*

**PDRB Chairman:**

*da McAllister*

**Board Members:**

*David Greear*

*Randy Summers*

*Ralph Hofer*

*Bruce Pomeroy*

*Chris Williams*

*Dona K. Burke*

### Monday, February 17<sup>th</sup>, 2025 Planning and Design Review Board Minutes (pg 1)

The PDRB met on Tuesday, February 17, 2025 at Helen City Hall with chairman Linda McAllister calling the meeting to order at 9:00 am. Board members present were Randy Summers and Bruce Pomeroy.

Approval of the agenda was motioned by Randy Summers with a second from Bruce Pomeroy. This motion was approved by all members present.

### **Conditional Use Hearing**

- a. Jason Graham/Bed & Barley, LLC requested approval for a conditional use for their recently rezoned property on Main Street. The uses applied for are an event center/space, and short-term rental cabins to support the space.

### **Public Hearing**

- a. Motion to move into the public hearing was made by Randy Summers and second by Bruce Pomeroy. During the public hearing, there were no comments from the public made regarding the conditional uses. A motion to come out of the hearing was made by Bruce Pomeroy with a second from Randy Summers. A motion to recommend the application for approval by the City Commission was made by Bruce Pomeroy with a second from Randy Summers. All of the aforementioned motions were voted in favor by all members present.

### **Adjournment**

- a. Motion to adjourn the meeting was made at 9:02 am by Randy Summers, with a second from Bruce Pomeroy. This motion was approved by all members present.



# City of Helen

## Planning, Design and Review Board

P. O. Box 280

Helen, GA 30545



*The City of Helen is an equal opportunity provider and employer*

### Monday, February 17<sup>th</sup>, 2025 Planning and Design Review Board Minutes (pg 2)

706-878-2733—main

706-878-1655—fax

**PDRB Secretary:**

*Jonah Casper*

APPROVED BY:

*LINDA McALLISTER*

2-25-25  
DATE

**PDRB Chairman:**

*da McAllister*

CHAIRPERSON:  
Linda McAllister

**Board Members:**

*David Greear*

*Randy Summers*

*Ralph Hofer*

*Bruce Pomeroy*

*Chris Williams*

*Dona K. Burke*

PREPARED BY:

*Jonah Casper*

2-25-25  
DATE

BUILDING AND ZONING ADMINISTRATOR:  
Jonah Casper