

# 100 Barrons Court Architectural Approval

 **Phillip Trocquet**  
Asst. Town Manager

Draft saved 4/8/2025

Application #	Planning Commission Date	Town Council Date
24TYR-CA0003	04/10/2024	N/A

## Application Details

Address	Owner	Parcel #
100 Barrons Court	MAP Equities LLC	0726 031
Zoning	Proposed Zoning	Future Land Use
C-2 (Highway Commercial)	N/A	Commercial Corridor
Surrounding Zoning	Site Improvements	Acreage
North: C-2, South: C-2, East: C-1, West, C-2	None	1.0

## Fayette County QPublic

Select to go to the Fayette County Tax Parcel Map



Fayette County Tax Map

## Street View Map

**Property**  
33.488127, -84.583759



## Summary & History

The applicant has submitted an application for an architectural approval and conceptual site plan for a two-suite 8,000 s.f. commercial building at 100 Barrons Court. The intended use for this building is as a dog grooming and day-boarding (doggie day

care) facility for the main suite. A tenant for the second suite has not yet been identified.

The building is located at the corner of St. Stephens Court, Barrons Court, and Senoia Road with frontage on each street. Both St. Stephens Court and Barrons Court are private drives with standard side-yard setbacks applying along these streets.

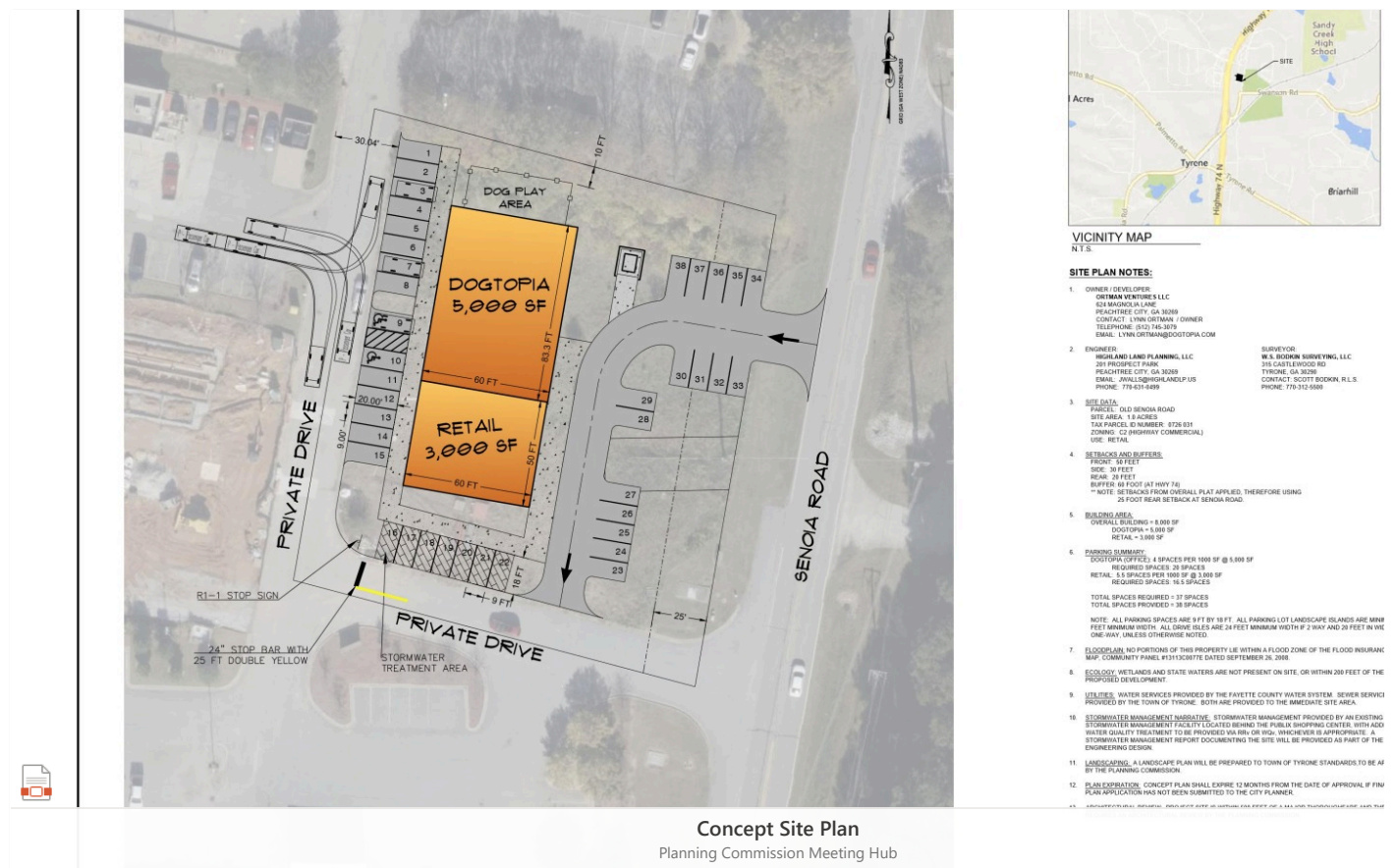
## Comprehensive Plan & Future Development Map Compatibility

This property lies within the Commercial Corridor character areas which encourages commercial development consistent with surrounding zoning that maintains a high standard of architecture, landscaping, and sign controls while maintaining traffic circulation throughout the development.

This submission is consistent with the Comp Plan's stated goals for the Commercial Corridor character area with a the proposed building matching this development strategy. Staff had some initial concerns regarding the parking directly adjacent to St. Stephens court. As a private road, the same requirements do not apply as to a public road, however turn movements, lane widths, and parking movements that pertain to parking lots would still apply. As such, staff requested that vehicular turning movements from adjacent business curb cuts be shown to demonstrate no conflict.

## Site and Architectural Documents (Scroll/Swipe to cycle. Click/Tap to Expand)

See all



1 of 4

## Ordinance Compatibility

Upon review, staff finds that the proposed architectural renderings are consistent with the Town's Overlay and Architectural Ordinance requirements. The building façade meets the 70% Type A material requirement, utilizing brick and glass as the primary materials. The selected colors for the building match the earthen tone requirement and surrounding buildings. The overall architectural style and quality are compatible with surrounding structures, and minimum site requirements, such as parking, have been satisfied. Final site plan submissions must include detailed landscaping and stormwater management plans.

## Staff Recommendation

Staff recommends approval of the Architectural Renderings and Concept Plan as submitted.

^ Supporting Documents & Resources

Dynamic Town Zoning Map



Use this map to search the address and view the surrounding zoning. Each zoning layer can be selected or de-selected in order to filter views.



Town of Tyrone Zoning Map

Document Downloads

See all

 Name	Modified	Modified By
 2025 Planning Commission Meetings	4 days ago	Phillip Trocquet