

STAFF REPORT | REVISED PLAT

155 Briarwood Final Plat

 Phillip Trocquet
Asst. Town Manager

9/18/2026 · 1 min read

Application #	Planning Commission Date	Town Council Date
26TYR-FPLAT-00003	09/24/2026	N/A

Application Details

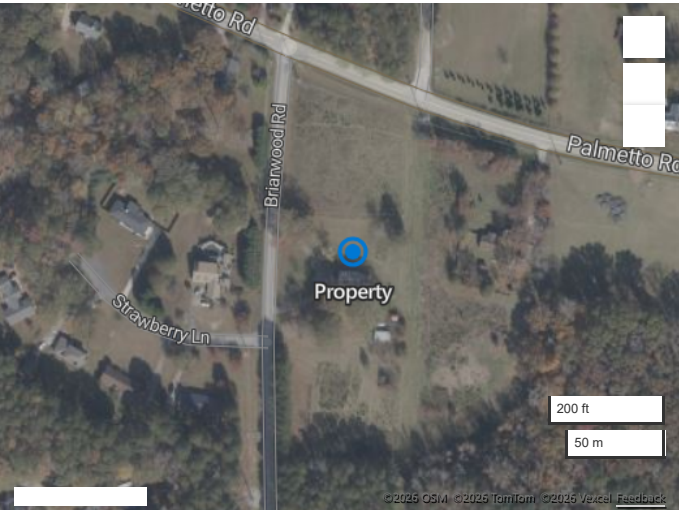
Address	Owner	Parcel #
155 Briarwood Road	Accent Property Solutions, LLC	0739 023
Zoning	Proposed Zoning	Future Land Use
R-12	N/A	Estate Residential
Surrounding Zoning	Site Improvements	Acreage
North: Unincorporated AR, South: R-12, East: Unincorporated, West, R-12	Existing Home	4.6

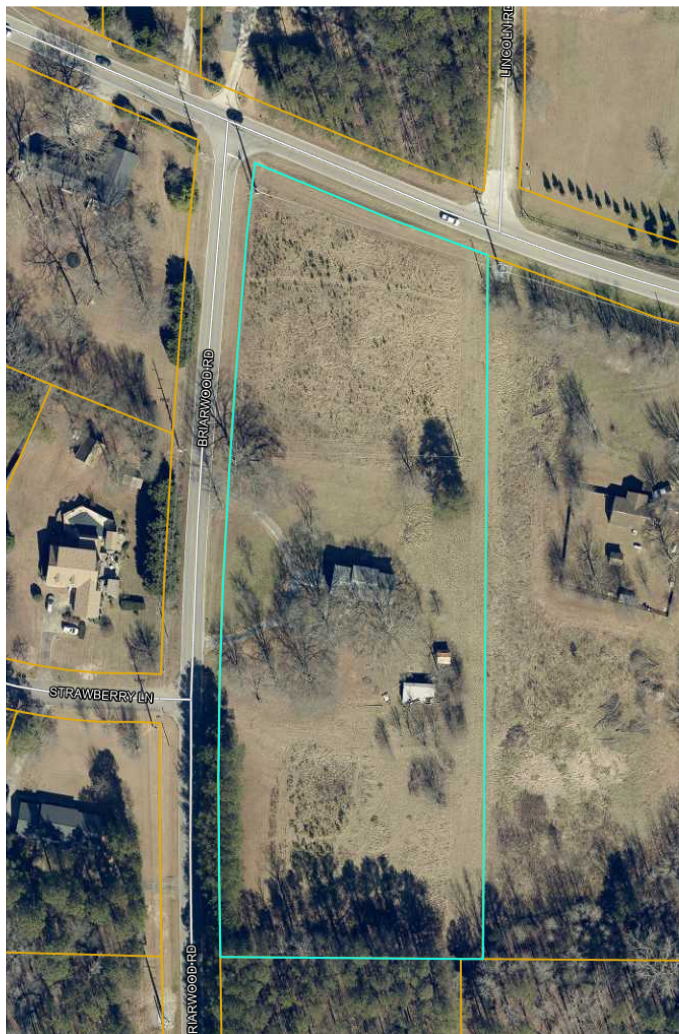
Fayette County QPublic

Select to go to the Fayette County Tax Parcel Map

155 Briarwood Road

Property
155 Briarwood Road, Tyrone, GA 30290





Fayette County Tax Map

Summary & History

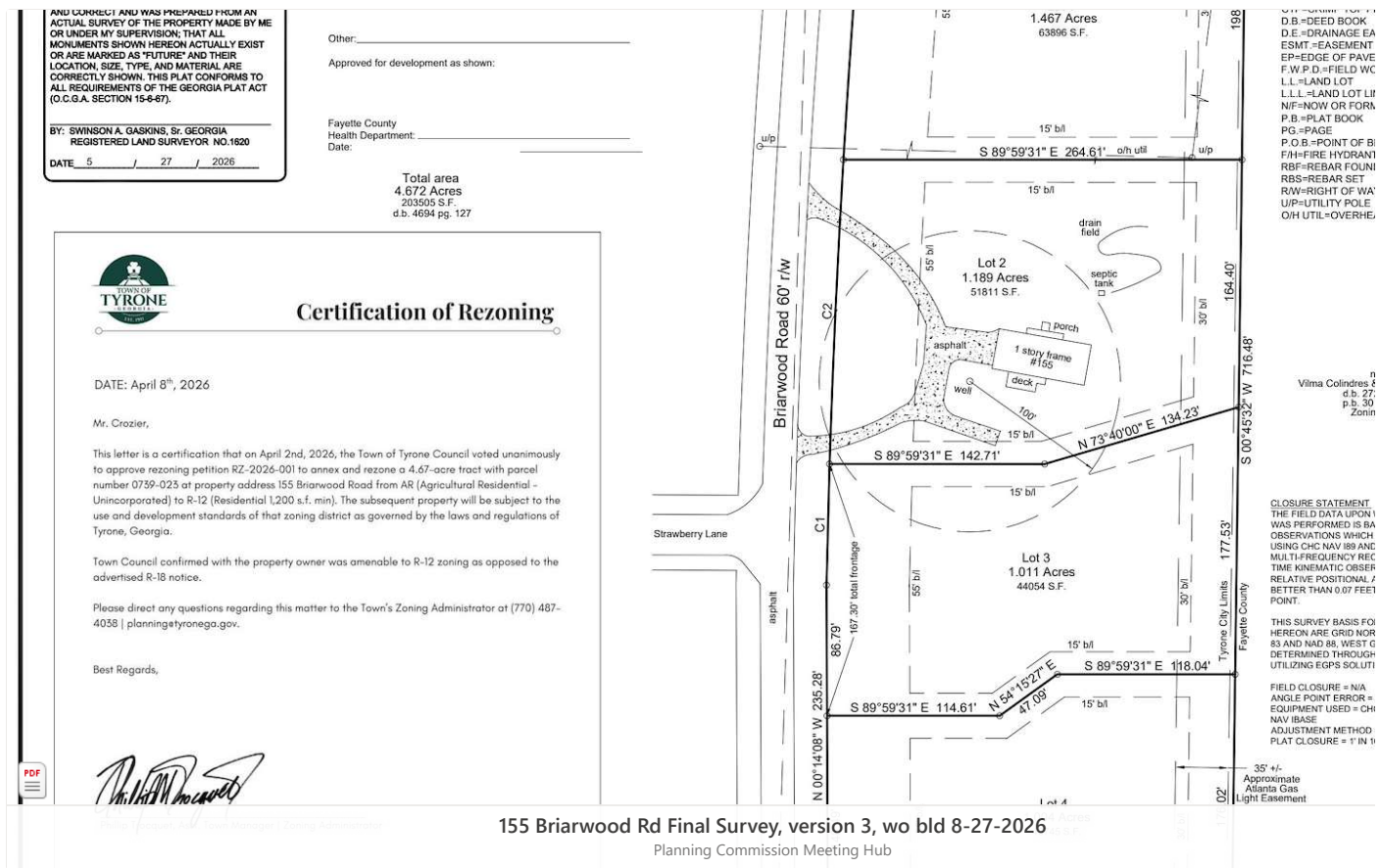
The applicant has submitted a plat to divide the existing 4.6-acre tract into 4 individual properties. This property was annexed and rezoned by Town Council on April 2nd, 2026 to R-12 zoning which matches the surrounding residential properties in the area.

Comprehensive Plan & Future Development Map Compatibility

This property lies within the Estate Residential Character area which encourages low-density single-family residential development on one-acre lots. The proposed lot split is consistent with this character area and with surrounding residential properties similarly positioned and built.

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

[See all](#)



Ordinance Compatibility

Upon TRC review, staff finds that the proposed plat is consistent with the Town's ordinances. Placement of any future curb-cuts, homes and accessory structures will be coordinated at the time of construction and will be required to follow all town ordinances.

Staff Recommendation

Staff recommends approval of the final plat.

^ 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 ▾

Edit in grid view Export to Excel Sync Create or upload

Name ▾	Modified ⓘ ▾	Modified By ▾
2025 Planning Commission Meetings	April 4, 2025	Phillip Trocquet
2026 Planning Commission Meetings	March 6	Phillip Trocquet
Town Planning Documents	April 9, 2025	Phillip Trocquet

See full library