PLANNING BOARD

March 11, 2025 – 6:00 PM

Effingham County Administrative Complex

804 South Laurel Street, Springfield GA 31329

Effingham County Georgia

Board of Commissioners

The Georgia Conflict of Interest in Zoning Action Statue (O.C.G.A. §§ 36-67A-1 et seq.) requires disclosure of certain campaign contributions made by applicants for rezoning actions and by opponents of rezoning application. A rezoning applicant or opponent of a rezoning application must disclose contributions or gifts which in aggregate total $250.00 or more if made within the last two years to a current member of Effingham County Planning Board, Board of Commissioners, or other Effingham County official who will consider the application. The campaign contribution disclosure requirement applies to an opponent of a rezoning application who publishes his or her opposition by appearance before the Planning Board or Board of Commissioners or by any other oral or written communication to a member or members of the Planning Board or Board of Commissioners. Disclosure must be reported to the Board of Commissioners by applicants within ten (10) days after the rezoning application is filed and by opponents at least five (5) days prior to the first hearing by the Planning Board. Any person knowing failing to comply with these requirements shall be guilty of a misdemeanor.

"Individuals with disabilities who require special needs to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities should contact the County Clerk at 912-754-2123 promptly to afford the County time to create reasonable accommodations for those persons."

****PLEASE TURN OFF YOUR CELL PHONE**

Agenda

Virtual Meeting Information:

Watch us live on our YouTube page:

https://www.youtube.com/channel/UC9wRzS6f2pHHZG3IgRk3OUQ

I. Call to Order- 6:00PM

II. Invocation

III. Pledge to the American Flag

IV. Agenda Approval- Consideration to approve agenda- ***Approved with changes***

V. Minutes- Consideration to approve 02/11/2025 Meeting Minutes. - ***Approved as written***

VI. Public Comments- Comments shall pertain to the agenda items only. Should you wish to make remarks, clearly state your full name into the microphone before commencing to speak.

VII. New Business- All items presented during this portion of the meeting will be presented at a future Board of Commissioners Meeting as a Public Hearing. *(04/01/2025)*

1. **[PUBLIC HEARING 01]-** ***Approved***

   Keith Lancaster requests to **rezone** +/- 1.8 out of 17.53 acres from **AR-1 to AR-2** to allow for permitted uses in AR-2. Located at 368 Boaen Road. **[Third District] [Map # 318 Parcel 7B]**

2. **[PUBLIC HEARING 02]-** ***Denied 4 to 1***

Justin Webb requests to **rezone** +/- 5.00 acres from **AR-1 to AR-2** to allow for permitted uses in AR-2. Located at 200 Clyo-Shawnee Road. **[Third District] [Map # 313 Parcel 3]**

3. [**PUBLIC HEARING 03]- *Approved***

   John E. Tucker as agent for Laverne Moore requests to **rezone** +/- 10 acres from **AR-1 to AR-2** to allow for permitted uses in AR-2. Located at 174 Holly Drive. **[First District] [Map # 302 Parcel 53]**

4. **[PUBLIC HEARING 04]- *Approved with conditions***

   Aaron Jarman as agent for Sagar Patel requests to **rezone** +/- 2 out of 56.73 acres from **AR-1 to AR-2** to allow for permitted uses in AR-2. Located at 206 White Branch Road. **[Fourth District] [Map # 393 Parcel 7]**

5. **[PUBLIC HEARING 05]-*Postponed to 4/8/25***

   Manning Graham requests to **rezone** +/- 33.5 acres from **AR-1 to LI** to allow for industrial uses. Located on Old Augusta Road. **[Fifth District] [Map # 476 Parcel 4E]**

VIII. Adjournment- 6:48PM