



117 Putnam Drive, Suite A ♦ Eatonton, GA 31024

Agenda

Tuesday, October 15, 2019 ♦ 6:30 PM

Putnam County Administration Building – Room 203

Opening

1. Welcome - Call to Order
2. Invocation
3. Pledge of Allegiance (TA)

Zoning Public Hearing

4. Request by Joe and Teresa Huey to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2 [Map 074, Parcel 044, District 2] (staff-P&D)
5. Request by Jack J. Minchey Sr. to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2 [Map 095, Parcel 032, District 2] (staff-P&D)
6. Request by James P. Key to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1 [Map 110D, Parcel 045, District 3] (staff-P&D) **REQUEST TO WITHDRAW WITHOUT PREJUDICE**
7. Request by James P. Key to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1 [Map 110D, Parcel 046, District 3] (staff-P&D) **REQUEST TO WITHDRAW WITHOUT PREJUDICE**
8. Request by James P. Key to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1 [Map 110D, Parcel 047, District 3] (staff-P&D) **REQUEST TO WITHDRAW WITHOUT PREJUDICE**
9. Request by James P. Key to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1 [Map 110D, Parcel 049, District 3] (staff-P&D) **REQUEST TO WITHDRAW WITHOUT PREJUDICE**

Regular Business Meeting

10. Public Comments
11. Approval of Agenda
12. Consent Agenda
 - a. Approval of Minutes - October 4, 2019 Regular Meeting (staff-CC)
 - b. Approval of Minutes - October 4, 2019 Executive Session (staff-CC)
 - c. Ratification of Appointments to the 2020 Census Complete Count Committee (BW)

Reports/Announcements

13. County Manager Report
14. County Attorney Report
15. Commissioner Announcements

Closing

16. Adjournment

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance of the meeting at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item Attachment Documents:

4. Request by Joe and Teresa Huey to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2 [Map 074, Parcel 044, District 2] (staff-P&D)

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling the ADA Compliance Officer at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #4.

Request by Joe and Teresa Huey to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

The applicants are requesting to rezone 14.81 acres in order to cut out 5 acres for their son and his family. They stated that their son is moving back to help maintain the property and look after them. The Putnam County Code of Ordinances Section 66-73(a) states that the minimum lot size for AG-1 zoning district is 20 acres. The lot is a non-conforming 14.81 AG-1 lot and cannot be divided into smaller parcels. The minimum lot size for the proposed AG-2 zoning district is 5 acres and will give the applicants the best use of their property. It will allow the applicants to cut out 5 acres for their son and still preserve agricultural use. The rezoning to AG-2 will not cause any excessive or burdensome use of public facilities or services and will promote a reasonable balance between the promotion of the public health, safety and reasonable use of the subject property. The proposed use is consistent with the stated purpose of the AG-2 district and will not adversely affect the existing use, value or usability of adjacent or nearby properties.

Staff recommendation is for approval to rezone 14.81 acres at 169 Denham Road [Map 074, Parcel 044, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission’s recommendation is for approval to rezone 14.81 acres at 169 Denham Road [Map 074, Parcel 044, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

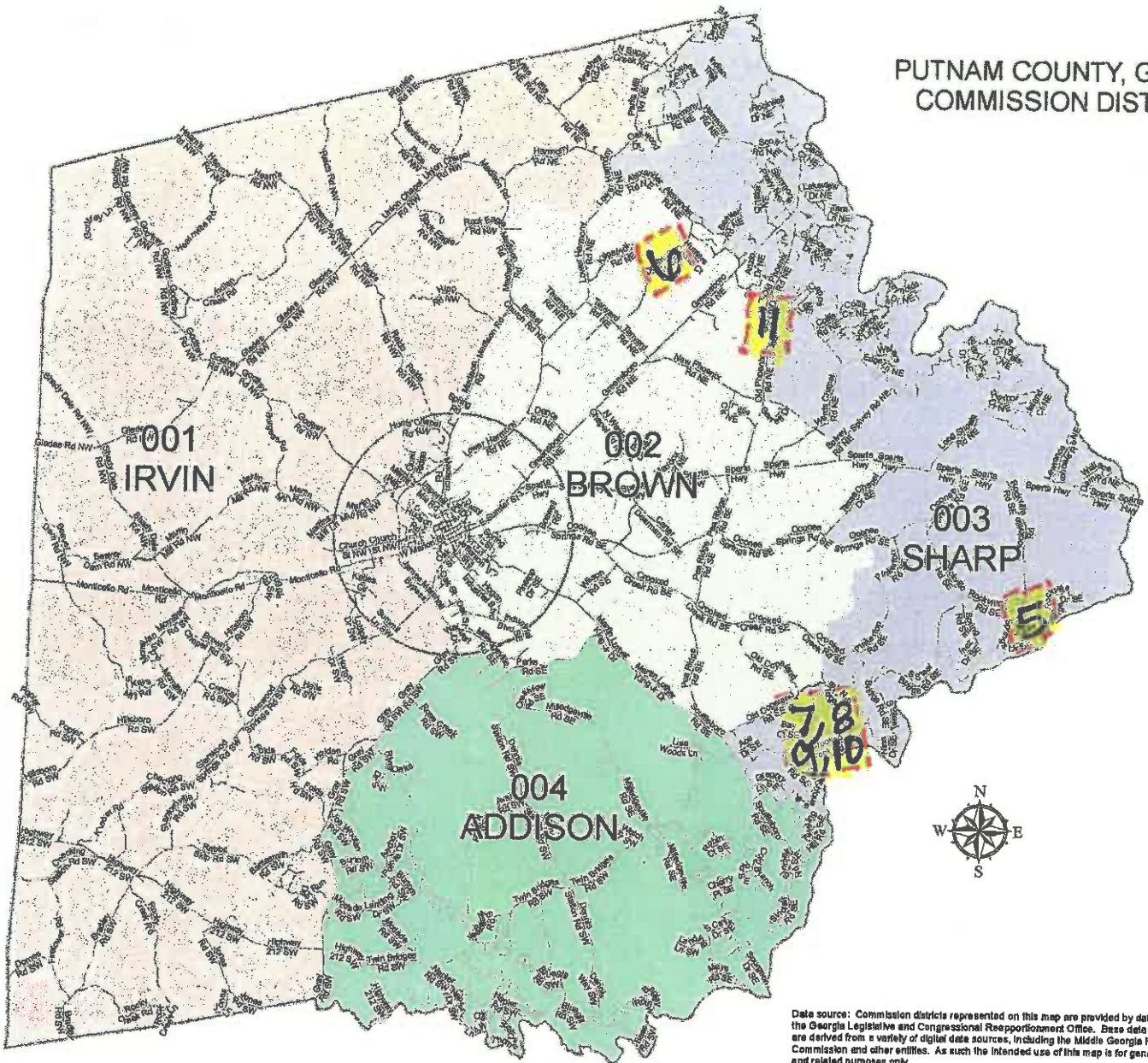
Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. **[Map 074, Parcel 044, District 2]. * Mrs. Huey** represented this request. She stated that they would like to rezone their property so that their

son can place a home next to them and help care for her and her husband. **Chairman Marshall** asked if they were cutting out 5 acres. **Mrs. Huey** confirmed. No one spoke in opposition of this request.

Staff recommendation is for approval to rezone 14.81 acres at 169 Denham Road [Map 074, Parcel 044, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

Motion to approve the request by **Joe and Teresa Huey** to rezone 14.81 acres from AG-1 to AG-2 at 169 Denham Road with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances made by Member Farley, Seconded by Member Pierson
Voting Yea: Chairman Marshall, Member Farley, Member Pierson

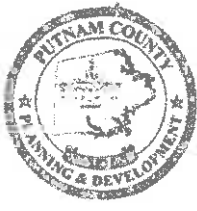


Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,697.28' SCALE RATIO: 1:68,367.34 DATE: JUNE 2018

5. Request by **Chris & Heather Willis**, agents for **Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2]. *

Item #4.



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024

Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO 00983

DATE: 5-24-19

MAP 074

PARCEL 044

1. Name of Applicant: Joe and Teresa Huey

2. Mailing Address: 169 Denham Rd.

3. Phone: (home) _____ (office) _____ (cell) 706-476-0420

4. The location of the subject property, including street number, if any: 169 Denham track P.

5. The area of land proposed to be rezoned (stated in square feet if less than one acre):
14.81 Acres

6. The proposed zoning district desired: AG-2

7. The purpose of this rezoning is (Attach Letter of Intent)
see attached letter

8. Present use of property: Cattle AG-1 Desired use of property: Residential

9. Existing zoning district classification of the property and adjacent properties:
Existing: AG-1
North: AG-1 South: AG-1 East: AG-1 West: AG-1

10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.

11. Legal description and recorded plat of the property to be rezoned.

12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan. See concept plan insert.): _____

13. A detailed description of existing land uses: Agricultural use

14. Source of domestic water supply: well , community water _____, or private provider _____. If source is not an existing system, please provide a letter from provider.

- 15. Provision for sanitary sewage disposal: septic system , or sewer . If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.
- 16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).
- 17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)
- 18. Proof that property taxes for the parcel(s) in question have been paid.
- 19. Concept plan. If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)
- 20. Impact analysis. If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)

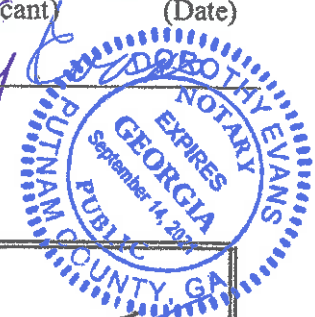
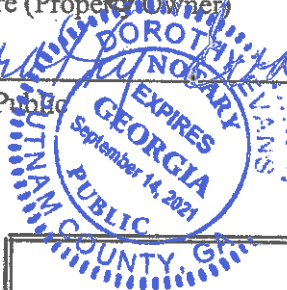
THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

Jan V. Blum *Jessie Blum*
 Signature (Property Owner) (Date)

Jessie Blum *Jessie Blum* 5-28-2019
 Signature (Applicant) (Date)

Dorothy Evans
 Notary Public

Dorothy Evans
 Notary Public



Office Use	
Paid: \$ <u>250.00</u> (cash) _____ (check) _____ (credit card) _____	
Receipt No. <u>32814</u>	Date Paid: _____
Date Application Received: <u>6-19-19</u>	
Reviewed for completeness by: <u>[Signature]</u>	
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024

Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

DISCLOSURE OF APPLICANT'S CAMPAIGN CONTRIBUTION

The *Putnam County Code of Ordinances*, Section 66-167(c) states as follows:

“When any applicant or his attorney for a rezoning action has made, within two years immediately preceding the filing of that applicant’s application for the rezoning action, campaign contributions aggregating \$250.00 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:

- a. The name and official position of the local government official to whom the campaign contribution was made; and
 - b. The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.
- The disclosures required by this section shall be filed within ten days after an application for the rezoning action is first filed.”

1. Name: Teresa Huey

2. Address: 169 Hen Ham

3. Have you given contributions that aggregated \$250.00 or more within two years immediately preceding the filing of the attached application to a candidate that will hear the proposed application? Yes No If yes, who did you make the contributions to? _____

Signature of Applicant: Teresa Huey

Date: 5 / 24 / 2019

DOC# 001507
FILED IN OFFICE
4/22/2019 04:31 PM
BK:947 PG:539-540
SHEILA H. PERRY
CLERK OF COURT
PUTNAM COUNTY

Sheila H. Perry

REAL ESTATE TRANSFER
TAX PAID: \$160.00

PT61-117-2019-000524

Return to: Huskins Law Firm LLC, 114 1/2 West Marion Street, Eatonton, Georgia 31024

EXECUTOR'S DEED

STATE OF GEORGIA
COUNTY OF PUTNAM

THIS INDENTURE, Made this the 22nd day of April in the year of Our Lord Two Thousand Nineteen (2019), between **SANDRA H. TURK**, as **Executrix of the Last Will and Testament of VILLA FOSTER LITTLE**, late of said State of Georgia, deceased, of the First Part (hereinafter called "Grantor") and **JOE V. HUEY AND TERESA A. HUEY**, of the State of Georgia of the Second Part (hereinafter called "Grantee"); the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits:

WITNESSETH: That the said Grantor, acting under and by virtue of the power and authority contained in the said Will, the same having been duly probated and recorded in the Court of Probate of Putnam County, Georgia, for and in consideration of the sum of **OTHER GOOD AND VALUABLE CONSIDERATION AND TEN AND 00/100 (\$10.00) DOLLARS** In hand paid, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has bargained, sold and by these presents does remise, convey and forever QUIT-CLAIM unto the said Grantee, the following property:

All that tract or parcel of land lying and being in the County of Putnam, State of Georgia, consisting of Tract "C" containing 14.807 acres, more particularly described by that certain plat of survey prepared by Charles William (Chuck) Roberts, Registered Land Surveyor No. 1852, dated July and August, 1977, recorded in Plat Book 8, Page 123, in the Office of the Clerk of Putnam County Superior Court. Said plat of survey and record thereof are by reference made a part hereof for a more accurate description of said property.

PRIOR DEED REFERENCE: This is that same property described in a Warranty Deed to Villa Mae Holder Little dated August 19, 1977, and recorded in Deed Book 4-Q, Page 540, said records.

S.T.

Item #4.

d

This property is conveyed subject to all easements, covenants, permits, restrictions, agreements, right of ways, reservations, zoning ordinances, permits, governmental regulations and all matters of record affecting subject property.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever, IN FEE SIMPLE: in as full and ample a manner as the same was held, possessed and enjoyed, or might have been held, possessed and enjoyed, by the said deceased.

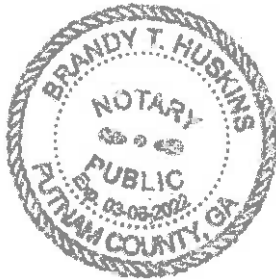
IN WITNESS WHEREOF, Grantor herein has hereunto set her hand and seal, the day and year first above written.

Signed, sealed, and delivered
in the presence of:

Georgia Huskins
Witness

Sandra H. Turk, Executrix (SEAL)
Sandra H. Turk, as Executrix of the
Last Will and Testament of Villa Foster Little,
deceased

Brandy T. Huskins
Notary Public



Handwritten mark

My name is Teresa Huey. We own 14.81 acres at 169 Denham Rd. We would like to place an additional house on the property for my son. My husband has COPD and has to use oxygen and can't maintain the yard. Our soon would be in close proximity and would help us in the caretaking of my husband, as well as the property. The property is currently zoned AG-1 and we would like to rezone it to AG-2. After the property is rezoned, we would like to cut out 5 acres so that my son can have a separate dwelling unit.

Teresa Huey

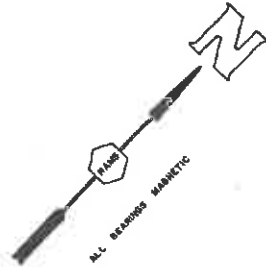
RCUP 2019 SEP 9

[Signature]

Recorded August 15, 1977

Allyette W. Cardwell, P.C.S.C.

123

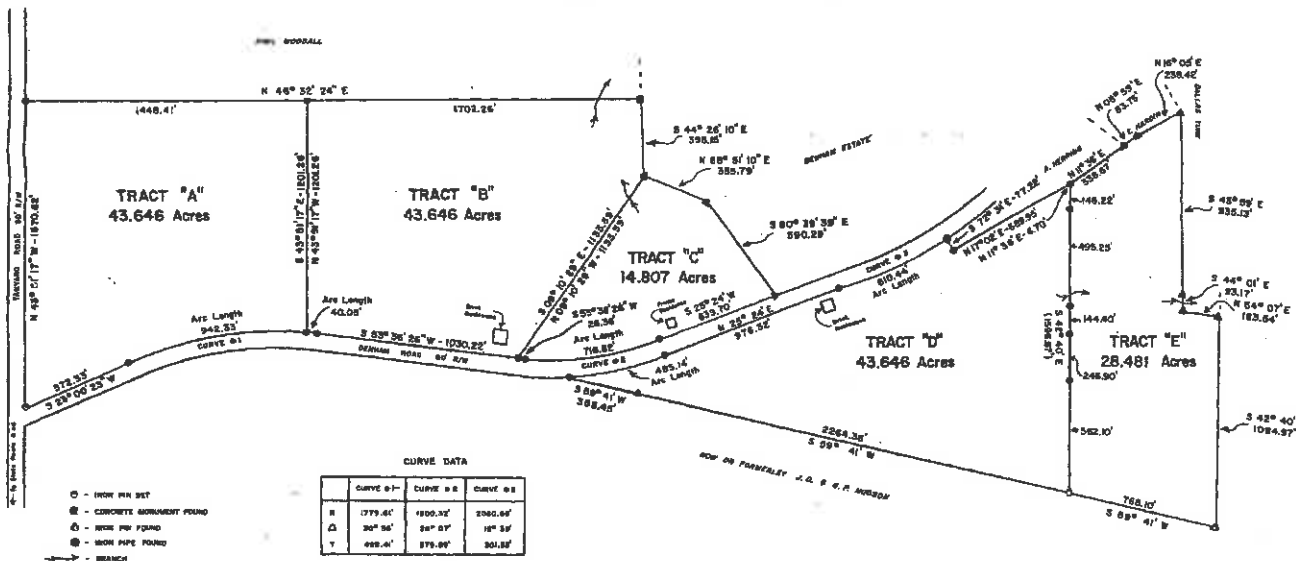


DIVISION OF
RUFUS HOLDER ESTATE
ASHBANK (389) G.M.D.
PUTNAM COUNTY, GEORGIA



1" = 400'

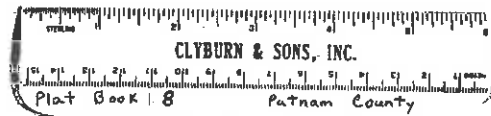
SURVEYED: JULY 6 AUGUST, 1977



CURVE DATA

	CURVE #1	CURVE #2	CURVE #3
R	1779.41'	1900.32'	1960.64'
Δ	30° 00'	20° 00'	10° 00'
T	440.41'	379.00'	301.50'

- - IRON PIN SET
- - CONCRETE MONUMENT FOUND
- ⊙ - IRON PIPE FOUND
- ⊙ - IRON PIPE FOUND
- - BRANCH



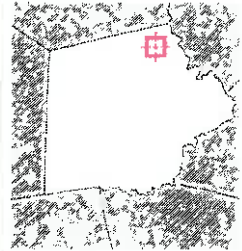
RECEIVED JUN 19 2008

Item #4.







Shirley B. Cardwell 15-24-19



Overview



Legend

-  City Limit
-  Parcels
-  Parcel Numbers
- Zoning**
-  A-1 CITY
-  A-1 and AG-1
-  AG-1
-  AG-2
-  C-1
-  C-1 CITY
-  C-2
-  C-2 CITY
-  C-2 PUD
-  I-1 CITY
-  I-2 CITY
-  I-M
-  MHP
-  PUBLIC
-  PUBLIC CITY
-  R-1 CITY
-  R-2 CITY
-  R-3 CITY
-  R-4 CITY
-  R-1
-  R-1R
-  R-2
-  RM-1
-  RM-2
-  RM-3
-  VILLAGE
- Roads**

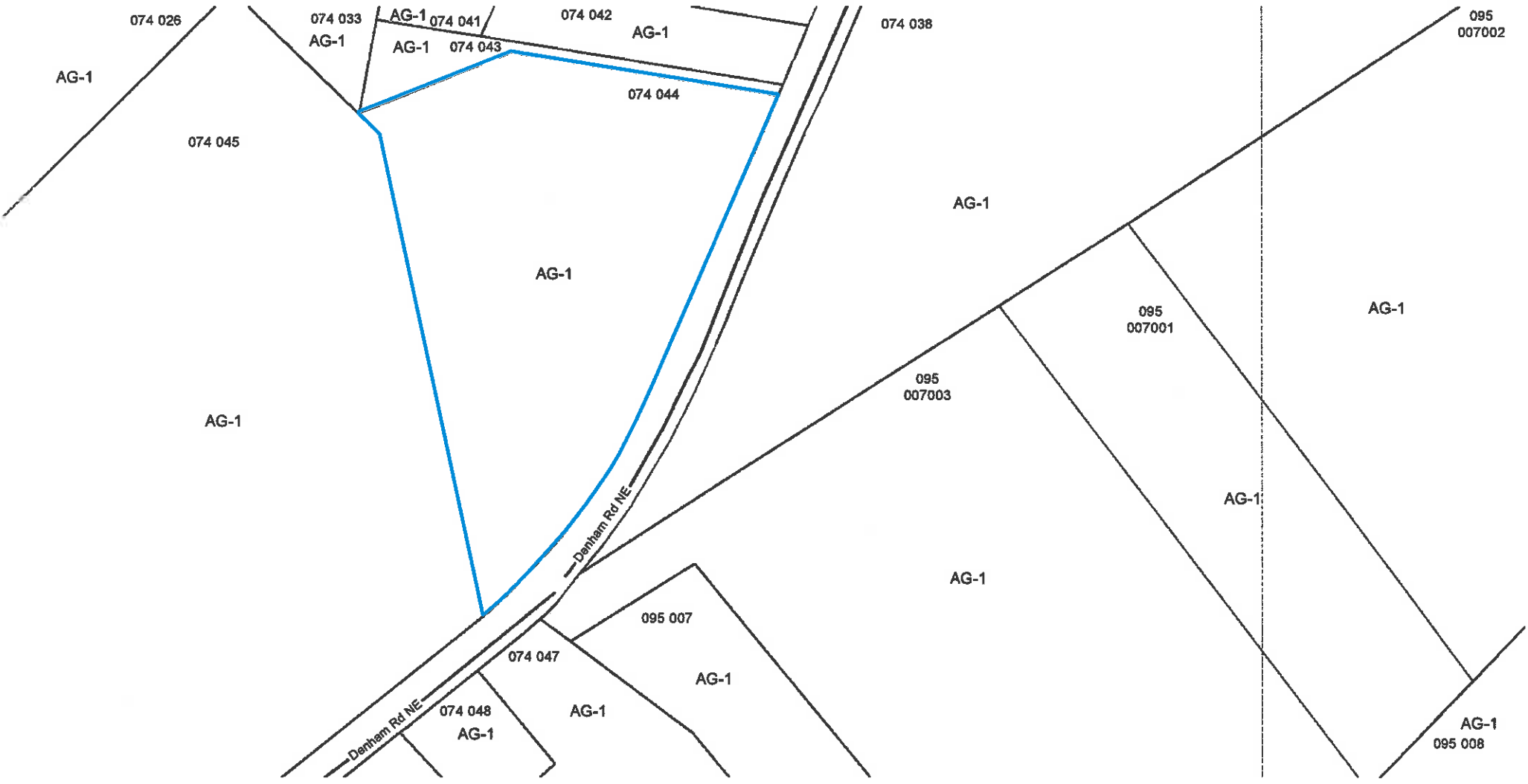


Parcel ID 074 044
 Class Code Residential
 Taxing District PUTNAM
 PUTNAM
 Acres 14.81

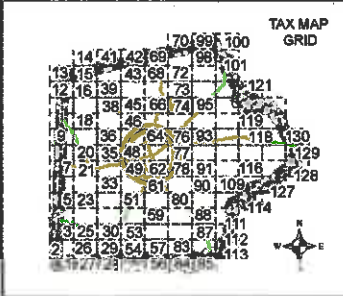
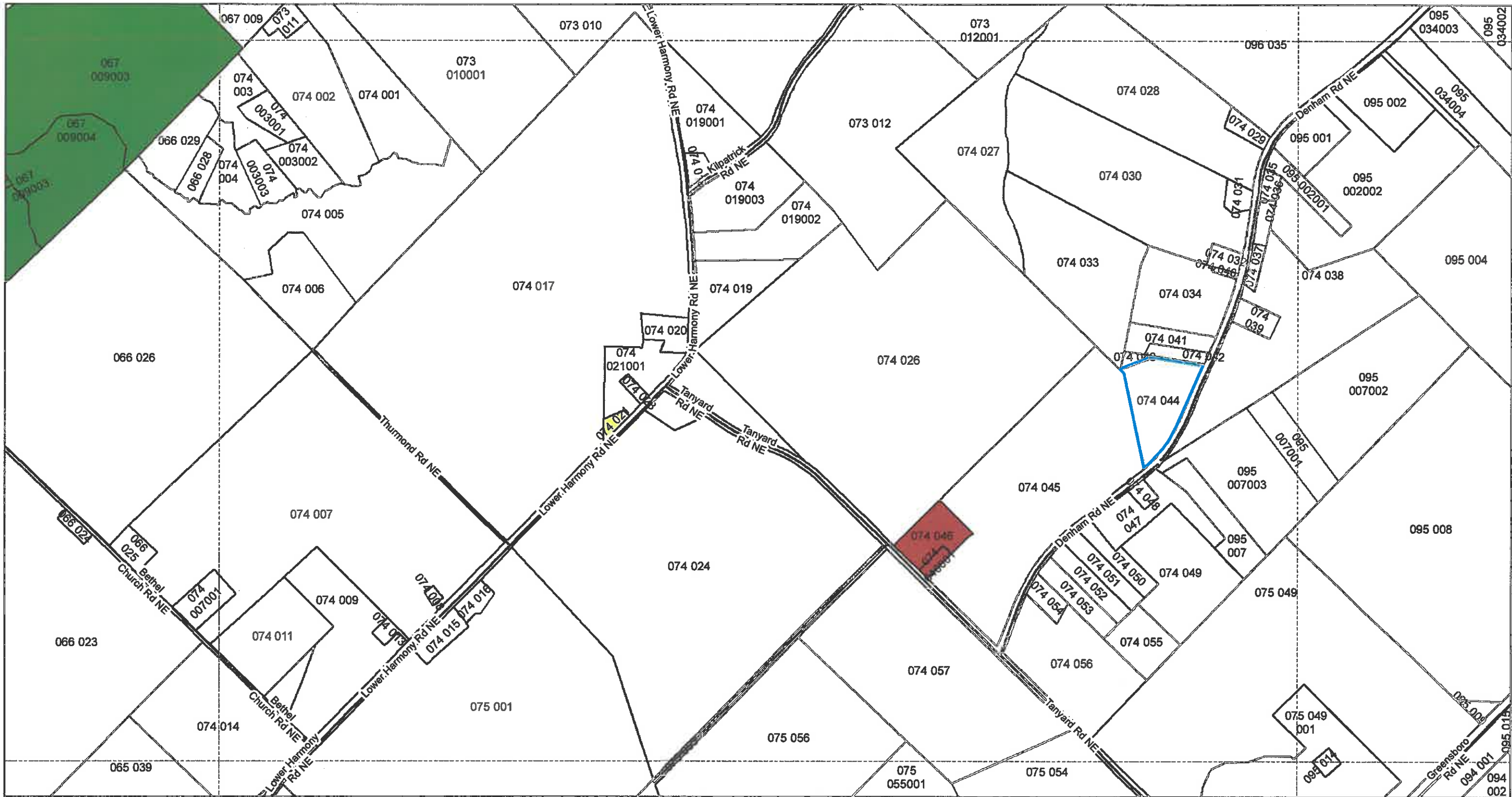
Owner HUEY JOE V & TERESA A
 169 DENHAM ROAD
 EATONTON GA 31024
 Physical Address 169 DENHAM RD
 Assessed Value Value \$132277
 Land Value Value \$74050
 Improvement Value \$856

Last 2 Sales			
Date	Price	Reason	Qual
5/6/2019	0	FS	U
4/22/2019	\$160000	FM	Q

Item #4.



Item #4.



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

GEOGRAPHIC FEATURE LEGEND					
No Code	AG-1	AG-1 CITY	AG-2	C-1	C-1 CITY
C-2	C-2 CITY	C-2	I-M	IND-1 CITY	IND-2
IND-2 CITY	MHP	PUBLIC	PUBLIC CITY	R - 1 CITY	R-1
R - 2 CITY	R-1R	R - 3 CITY	R-2	R - 4 CITY	RM-1
RM-2	RM-3	VILLAGE			

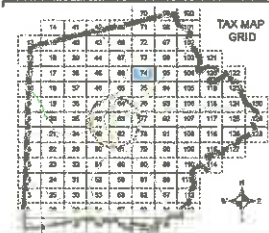
Item #4.

MGRC
IT GIS Services
Middle Georgia Regional Commission
175 Emory Hwy
Suite C
Macon, Georgia 31217
(478) 751-6180
(478) 751-6517
Web: www.middlegeorgia.org
Email: it@mg-rc.org

PUTNAM COUNTY, GEORGIA
ZONING MAPS

MAP 074

MAP SCALE: 1" = 1,047.5' SCALE RATIO: 1:12,570 DATE: JULY 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel Hooks

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant

MGRC
IT GIS Services
Middle Georgia Regional Commission
175 Emory Hwy
Suite C
Macon, Georgia 31217
(478) 751-6100
(478) 751-6517
Web: www.mgarc.org
Email: mg@mgarc.org

**PUTNAM COUNTY, GEORGIA
FUTURE LAND USE MAPS**

MAP 074

MAP SCALE: 1" = 400' SCALE RATIO: 1:4,800 DATE: JULY 2019

Item #4.

Item Attachment Documents:

5. Request by Jack J. Minchey Sr. to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2 [Map 095, Parcel 032, District 2] (staff-P&D)

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #5.

Request by Jack J. Minchey Sr. to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. **[Map 095, Part of Parcel 032, District 2]**. * The applicant is requesting to rezone 9.33 acres with the intention of sell the remaining acreage. The 9.33 acres must be rezoned due to the minimum acreage for AG-1 property being 20 acres as stated in the Putnam County Code of Ordinances Section 66-73(a). In order to cut out the 9.33 acres, the acres must be rezoned to a conforming zoning district. The applicant has requested to rezone the 9.33 acres to the AG-2 zoning district. The minimum acreage in the AG-2 zoning district is 5 acres as stated in the Putnam County Code of Ordinances Section 66-76(a). The remaining 28.6 acres will remain in the AG-1 zoning district, meeting the minimum acreage requirements. The Future Land use map for this parcel is agricultural use and is consistent with the proposed use. The rezoning to AG-2 will not cause any excessive or burdensome use of public facilities or services and will promote a reasonable balance between the promotion of the public health, safety and reasonable use of the subject property. The proposed use will not adversely affect the existing use, value or usability of adjacent or nearby properties.

Staff recommendation is for approval to rezone 9.33 acres at 437 Old Phoenix Road [Map 095, Part of Parcel 032, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission’s recommendation is for approval to rezone 9.33 acres at 437 Old Phoenix Road [Map 095, Part of Parcel 032, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

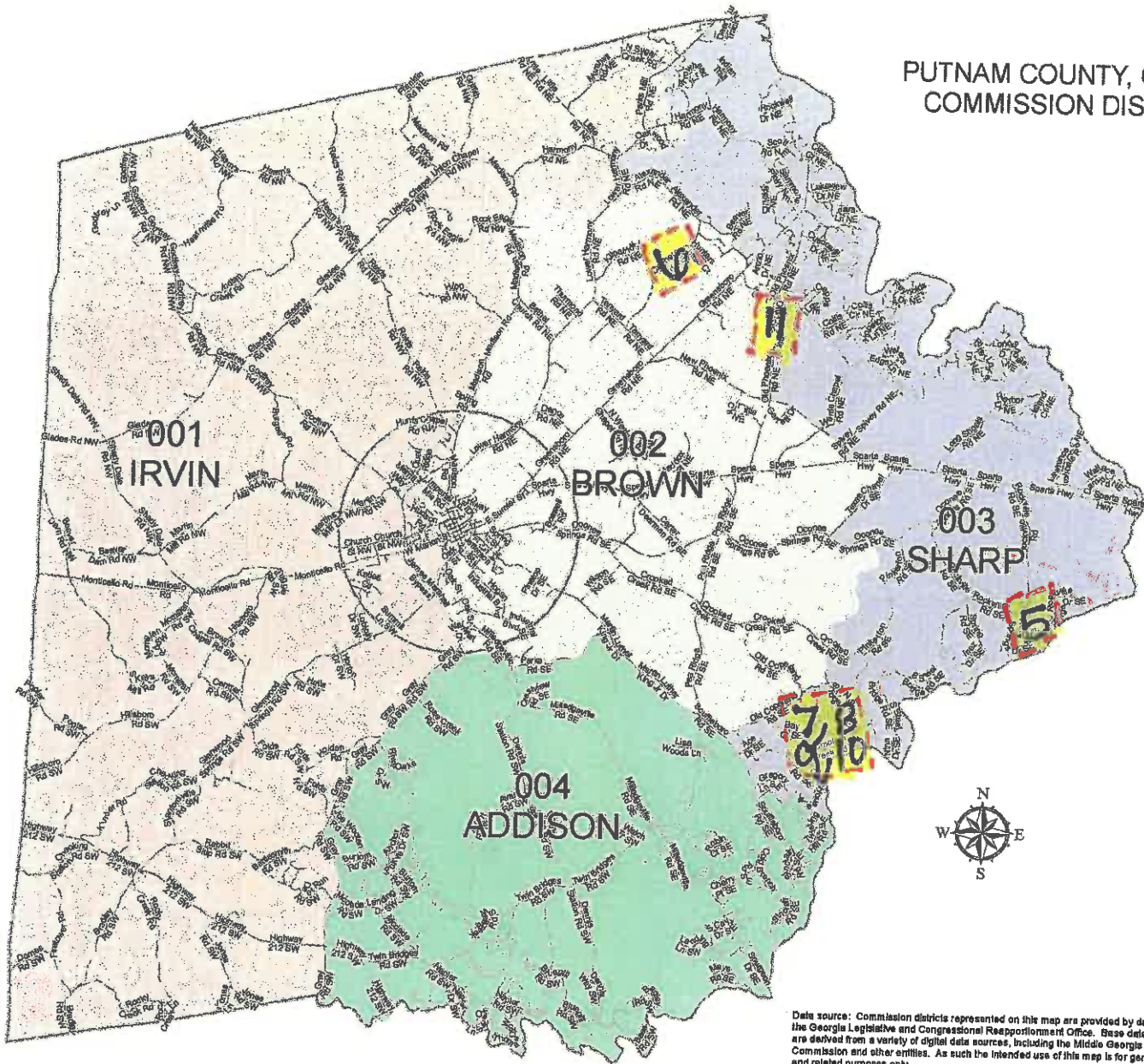
Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. **[Map 095, Part of Parcel 032, District 2]. * Mr. Minchey** represented this request. He stated that he wants to sell his 28.6-acre tract and keep the remaining 9.33 acres and combine it with his home property. No one spoke in opposition of this request.

Staff recommendation is for approval to rezone 9.33 acres at 437 Old Phoenix Road [Map 095, Part of Parcel 032, District 2] from AG-1 to AG-2 with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances.

Motion to approve the request by Jack J. Minchey, Sr. to rezone 9.33 acres from AG-1 to AG-2 at 437 Old Phoenix Road with the following condition: (1) this rezoning shall be conditioned upon the resurveying and recordation of the plat as stated in Section 66-165 (e)(3) of the Putnam County Code of Ordinances made by Member Farley, Seconded by Member Pierson
Voting Yea: Chairman Marshall, Member Farley, Member Pierson



Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,897.28' SCALE RATIO: 1:68,867.34 DATE: JUNE 2019

5. Request by **Chris & Heather Willis**, agents for **Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2]. *

Item #5.



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024

Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO. 2019-01379

DATE: 9/6/19

MAP 95

PARCEL 32

DISTRICT 2 ✓

1. Name of Applicant: JACK J. MINCHEY SR

2. Mailing Address: 437 Old PHOENIX Rd Eatonton

3. Phone: (home) N/A (office) 706-473-0431 (cell) 706-473-0431

4. The location of the subject property, including street number, if any: 437 Old PHOENIX Rd

5. The area of land proposed to be rezoned (stated in square feet if less than one acre):
38.59

✓ 6. The proposed zoning district desired: AG-1-AG-2

7. The purpose of this rezoning is (Attach Letter of Intent)

8. Present use of property: Timber Production Desired use of property: SAME

9. Existing zoning district classification of the property and adjacent properties:
Existing: A-6-1
North: A-6-1 South: A-6-1 East: A-6-1 West: A-6-1

10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.

11. Legal description and recorded plat of the property to be rezoned.

12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan. See concept plan insert.):

13. A detailed description of existing land uses: Timber Production - Recreation

14. Source of domestic water supply: well , community water , or private provider . If source is not an existing system, please provide a letter from provider.

15. Provision for sanitary sewage disposal: septic system , or sewer _____. If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.

✓ 16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).

17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)

18. Proof that property taxes for the parcel(s) in question have been paid.

19. Concept plan.

- If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)
- A concept plan may be required for commercial development at director's discretion

20. Impact analysis.

- If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)
- An Impact analysis (including a traffic study) is required when rezoning from residential zoned or used property to commercial or industrial districts.

THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

Jack J. Munchy Jr.
Signature (Property Owner) _____ (Date) _____

Signature (Applicant) _____ (Date) _____

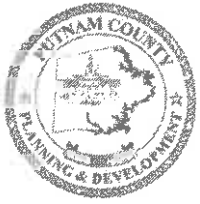
Betty M. McElhenry
Notary Public


Notary Public

Office Use	
Paid: \$ <u>500.00</u> (cash) _____ (check) <u>4595</u> (credit card) _____	
Receipt No. <u>39147</u>	Date Paid: <u>9-9-19</u>
Date Application Received: <u>9-9-19</u>	
Reviewed for completeness by: _____	
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____

RCUD 2019 SEP 9

2



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024

Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

DISCLOSURE OF APPLICANT'S CAMPAIGN CONTRIBUTION

The *Putnam County Code of Ordinances*, Section 66-167(c) states as follows:

“When any applicant or his attorney for a rezoning action has made, within two years immediately preceding the filing of that applicant’s application for the rezoning action, campaign contributions aggregating \$250.00 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:

a. The name and official position of the local government official to whom the campaign contribution was made; and

b. The dollar amount and description of each campaign contribution made by the applicant to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution. The disclosures required by this section shall be filed within ten days after an application for the rezoning action is first filed.”

1. Name: JACK J MINCKEY SR

2. Address: 437 Old Phoenix Rd
Eatonton GA 31024

3. Have you given contributions that aggregated \$250.00 or more within two years immediately preceding the filing of the attached application to a candidate that will hear the proposed application? _____ Yes No _____ If yes, who did you make the contributions to? _____

Signature of Applicant: JACK J MINCKEY SR
Date: 9 / 8 / 19

REC'D 2019 SEP 9

RUSSELL W. WALL
LAW OFFICE OF RUSSELL W. WALL, LLC
122 NORTH MAIN STREET, SUITE B
GREENSBORO, GEORGIA 30642
(706) 453-0089
FILE NO.: Minchey, Jack / 0001

WARRANTY DEED

THIS INDENTURE is made and entered into as of the 29th day of **October, 2018**, by and between **LAZARUS INVESTMENTS, LLC**, a Georgia limited liability company, Grantor, and **JACK J. MINCHEY, SR., AS TRUSTEE OF THE JACK J. MINCHEY, SR., REVOCABLE TRUST DATED DECEMBER 21, 2017**, Grantee.

WITNESSETH

That the said Grantor, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee the following described property:

Tract I:

That tract or parcel of land lying in the 389th GMD, Putnam County, Georgia, the same containing 195.95 acres, more or less, as described by plat recorded in Plat Book 2, page 95; less and except 4.9 acres, more or less, as described in that deed recorded in Deed Book 3-V, pages 673-676; and two parcels, one containing 0.16 acre, and the other containing 0.54 acre, both described in that deed recorded in Deed Book 3-Y, pages 112; less and except 37.68 acres, more or less, as described in that deed recorded in Deed Book 230, page 140; less and except 30.90 acres, more or less, as described in that deed recorded in Deed Book 310, page 470; less and except 2.13 acres, more or less, as described on that plat recorded in Plat Book 21, page 234.

LESS AND EXCEPT:

All that tract or parcel of land, lying in Land Lot 302, 3rd Land District, 308 G.M.D., Putnam County, Georgia, containing 30 acres, more or less, as shown on that certain plat of survey prepared by Robert H. Harwell, RLS Number 1683, dated February 8, 2012, and recorded in Plat Book 33, Page 94A, Putnam County, Georgia records.

Also conveyed herewith is a 30 foot ingress egress easement from Old Phoenix Road to the property hereinabove described over the lands of Grantors. Said easement is shown on the above described survey.

The property herein conveyed is part of that tract or parcel conveyed from Jack Minchey, Sr. to Jack Minchey, Sr. and Jack Minchey, Jr. by warranty deed dated June 21, 2011, recorded in Deed Book 725, Pages 213 to 215, Putnam County, Georgia records, and part of that tract or parcel conveyed from Hobert N. Ralston by warranty deed dated February 5, 1996, recorded in Deed Book 196, Pages 216 to 217, Putnam County, Georgia records.

ALSO LESS AND EXCEPT:

Item #5.

NOV 20 18 5:14 PM

All that tract or parcel of land, lying in Land Lot 302, 3rd Land District, 308 G.M.D., Putnam County, Georgia, containing 40.05 acres, more or less, as shown on that certain plat of survey prepared by Robert H. Harwell, RLS Number 1683, dated December 30, 2013, and recorded in Plat Book 34, Page 107, Putnam County, Georgia records.

Also conveyed herewith is a 60 foot ingress egress easement from Old Phoenix Road to the property hereinabove described over the lands of Grantors. Said easement is shown on the above described survey.

The property herein conveyed is part of that tract or parcel conveyed from Jack Minchey, Sr. to Jack Minchey, Sr. and Jack Minchey, Jr. by warranty deed dated June 21, 2011, recorded in Deed Book 725, Pages 213 to 215, Putnam County, Georgia records, and part of that tract or parcel conveyed from Hobert N. Ralston by warranty deed dated February 5, 1996, recorded in Deed Book 196, Pages 216 to 217, Putnam County, Georgia records.

Tax Map / Parcel I.D. No. 095 032

Tract II:

That tract or parcel of land lying in Land Lots 312 & 313 of the 3rd Land District, 308th GMD, Putnam County, Georgia, the same containing 5.0 acres, more or less, as per plat of survey recorded in Plat Book 31, Page 3A, Putnam County, Georgia records; LESS AND EXCEPT a 20 foot wide driveway easement from Old Phoenix Road to the residence of Jack Minchey as per plat recorded in Plat Book 21, Page 234, said records.

Tax Map / Parcel I.D. No. 095 032 001

Prior Deed Reference: Deed Book 907, Page 289, said records.

TO HAVE AND TO HOLD the said described property, with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said Grantee, in Fee Simple.

And the said Grantor warrants and will forever defend the right and title to the said property conveyed hereby unto the said Grantee, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has set his hand, affixed his seal, and delivered these presents on the day and year first written above.

Lazarus Investments, LLC

By: Jack J. Minchey (SEAL)
 JACK J. MINCHEY, SR.
 Its: Sole Member/Manager

Item #5.

Signed, sealed and delivered
 in the presence of:

The property herein conveyed is part of that tract or parcel conveyed from Jack Minchey, Sr. to Jack Minchey, Sr. and Jack Minchey, Jr. by warranty deed dated June 21, 2011, recorded in Deed Book 725, Pages 213 to 215, Putnam County, Georgia records, and part of that tract or parcel conveyed from Hobert N. Ralston by warranty deed dated February 5, 1996, recorded in Deed Book 196, Pages 216 to 217, Putnam County, Georgia records.

Tax Map / Parcel I.D. No. 095 032

Tract II:

That tract or parcel of land lying in Land Lots 312 & 313 of the 3rd Land District, 308th GMD, Putnam County, Georgia, the same containing 5.0 acres, more or less, as per plat of survey recorded in Plat Book 31, Page 3A, Putnam County, Georgia records; LESS AND EXCEPT a 20 foot wide driveway easement from Old Phoenix Road to the residence of Jack Minchey as per plat recorded in Plat Book 21, Page 234, said records.

Tax Map / Parcel I.D. No. 095 032 001

Prior Deed Reference: Deed Book 907, Page 289, said records.

TO HAVE AND TO HOLD the said described property, with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said Grantee, in Fee Simple.

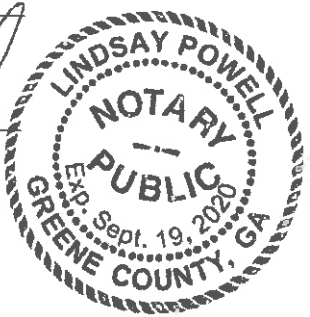
And the said Grantor warrants and will forever defend the right and title to the said property conveyed hereby unto the said Grantee, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has set his hand, affixed his seal, and delivered these presents on the day and year first written above.

Lazarus Investments, LLC
By: Jack J. Minchey (SEAL)
JACK J. MINCHEY, SR.
Its: Sole Member/Manager

Signed, sealed and delivered
in the presence of:

[Signature]
Witness
Lindsay Powell
Notary Public





PUTNAM COUNTY TAX ASSESSORS
100 SOUTH JEFFERSON AVE
COURTHOUSE, SUITE 109
EATONTON, GA. 31024
www.qpublic.net/ga/putnam

27

Phone: (706) 485-6376
Fax: (706) 485-3151

August 19, 2019

JACK J. MINCHEY, JR
437 OLD PHOENIX RD
EATONTON, GA 31024095

Re: 095-032 Requested Breach

Dear Mr. Minchey

The Board of Assessors has approved your request to Breach the Conservation Use Covenant on parcel 095 032, 37.93 acres. This Breach is without penalty due to the circumstances stated in your letter.

The enclosed INTENT TO BREACH is following State mandate guidelines. You have 30 days to remedy the Breach. If you fail to do so, the Breach will become final.

If you have any questions concerning this action, please call 706-485-6376.

A handwritten signature in black ink, appearing to read "David Ballengee".

David Ballengee
Conservation Specialist
Putnam County Board of Assessors

RCUD 2019 SEP 9

Item #5.

9/6/19

Letter of Intent

28

Parcel 095-032 - is being decided to add additional acreage to Home Place. Parcel one will in the future will be sold

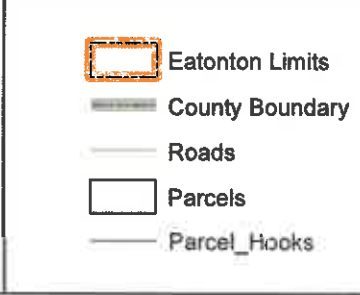
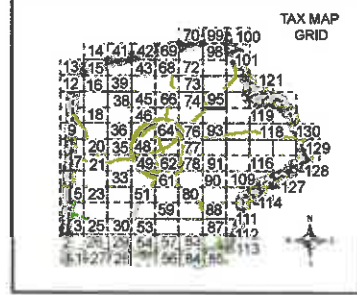
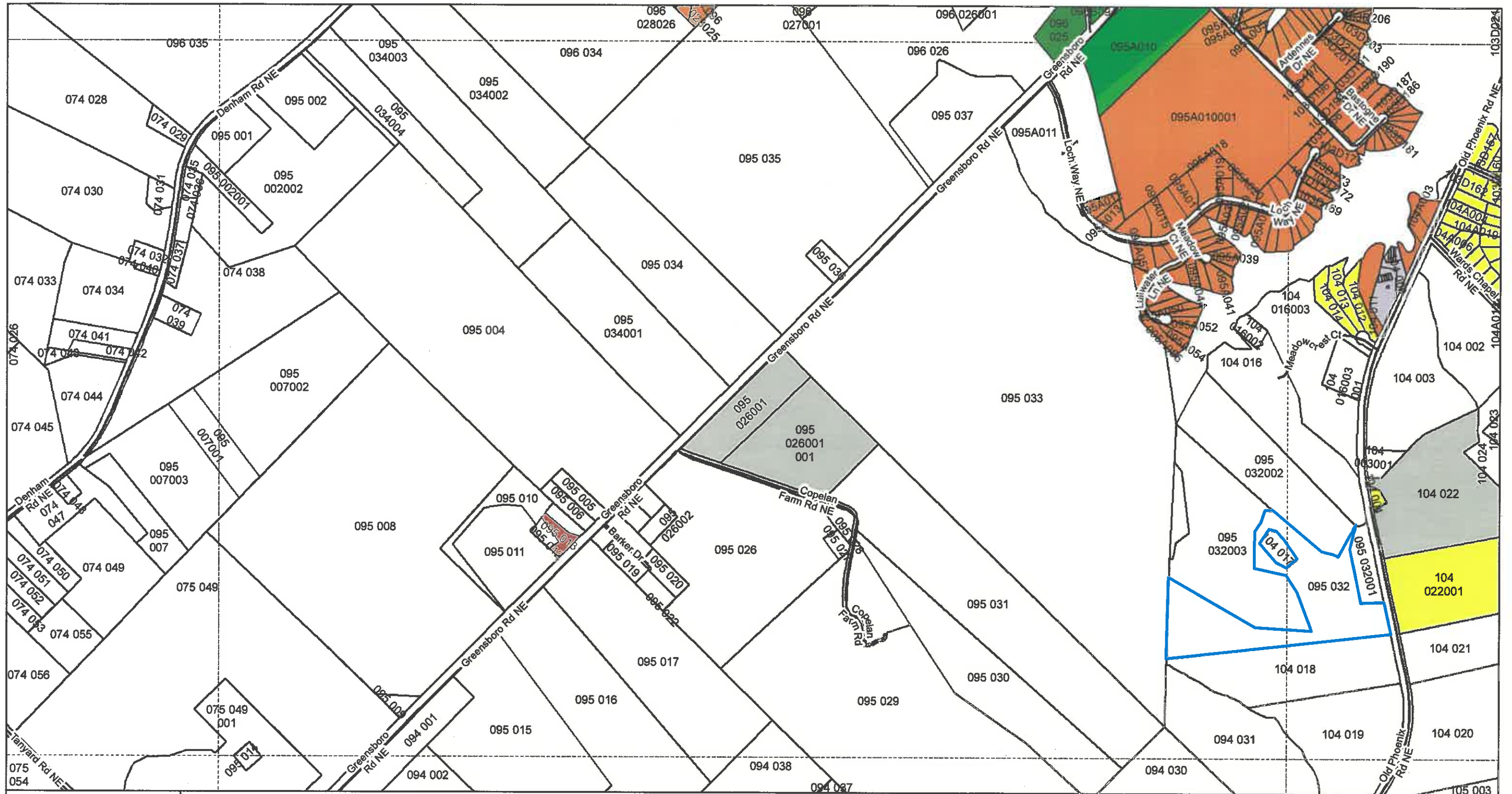
Joe E. Munchey Sr

RCUD 2019 SEP 9

Item #5.



Item #5.



GEOGRAPHIC FEATURE LEGEND

Zoning		AG-2	C-2 CITY	IND-2 CITY	R-1 CITY	R-1	RM-2
No Code	AG-1	C-1	I-M	MHP	R-2 CITY	R-1R	RM-3
AG-1 CITY	C-1 CITY	C-1	IND-1 CITY	PUBLIC	R-3 CITY	R-2	VILLAGE
	C-2	IND-2	PUBLIC CITY	R-4 CITY	RM-1		

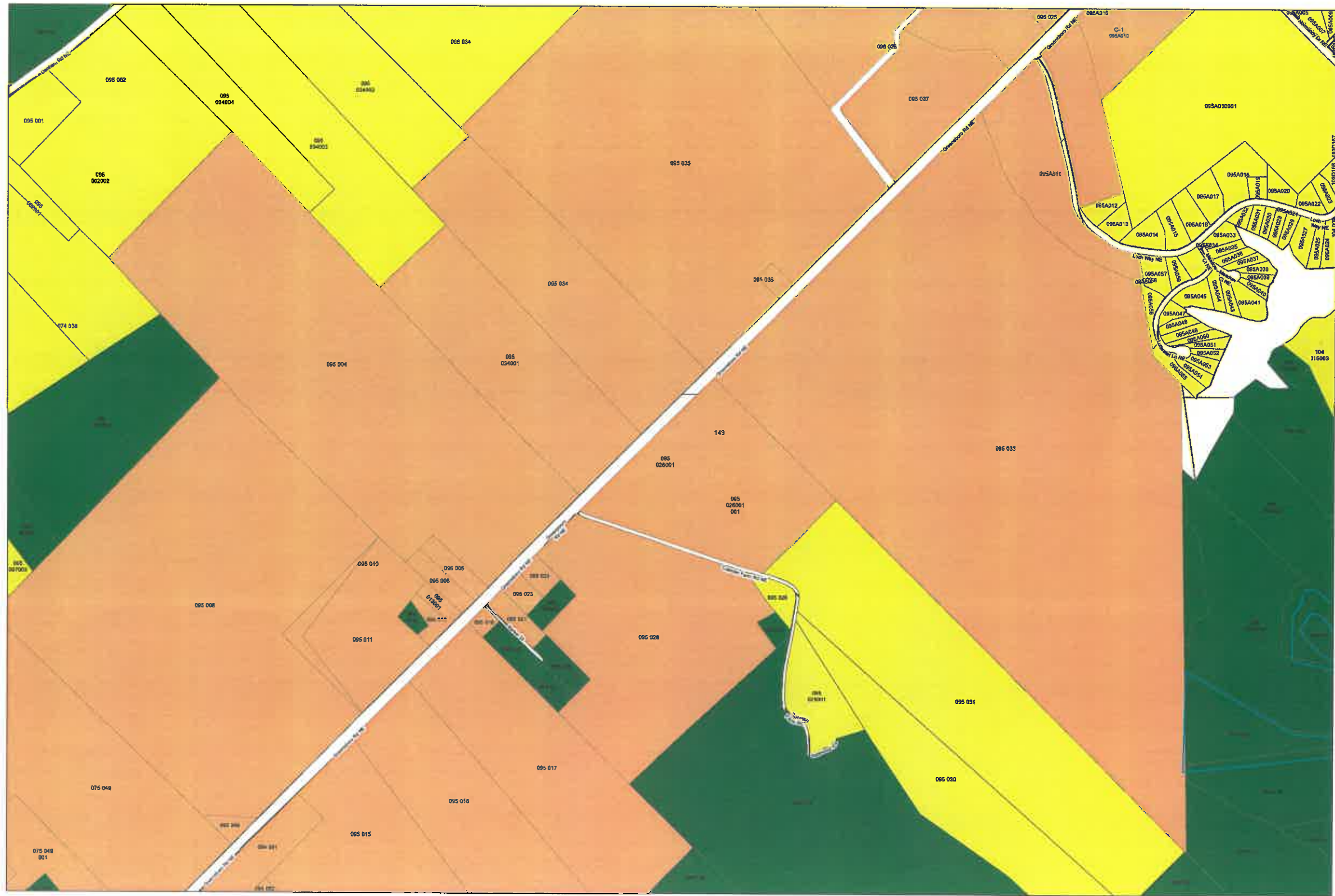
Item #5.

MGRC
 IT GIS Services
 Middle Georgia Regional Commission
 175 Emery Hwy
 Suite C
 Macon, Georgia 31217
 (478) 751-6180
 (478) 751-6517
 Web: www.middlegeorgiareg.com
 Email: k@mg-r.com

**PUTNAM COUNTY, GEORGIA
 ZONING MAPS**

MAP 095

MAP SCALE: 1" = 1,047.5' SCALE RATIO: 1:12,570 DATE: SEPTEMBER 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel Hooks

Item #5.

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant



Middle Georgia Regional Commission
 175 E. Main Hwy
 Macon, Georgia 31217
 (478) 751-6180
 (478) 761-6517
 Web: www.mgarc.org
 Email: mgarc@mgarc.org

**PUTNAM COUNTY, GEORGIA
 FUTURE LAND USE MAPS**



MAP 095

MAP SCALE: 1" = 400' SCALE RATIO: 1:4,800 DATE: SEPTEMBER 2019

Item Attachment Documents:

- 6. Request by James P. Key to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1 [Map 110D, Parcel 045, District 3] (staff-P&D) REQUEST TO WITHDRAW WITHOUT PREJUDICE

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #6.



10/7/2019

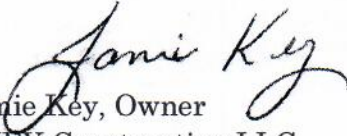
Attn: Lisa Jackson
Director of Planning & Development
Putnam County, Georgia

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel.

Parcel Number: 110D045
LOT # 5

Please contact me directly should you need anything further concerning this matter.
Thank you for your time and consideration.

Sincerely,


Jamie Key, Owner
J KEY Construction LLC.

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770- Direct
404-3- Item #6. Office

Request by James P. Key to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. **[Map 110D, Parcel 045, District 3].** * The applicant is seeking to rezone this parcel along with three adjacent parcels with a total of 9.72 acres from R-2 to C-1. If approved, the applicant would like to combine the four parcels in order to construct an enclosed boat storage facility and a single-story rental office. The proposed boat storage facility will consist of approximately 50 individually covered boat storage units with rollup doors. The proposed rental office will also be utilized as a retail store for recreational goods such as drinks, snacks, bait, tackle and marine necessities. The overall development is currently zoned R-2 and is located within a residential area. In addition, the proposed parcels either abut or adjacent to at least eight single family residences which will be directly impacted by the proposed rezoning. The residence located at (Map 110D, Parcel 048) will be surrounded by the proposed development on three sides. The residence located at (Map 110D, Parcel 044) abuts the property on Crooked Creek Drive. The residences located at Map 110 Parcels 055 and 056 are directly across the road from the proposed development on Crooked Creek Drive and there are four additional homes across the road (within 500 - 1000 feet) on Crooked Creek Road that will be directly impacted by this development. In addition, the proposed property also abuts (Map 110C, parcel 042), which is zoned R-1. This request is not consistent with the Comprehensive Plan Future Land Use which indicates that the future land use in this area is residential. Therefore, the proposed commercial use would not meet the intended future land use. It is the opinion of staff that rezoning this property from R-2 to C-1 will have an adverse effect on this residential neighborhood with the potential for increased noise, light intrusion and increased traffic. It could also potentially cause a decrease in value for the residences that are directly impacted by this proposal. Moreover, this rezoning request does not promote a practical balance between the promotion of the public health, safety and reasonable use of the subject property. It will adversely affect the existing use, value, and usability of adjacent and nearby residential properties.

Staff recommendation is for denial to rezone 3.00 acres at 121 Crooked Creek Drive [Map 110D, Parcel 045, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission's recommendation is for denial to rezone 3.00 acres at 121 Crooked Creek Drive [Map 110D, Parcel 045, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. **[Map 110D, Parcel 045, District 3]. * Mrs. Christie Key** represented this request. She thanked everyone for showing up to support the community. Mrs. Key gave a quick background of herself and her husband, including their occupations. She stated that they have a total of 4 parcels and felt the need to use their resources to develop a project that would meet the demand and improve the community for both residents and visitors of the lake country. Mrs. Key asked for clarification on if Putnam County allows a property owner to apply for condition only zoning for this type development. Meaning that the zoning is only for its specified purpose as it has been applied for. In short, if the zoning is not approved, it does not mean that any commercial business is able to move and operate on that property. Any variance from that zoning request would have to go through a new application process. She asked if that was accurate. **Ms. Lisa Jackson**, Director of Planning and Development, responded saying their application was for rezoning from R-2 to Commercial and there were no conditions or conditional zoning in their request. **Mrs. Key** stated they were told that the county only accepts conditional use, and they would like for it to be conditional use only for what they have applied for. **Mr. Fleming** asked Mrs. Key who informed her of this information. **Mrs. Key** replied that Commissioner Sharp gave her this information. **Mr. Fleming** stated that there is a such thing as conditional use which is allowed, however, that is not what they applied for. He explained, that their application has been reviewed as it was submitted and has gone through the process with staff for them to make a recommendation to the board. Therefore, the only thing that can be heard at this hearing is what they have applied for. Mr. Fleming asked if they wanted to change their application. **Mrs. Key** stated that they wanted to move forward with what they have submitted. She added that if their rezoning request was denied and the current residential zoning remains, 6 homes could be added. Mrs. Key stated that if the rezoning request is approved, their proposed project will be an asset to the community and visitors of the lake. It will allow for safe storage of marine crafts, reduce the trailering distance of the water crafts for the lake visitors and allow the lake property owners to store their items. She added that the other storage facilities on Lake Sinclair are closed or full year-round which shows a need for this type of facility in the area. Their project will bring additional ramp fees, fuel and retail purchases to surrounding businesses due to the convenience. This additional income can help currently operating businesses to grow and thrive. It will make the lake area more attractive to new businesses and residents. It will raise the production of jobs and increase the value and tax revenue of public roads, schools, and public amenities. It will operate during the same hours of similar facilities. The rental office will look similar to a home with stacked stone, a covered porch area, and craftsman style to keep the aesthetics and welcoming feeling. The

storage buildings will be constructed of metal board and batten with stone accent. There will be low voltage lighting mounted on the buildings and no large light poles will be installed. The buildings will also have carriage styled rollup doors. The perimeters of the property will consist of stone and board fencing along the road sides to keep the welcoming aesthetics. An 8-foot chain link fence will be located on the back side of the property with landscaping. The property will be monitored for security using a state of the art camera system. There will only be one driveway in or out of the property and that access is on Crooked Creek Drive. Mrs. Key added that they have proposed an extensive landscape buffer area to include mature Leland Cypress trees along with the 8-foot tall chain link fence bordering the surrounding properties. The left side of the property will not be used for any of the storage buildings. All property borders will meet the regulations of the Putnam County Code of Ordinances. She stated that she met with the property owner who is most affected by their project. They feel that Mrs. Sarah Cook will be a wonderful neighbor for them and hope that she remains in the community. Mrs. Key stated that when they met with Mrs. Cook, she asked if they would make her an offer on her property. They made an offer of \$180,000.00 which they believed was way above her property value. Mrs. Key stated that Mrs. Cook declined their offer. The Key's offered a larger buffer around Mrs. Cook's home or to deed the parcel to the left of her property where there would be no storage buildings as well as fence in the front of her yard. Everything offered would be deeded to Mrs. Cook for free. Mrs. Key stated that Mrs. Cook said that she would discuss the offer with her husband but did not hear back from her. She added that there are existing boat storage facilities in the area. The one located on Pea Ridge/Scuffleboro Road has been labeled as an "eyesore". She added that there is no landscaping buffer and there are numerous items located on the exterior of the facility. There is also a boat storage facility located at 196 Scuffleboro Road which is zoned residential. They ask that the community sees the bigger picture for this proposal and how it can be an asset to the community for years to come. It was mentioned that Lake Sinclair properties don't appreciate like those of Lake Oconee. She concluded by giving thanks to the neighbors who attended and added that they look forward to making more friends and extend current relationships.

At this time, those who signed in to speak in opposition of the rezoning request at 121 Crooked Creek Drive, were given 3 minutes each to speak.

Sarah Cook-1123 Crooked Creek Road
 Harold Echols-1059 Crooked Creek Road
 Wanda Sebald-118 S Steel Bridge Road
 Dessie Womac-949 Crooked Creek Road
 Merle Sebald-118 S Steel Bridge Road
 David Horton-1115 Crooked Creek Road
 Nickie Wells-1118 Crooked Creek Road
 Chad Hudgins-417 Pea Ridge Road
 Bettina Hutchings-1077 Crooked Creek Road
 Scott Giacomelli-Lawrenceville (Crooked Creek Marina Rep.)
 Donna Schreiber-129 Crooked Creek Drive
 Charlene Gilliam-125 Crooked Creek Drive

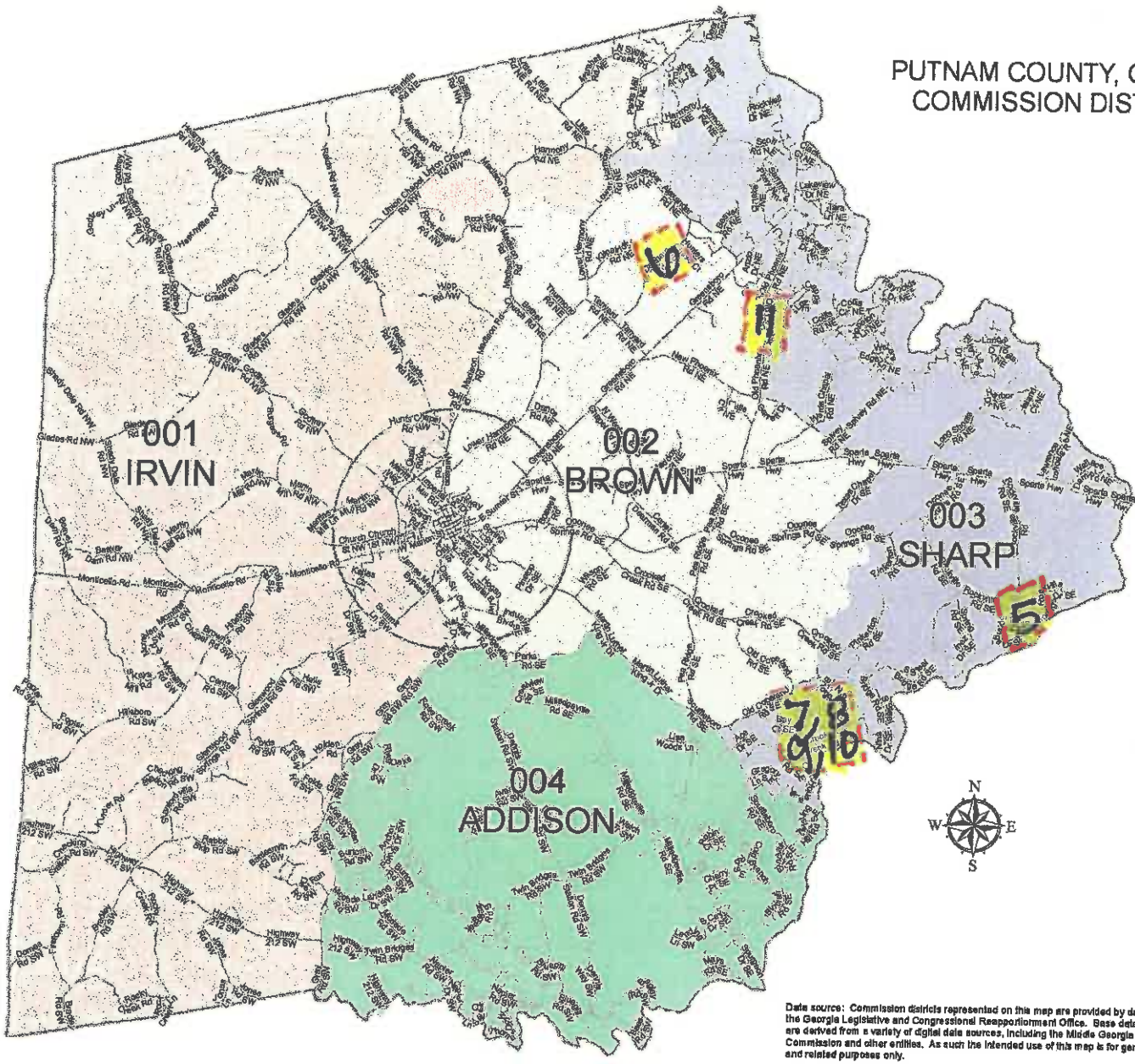
James Schreiber-129 Crooked Creek Drive

At this time, those who signed in to speak in favor of the rezoning request at 121 Crooked Creek Drive, were given 3 minutes each to speak.

Marty Brooks-Morgan County
Phil Matheny-246 N Steel Bridge Road
Chris Matheny-186 Clubhouse Road
John Brexler-Walton County
Hewell Prince-124 Bay Court
Michaela Prince-124 Bay Court
Liz Pope-359 Clubhouse Road
Cory McMichael-373 Scuffleboro
Devin Higginbotham-Walton County
PJ Batchelor-274 Clubhouse Road
Cindy Batchelor-274 Clubhouse Road

Staff recommendation is for denial to rezone 3.00 acres at 121 Crooked Creek Drive [Map 110D, Parcel 045, District 3] from R-2 to C-1.

Motion to deny the request by **James P. Key** to rezone 3.00 acres from R-2 to C-1 at 121 Crooked Creek Drive made by Member Pierson, Seconded by Member Farley
Voting Yea: Chairman Marshall, Member Farley, Member Pierson



Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,697.28' SCALE RATIO: 1:68,367.34 DATE: JUNE 2018

5. Request by **Chris & Heather Willis, agents for Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2] *

Item #6.



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024
Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO 2019-00874

DATE: 5-28-19

MAP 110D PARCEL 045

1. Name of Applicant: James P Key
2. Mailing Address: PO Box 9
3. Phone: (home) 404-736-4648 (office) 678-878-5606 (cell) 770-351-6724
4. The location of the subject property, including street number, if any: 121 Crooked Creek Road & Dr
5. The area of land proposed to be rezoned (stated in square feet if less than one acre): 3.00 Acres
6. The proposed zoning district desired: C-1
7. The purpose of this rezoning is (Attach Letter of Intent)
8. Present use of property: Vacant Desired use of property: Boat Storage Facility
9. Existing zoning district classification of the property and adjacent properties:
Existing: R-2 ga
North: R-1 ga South: R-2 ga East: R-2 ga West: R-2 ga
10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.
11. Legal description and recorded plat of the property to be rezoned.
12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan. See concept plan insert.): Residential
13. A detailed description of existing land uses: Parcel is vacant lot currently zoned R-2
14. Source of domestic water supply: well x, community water _____, or private provider _____. If source is not an existing system, please provide a letter from provider.

Item #6.

RECEIVED
MAY 28 2019
ga

- 15. Provision for sanitary sewage disposal: septic system x , or sewer . If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.
- 16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).
- 17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)
- 18. Proof that property taxes for the parcel(s) in question have been paid.
- 19. Concept plan. If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)
- 20. Impact analysis. If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)

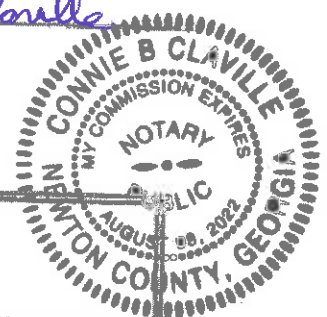
THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

Jai P. Ky 5/22/19
Signature (Property Owner) (Date)

John S. Brun 5/22/19
Signature (Applicant) (Date)

Connie B. Claville
Notary Public

Connie B. Claville
Notary Public



Office Use	
Paid: \$ <u>250⁰⁰</u> (cash) _____ (check) <u>1035⁰⁰</u> (credit card) _____	
Receipt No. <u>032701</u>	Date Paid: <u>5-28-19</u>
Date Application Received: <u>5-28-19</u>	
Reviewed for completeness by: _____	
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____

Item #6.

RECEIVED
MAY 28 2019
GJK



6/24/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel and to be placed on the future agenda.

Parcel Number: 110D045

Lot # 5

Please feel free to contact me directly should you need anything further concerning this matter. Thank you for your time and consideration.

Thank you,

A handwritten signature in black ink that reads "Jamie Key". The signature is written in a cursive, flowing style.

Jamie Key, Owner
J KEY Construction

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-351-6724 Direct
404-731-Item #6. office



To whom it may concern,

This letter of intent is to explain the reason for the requested rezoning of the three parcels of land known as Map 110D 045 located at the intersection of Crooked Creek Road and Crooked Creek Drive.

If this request is granted I intend to construct an enclosed boat storage facility. I have included a sketch plan with my intentions for the proposed improvements.

I currently own Map 110C-075 (lake home) and 110D-035 and 036 (16.19 acres) located across Club House Drive SW approximately 2500' south east of subject property.

After getting to know our neighbors and many new friends in our community I believe that a secure enclosed storage facility of this type is not only needed but will be well received by the citizens in the area.

Thank you for your consideration.

Sincerely,
James P. Key

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-351-6724 Direct
404-73 [redacted] ice

Item #6.









Overview



Legend

-  City Limit
-  Parcels
-  Parcel Numbers
-  Roads

MAY 28 2013

EMERD

Parcel ID	110D045	Owner	TAYLOR LARRY K	Last 2 Sales			
Class Code	Residential	Physical Address	133 PANCRAS RD	Date	Price	Reason	Qual
Taxing District	PUTNAM	Assessed Value	MILLEDGEVILLE GA 31061	5/30/1991	\$43500	FM	Q
Acres	2.99	Improvement Value	121 CROOKED CREEK DR	n/a	0	n/a	n/a
		Accessory Value					
		Item #6.	Value \$50354				
			Value \$18688				
			Value \$31666				

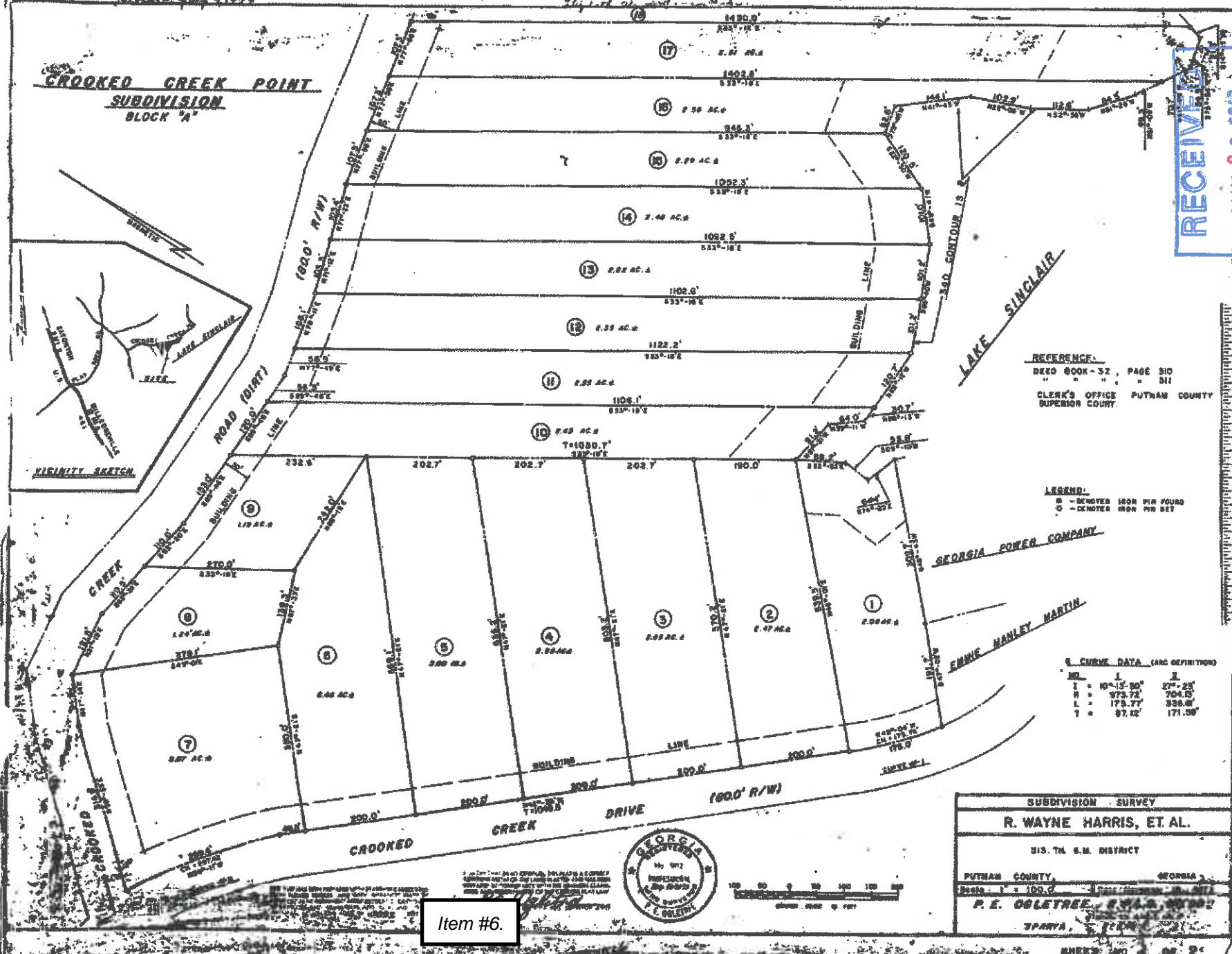
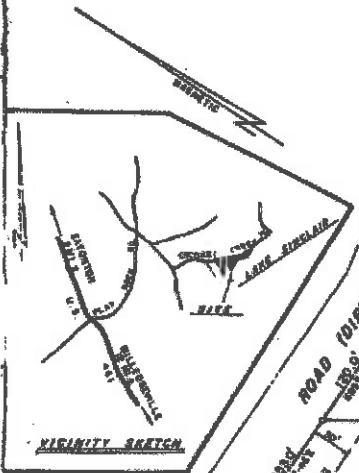
Recorded July 9, 1977

July 1, 1977

86

CROOKED CREEK POINT SUBDIVISION BLOCK "A"

RECEIVED
MAY 20 2019
Clyburn & Sons, Inc.



REFERENCE:
DEED BOOK - 32, PAGE 310
CLERK'S OFFICE PUTNAM COUNTY
SUPERIOR COURT.

LEGEND:
B - DENOTES IRON PIN FOUND
O - DENOTES IRON PIN SET

CURVE DATA (AND DEFINITION)

NO.	1	2
I	10°-13'-30"	27°-22'
R	973.72'	704.0'
L	173.77'	336.0'
T	87.42'	171.06'

SUBDIVISION SURVEY
R. WAYNE HARRIS, ET AL.
 313 TH. S.W. DISTRICT
 PUTNAM COUNTY, GEORGIA
 Scale: 1" = 100.0'
P. E. COLETTREE, P.E., S.S.
 SPARTA, GEORGIA



Item #6.

Clyburn & Sons, Inc.
Putnam County

NUMBER	CHORD DIRECTION	CHORD LENGTH	ARC LENGTH	RADIUS
C1	N 54°11'00" W	297.42	299.40	750.00

I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND DETERMINED THAT, IN MY OPINION, THE AREA AS SHOWN ON THIS SURVEY DOES NOT LAY WITHIN A DESIGNATED FLOOD HAZARD AREA. COMMUNITY PANEL NO. 13237C0175C EFFECTIVE DATE: 9/26/2008

NUMBER	DIRECTION	DISTANCE
L1	N 47°34'00" E	94.80'
L2	N 67°33'00" E	139.30'
L3	S 82°20'00" E	110.00'
L4	S 89°46'00" E	153.00'

REZONE PLAN FOR: JAMES P. KEY

STATE OF GEORGIA
PUTNAM COUNTY
GMD 313
DATE 5/21/2019
SCALE 1"=100'
JOB #18039-KEY
REVISIONS



- SURVEYOR'S CERTIFICATE:**
- THE FIELD DATA UPON WHICH THIS PLAN IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN N/A FEET AND AN ANGULAR ERROR OF N/A SECONDS PER ANGLE POINT.
 - THE DATA SHOWN HEREON HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN FEET AND WAS ADJUSTED BY USING THE COMPASS RULE.
 - ANGULAR AND LINEAR MEASUREMENTS OBTAINED BY USING A TOPCON GPT 3005...

THIS DRAWING AND ANY COPIES THEREOF ARE THE PROPERTY OF JOHN F. BREWER AND ASSOC. AND ARE NOT TO BE CHANGED OR ALTERED BY OTHERS IN ANY MANNER AND SHALL NOT BE REPRODUCED OR COPIED, IN WHOLE OR PART WITHOUT HIS WRITTEN PERMISSION.

THIS DRAWING WAS PREPARED FOR THE BENEFIT AND EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. NO WARRANTY IS EXTENDED TO ANY UNNAMED THIRD PARTY.

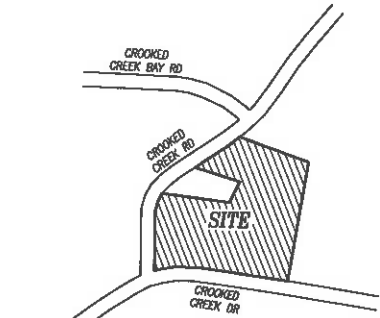


**JOHN F. BREWER
&
ASSOCIATES**

LAND SURVEYING
LAND PLANNING
DEVELOPMENT SUPERVISION
1002 S. BROAD STREET
MONROE, GEORGIA 30855

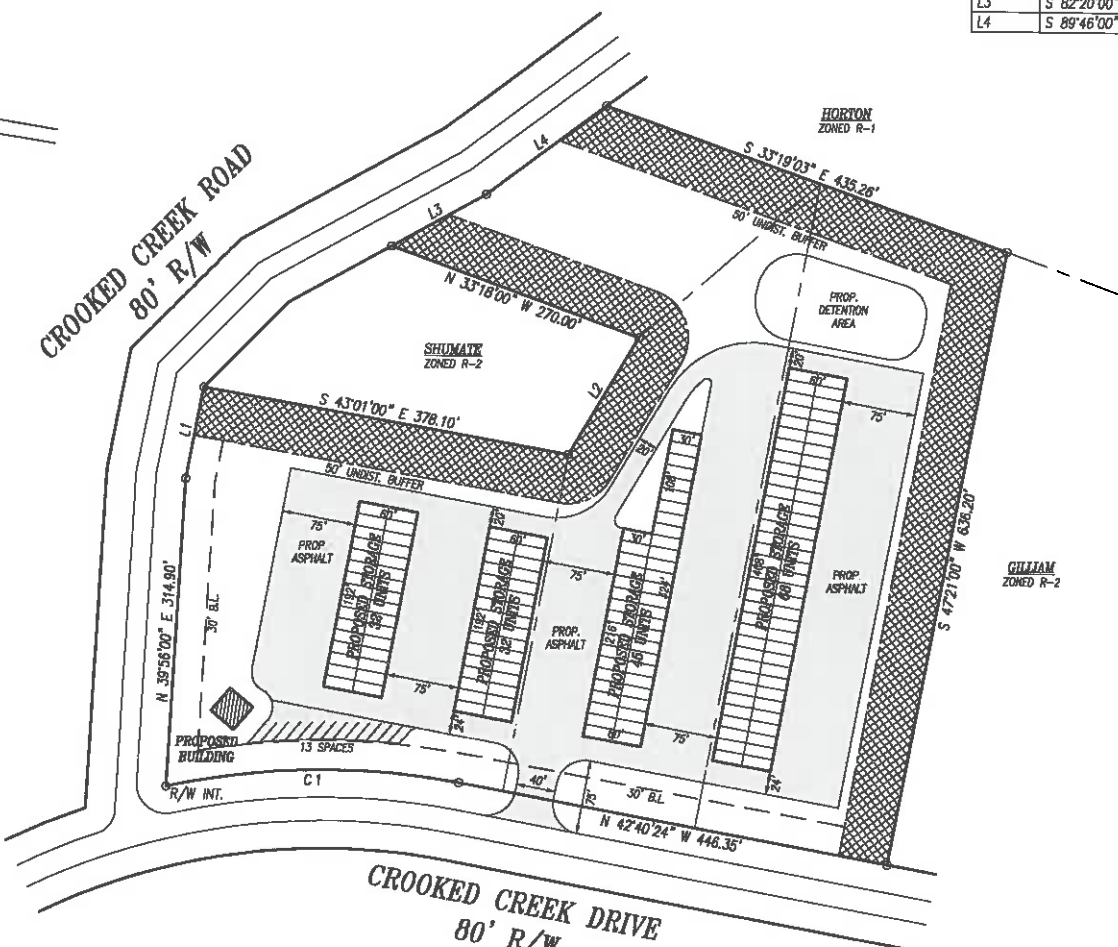
TEL. (770) 287-4703

EMAIL: INFO@GASURVEYING.COM

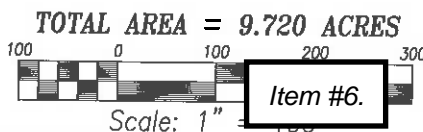


LOCATION SKETCH
(NO SCALE)

CROOKED CREEK ROAD
80' R/W



CROOKED CREEK DRIVE
80' R/W



RECEIVED
MAY 28 2019

- LEGEND:**
- INT. - INTERSECTION
 - BC - BACK OF CURB
 - SSE - SANITARY SEWER EASEMENT
 - HW - HEAD WALL
 - CB - CATCH BASIN
 - JB - JUNCTION BOX
 - GI - GRATE INLET
 - MH - SANITARY SEWER MANHOLE
 - CT - CREASE TRAP
 - R/W - RIGHT OF WAY
 - D.E. - DRAINAGE EASEMENT
 - B.L. - BUILDING LINE
 - PP - POWER POLE
 - LP - LIGHT POLE
 - C.M.P. - CORRUGATED METAL PIPE
 - L.L. - LAND LOT
 - L.L.L. - LAND LOT LINE
 - C.L. - CENTER LINE
 - ⊕ - FIRE HYDRANT (FH)
 - ⊕ - WATER VALVE (WV)
 - FDC - FIRE DEPARTMENT CONNECTION
 - WU - WATER METER
 - KV - IRRIGATION CONTROL VALVE
 - BN - BELL SOUTH MANHOLE
 - TP - TELEPHONE/CABLE PEDISTAL
 - XTFR - POWER TRANSFORMER
 - GM - GAS METER
 - H - BUILDING HEIGHT
 - # - ADDRESS/UNIT NUMBER
 - EX - TITLE EXCEPTION

REFERENCES:
- PLAT BOOK 6 PAGE 86

OWNER OF RECORD:
JAMES P. KEY
2040 DALLY TRAIL
COVINGTON, GA 30014
770-351-6724

PROJECT INFO:
EXISTING ZONING: R-2
TAX PARCEL: 1100045, 1100046, 1100047 & 1100049
PROPOSED USE: BOAT STORAGE
PROPOSED ZONING: C-1
MINIMUM LOT SIZE: 20000 S.F.
MINIMUM LOT WIDTH AT B.L.: 100'
SETBACKS:

- 30' FRONT
- 15' SIDE
- 20' REAR

BUFFERS: 50' BUFFER IS REQUIRED WHEN ANY COMMERCIAL USE OR DISTRICT ADJOINS ANY RESIDENTIAL USE OR DISTRICT.
MAXIMUM BUILDING COVERAGE: 35% (3.402 ACRES)
PROPOSED BUILDING COVERAGE: 15% (1.483 ACRES)
PROPOSED UNIT SIZES: 12'x30' (177 TOTAL)
PROPOSED PAVING: 3.271 ACRES (142,485 S.F.)

Name of Subject Rezoning/Case #: James P. Key

O.C.G.A. § 36-67A-3

(c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government (Mayor or Councilmember) which will consider the application, it shall be the duty of the opponent to file a disclosure with the governing authority of the respective local government showing:

- (1) The name and official position of the local government official to whom the campaign contribution was made; and
- (2) The dollar amount and description of each campaign contribution made by the opponent to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

(d) The disclosure required by subsection (c) of this Code section shall be filed at least five calendar days prior to the first hearing by the local government or any of its agencies on the rezoning application.

OPPONENT'S CERTIFICATION

I hereby certify that I have read the above campaign disclosure information and declare that (select have or have not)

- I **have** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application. (If this box is checked, please complete the chart below).
- I **have not** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

Name of Elected Official/Position	Amount of Contribution and/or Description of In-Kind Contribution	Date of Contribution

NAME OF CONTRIBUTOR: _____ DATE: _____

SIGNATURE OF CONTRIBUTOR: _____

Item #6.



2018 023079
TAYLOR LARRY K

INTERNET TAX RECEIPT
L 5 SEC A CC SUB
1100 045

DESCRIPTION	TAX AMOUNT	EXEMPTION	MILLAGE
FAIR MARKET VALUE	\$50,354		
COUNTY	\$167.84	\$0.00	8.333
SCHOOL	\$327.89	\$0.00	16.269
SPEC SERV	\$7.61	\$0.00	0.378

ORIGINAL TAX DUE
\$503.14
INTEREST
COLLECTION COST
FIFA CHARGE
PENALTY
TOTAL PAID
\$503.14
TOTAL DUE
\$0.00

TO TAYLOR LARRY K
1379 HWY 11
MONROE, GA 30655

FROM Putnam County Tax Commissioner
100 South Jefferson Ave Suite 207
Eatonton, GA 31024-1061
(706) 485-5441



Date Paid: 11/9/2018



Scan this code with
your mobile phone
to view this bill

INTERNET TAX RECEIPT

Item #6.



The Harbor at Crooked Creek

Proposed Rezone Information Packet
On meeting agenda for October 3, 2019 at Putnam County

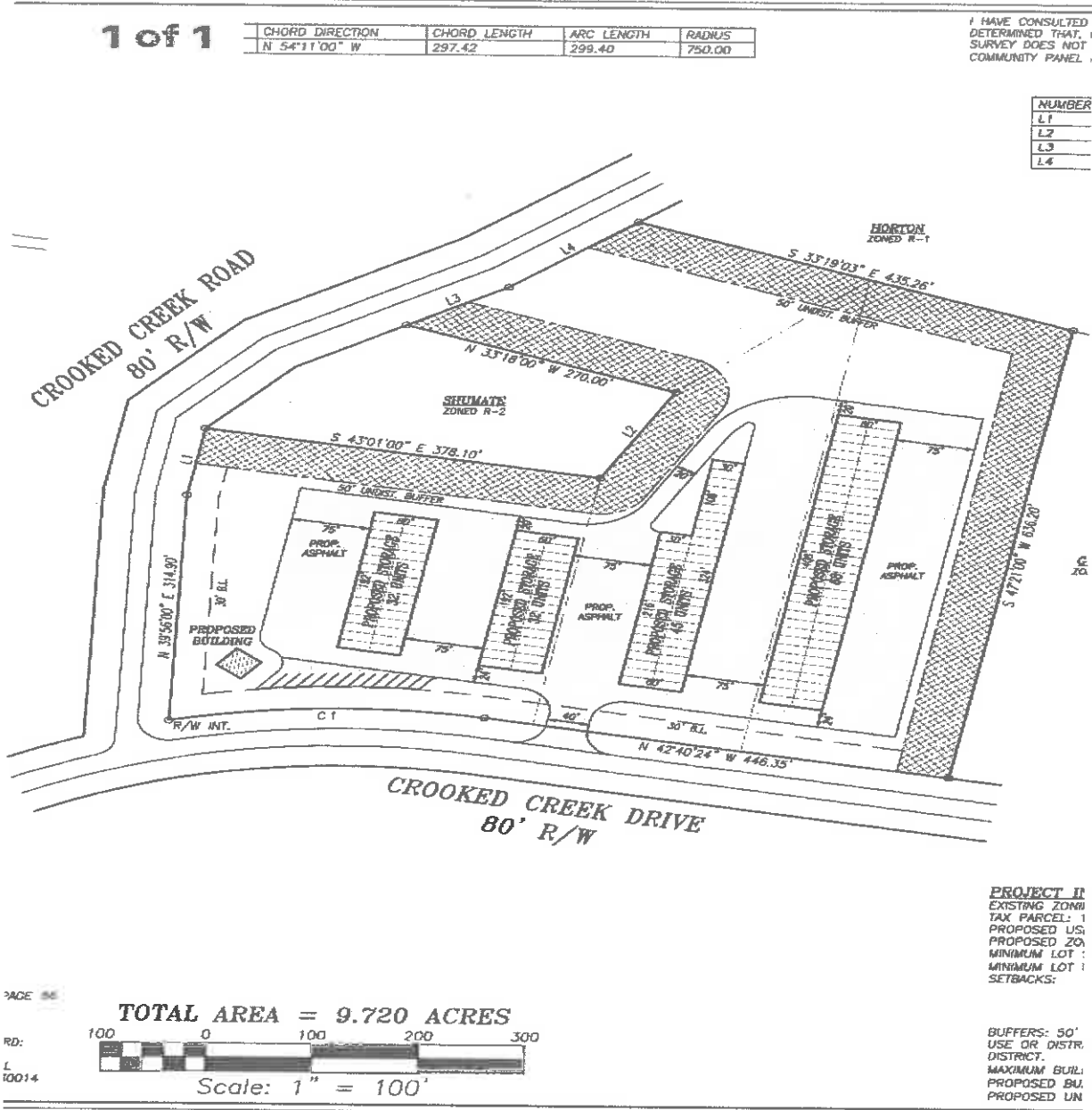
My name is Jamie Key. I am the owner of J Key Construction, LLC. I have been in the construction industry for over 30 years and have exceeded expectations of numerous families and businesses with superior craftsmanship and beautiful custom spaces.

I currently own a home on Lake Sinclair located on Clubhouse Drive. After spending time with family and friends on Lake Sinclair and making many new friends in our community, I believe that a secure enclosed storage facility is needed in our area. The facility I propose will be a complement to our community that will serve the needs for water craft, asset storage, and recreational activities. In order to accomplish this, a rezone application has been submitted to Putnam County. The rezoning hearing meeting will be on October 3rd at the Putnam County Planning & Development building at 6pm. I hope that the information in this packet will reveal the value that The Harbor at Crooked Creek will be to you as a property owner and to the success of our community. Please come out to the meeting on October 3rd to show your support.

Feel free to contact me directly at 770-351-6724 or my wife, Christie Key at 678-878-5606, should you have any questions or concerns.



This is a similar example of the craftsman style rental office / retail area that we propose for the front corner at Crooked Creek Road and Crooked Creek Drive as shown on the following conceptual plan.



This is our conceptual plan of the storage buildings and front office / retail store to be built on 9.72 acres. Our plan is that the front service building will serve as the rental office and will be a retail establishment for lake recreational needs (for example: drinks, snacks, bait, tackle, marine necessities).



A similar example of the style of the proposed gated entry.



A similar example of the style of the craftsman fence of board and stacked stone that will complement the road frontage at Crooked Creek Road and Crooked Creek Drive.



A similar example of the storage building style of stacked stone and metal siding.

Prior project completed by J KEY Construction LLC.in 2018, Monroe Georgia.



BEFORE



AFTER



CASSWELL DESIGN GROUP, LLC

Traffic Study Report

For

The Harbor at Crooked Creek
Crooked Creek Rd. and Crooked Creek Dr SE
Eatonton, Putnam County, GA
Project #19485
Contact: Casswell Design Group Hanna
Casswell/Emmanuel Tuombe
engineer@casswelldesigngroup.net
470-282-1875



Date:
August 15, 2019

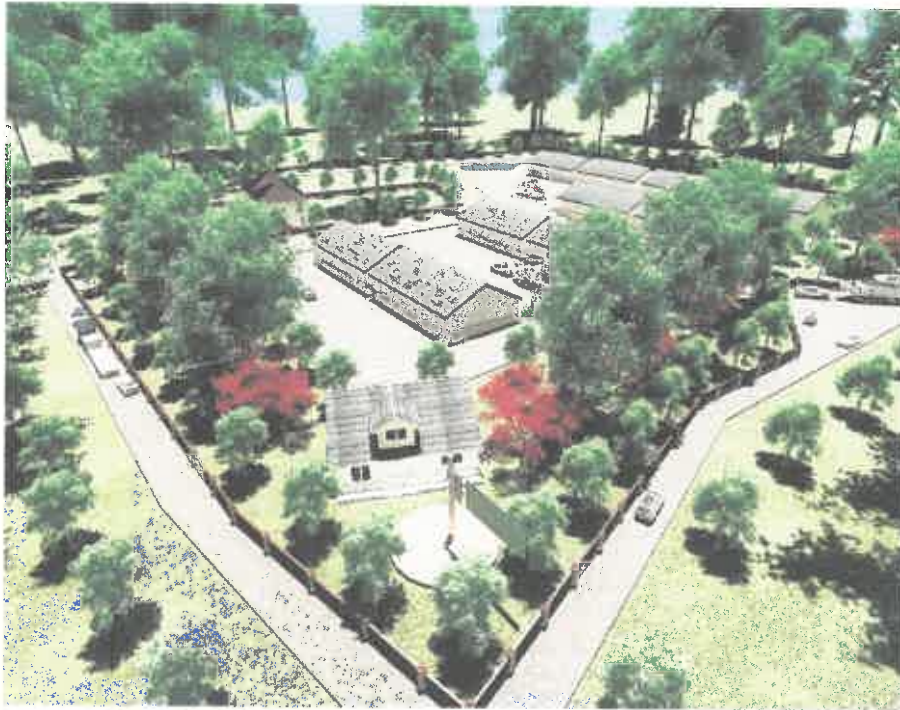
Project Description

The proposed project consists of a new dry boat storage facility at the northeast quadrant of Crooked Creek Rd. and Crooked Creek Dr SE, in Eatonton, Putnam County, GA. The existing site is covered with natural ground cover, vegetation and trees. The site is generally flat in topography, gently sloping toward drainage ditches alongside Crooked Creek Rd and Crooked Creek Dr. Both roads are two lane asphalt paved roads without curb and gutter. Both, Crooked Creek Rd and Crooked Creek Drive are graded with crowned curves, allowing drainage on both sides of the roadway. Stormwater is collected in drainage ditches, within the right of way and carried downstream. The site is surrounded by large areas of undeveloped property and primarily single family residential homes. Existing water utilities, fire hydrant and overhead power are present at the intersection.



As the preliminary stages of development, we have prepared a rendering of the design concept of the boat storage facility. The facility will consist of one single story office, associated

driveway and internal drive. The storage area will consist of approximately 50 individual covered boat storage units with rollup doors. A detention/bioretenion pond will be designed to handle increased stormwater runoff and to improve water quality.



Concept Plan Draft (in progress at time of study)

A traffic study was conducted by Casswell Design Group, LLC in order to evaluate the existing traffic conditions at the site. This information will help in evaluating the impact of the proposed development.

Study Conditions

Location: Intersection of Crooked Creek Rd. and Crooked Creek Dr SE

Speed Limit: 55 MPH

Date: August 8, 2019 & August 17, 2019

Weather Conditions: At 6 AM, Thursday: 78°F/ Cloudy and Humid. At 4 pm, Thursday: 95°F /Sunny, At 12 pm: 96°F /Sunny

Times: Weekday (Thursday): 6am-9am, 4pm-7pm; Weekend (Saturday): 12pm-3pm

Intersection Description

The intersection is a T-intersection, controlled by a stop sign for a single approach. The following images depict the intersection of study. Crooked Creek Drive dead ends approximately 2,300 ft southwest of the intersection.



Crooked Creek Dr approach from east



Crooked Creek Dr approach from west

Methodology

Two traffic counts were performed on a weekday at morning and evening peak hours. The third traffic count was performed on a weekend day afternoon peak hour. The objective of this is to determine which way vehicles travel most at an intersection as well as note any “heavy vehicles” that travel through the intersection. Given the nature of the proposed development, boats were also counted. This type of study is usually conducted on a Tuesday, Wednesday or Thursday during peak hours; however, an additional count was performed on a Saturday to be able to observe how many boats pass through, in anticipation of recreational traffic.

Vicinity Map



The site is located west of Lake Sinclair. The proposed use is intended to serve the surrounding community.

Pre-Development Aerial



Item #6.

Data Collected

Thursday, 6AM-9AM:

Thursday, August 8, 2019, 6am-9am				
Coming from NORTH direction				
Traffic count Data				
Time	Turned Right	Turned Left	Heavy Vehicles	Stops
0-5 min	2	0	0	0
5-10 min	4	0	0	0
10-15 min	2	0	0	0
15-20 min	3	0	1	0
20-25 min	3	0	0	0
25-30 min	5	0	0	0
30-35 min	6	0	0	0
35-40 min	7	1	1	0
40-45 min	2	0	0	0
45-50 min	3	0	1	0
50-55 min	3	0	0	0
55-60 min	5	0	1	0
60-65 min	10	0	0	0
65-70 min	13	0	0	0
70-75 min	2	0	0	0
75-80 min	0	0	0	0
80-85 min	10	0	1	0
85-90 min	5	0	0	0
90-95 min	9	0	0	0
95-100 min	11	0	0	0
100-105 min	4	0	0	0
105-110 min	4	0	0	0
110-115 min	2	0	0	0
115-120 min	5	0	0	0
120-125 min	1	0	0	0
125-130 min	2	0	0	0
130-135 min	6	0	0	0
135-140 min	4	0	0	0
140-145 min	1	0	0	0
145-150 min	6	0	0	0
150-155 min	10	0	0	0
155-160 min	7	0	0	0
160-165 min	6	0	0	0
165-170 min	9	0	0	0
170-175 min	5	0	0	0
175-180 min	7	0	0	0
Total	152	1	5	0

Thursday, August 8, 2019, 6am-9am				
Coming from EAST direction				
Traffic count Data				
Time	Turned Right	Went Through	Heavy Vehicles	Scale
0-5 min	1	1	0	0
5-10 min	0	0	0	0
10-15 min	0	0	0	0
15-20 min	2	0	0	0
20-25 min	0	1	0	0
25-30 min	0	1	0	0
30-35 min	0	0	0	0
35-40 min	1	0	1	0
40-45 min	2	0	0	0
45-50 min	0	0	0	0
50-55 min	0	0	0	0
55-60 min	0	0	0	0
60-65 min	0	0	0	0
65-70 min	0	0	0	0
70-75 min	0	0	0	0
75-80 min	0	0	0	0
80-85 min	0	0	0	0
85-90 min	0	0	0	0
90-95 min	0	0	0	0
95-100 min	0	2	0	0
100-105 min	0	0	0	0
105-110 min	0	0	0	0
110-115 min	0	0	0	0
115-120 min	0	0	0	0
120-125 min	0	0	0	0
125-130 min	0	0	0	0
130-135 min	0	0	0	0
135-140 min	1	0	0	0
140-145 min	0	0	0	0
145-150 min	0	0	0	0
150-155 min	0	0	1	0
155-160 min	0	0	0	0
160-165 min	0	0	0	0
165-170 min	0	0	0	0
170-175 min	0	0	0	0
175-180 min	0	0	0	0
Total	7	5	2	0

Item #6.

Thursday, August 8, 2019, 6am-9am				
Coming from WEST direction				
Traffic count Data				
Time	Turned Left	Went Through	Heavy Vehicles	Buses
0-5 min	0	2	0	0
5-10 min	0	0	0	0
10-15 min	0	0	0	0
15-20 min	0	0	0	0
20-25 min	0	0	0	0
25-30 min	0	2	0	0
30-35 min	0	1	0	0
35-40 min	0	1	0	0
40-45 min	0	0	0	0
45-50 min	1	0	1	0
50-55 min	0	0	0	0
55-60 min	0	1	0	0
60-65 min	0	0	0	0
65-70 min	0	0	0	0
70-75 min	1	0	0	0
75-80 min	0	0	0	0
80-85 min	1	0	0	0
85-90 min	0	0	0	0
90-95 min	2	0	0	0
95-100 min	1	0	0	0
100-105 min	0	0	0	0
105-110 min	1	0	0	0
110-115 min	0	0	0	0
115-120 min	3	0	0	0
120-125 min	0	0	0	0
125-130 min	1	0	0	0
130-135 min	1	1	0	0
135-140 min	3	2	0	0
140-145 min	1	0	0	0
145-150 min	3	0	0	0
150-155 min	5	0	0	0
155-160 min	3	1	0	0
160-165 min	1	0	0	0
165-170 min	0	0	0	0
170-175 min	2	0	0	0
175-180 min	2	0	0	0
Total	34	11	1	0

Item #6.

Data Collected

Thursday, 4PM-7PM:

Thursday, August 8, 2019, 4pm-7pm				
Coming from NORTH direction				
Traffic count Data				
Time	Turned Right	Turned Left	Heavy Vehicles	Roofs
0-5 min	3	0	0	0
5-10 min	2	0	0	0
10-15 min	3	0	0	0
15-20 min	4	0	0	0
20-25 min	3	0	0	0
25-30 min	3	0	0	0
30-35 min	4	0	0	0
35-40 min	4	0	0	0
40-45 min	3	0	0	0
45-50 min	5	0	0	0
50-55 min	6	0	0	0
55-60 min	6	0	0	0
60-65 min	4	0	0	0
65-70 min	4	0	0	0
70-75 min	6	0	0	0
75-80 min	1	0	0	0
80-85 min	2	0	1	0
85-90 min	4	1	0	0
90-95 min	2	0	0	0
95-100 min	2	0	0	0
100-105 min	6	2	0	0
105-110 min	4	0	1	0
110-115 min	3	0	0	0
115-120 min	3	0	0	0
120-125 min	2	0	0	0
125-130 min	6	0	0	0
130-135 min	2	0	0	0
135-140 min	4	0	0	0
140-145 min	7	0	0	0
145-150 min	3	0	0	0
150-155 min	3	1	0	0
155-160 min	1	0	0	0
160-165 min	2	0	0	0
165-170 min	4	0	0	0
170-175 min	1	0	0	1
175-180 min	3	0	0	1
Total	125	4	2	2

Item #6.

Thursday, August 8, 2019, 4pm-7pm				
Comine from EAST direction				
Traffic count Data				
Time	Turned Right	Went Through	Heavy Vehicles	Boats
0-5 min	0	1	0	0
5-10 min	0	0	0	0
10-15 min	1	1	1	0
15-20 min	0	0	0	0
20-25 min	0	0	0	0
25-30 min	0	1	0	0
30-35 min	0	0	0	0
35-40 min	0	0	0	0
40-45 min	0	0	0	0
45-50 min	0	0	0	0
50-55 min	0	0	0	0
55-60 min	0	0	0	0
60-65 min	0	0	0	0
65-70 min	0	0	0	0
70-75 min	0	0	0	0
75-80 min	0	1	0	0
80-85 min	0	0	0	0
85-90 min	0	1	0	0
90-95 min	0	0	0	0
95-100 min	0	0	0	0
100-105 min	0	0	0	0
105-110 min	0	1	0	0
110-115 min	0	0	0	0
115-120 min	0	0	0	0
120-125 min	0	1	0	0
125-130 min	0	0	0	0
130-135 min	0	0	1	0
135-140 min	0	0	0	0
140-145 min	0	0	0	0
145-150 min	1	0	0	1
150-155 min	0	0	0	0
155-160 min	0	0	0	0
160-165 min	0	0	0	0
165-170 min	0	0	0	0
170-175 min	0	0	0	0
175-180 min	0	0	0	0
Total	2	7	2	1

Item #6.

Thursday, August 8, 2019, 4pm-7pm				
Coming from WEST direction				
Traffic count Data				
Time	Turned Left	Went Through	Heavy Vehicles	Boats
0-5 min	2	0	0	0
5-10 min	11	0	0	0
10-15 min	12	1	0	0
15-20 min	3	0	0	0
20-25 min	4	0	1	0
25-30 min	2	0	0	0
30-35 min	2	0	0	0
35-40 min	4	0	0	0
40-45 min	1	0	0	0
45-50 min	8	1	0	0
50-55 min	2	0	0	0
55-60 min	2	0	0	0
60-65 min	11	0	0	0
65-70 min	8	1	0	0
70-75 min	3	0	0	0
75-80 min	7	0	0	0
80-85 min	2	2	0	0
85-90 min	8	0	0	0
90-95 min	3	0	1	0
95-100 min	9	0	0	0
100-105 min	5	0	0	0
105-110 min	3	0	0	0
110-115 min	2	0	0	0
115-120 min	3	0	0	0
120-125 min	3	0	0	0
125-130 min	3	0	1	0
130-135 min	9	0	0	0
135-140 min	4	2	0	0
140-145 min	7	0	0	0
145-150 min	3	0	0	0
150-155 min	3	0	0	0
155-160 min	3	1	0	1
160-165 min	3	0	0	0
165-170 min	2	0	0	0
170-175 min	4	0	0	0
175-180 min	3	0	0	0
Total	191	8	3	1

Item #6.

Data Collected

Saturday, 12PM – 3PM:

Saturday, August 17, 2019 , 12pm-3pm				
Coming from NORTH direction				
Traffic count Data				
Time	Turned Right	Turned Left	Heavy Vehicles	Rests
0-5 min	2	0	0	0
5-10 min	3	0	0	0
10-15 min	12	0	0	0
15-20 min	4	0	0	0
20-25 min	7	0	0	0
25-30 min	5	0	0	1
30-35 min	6	0	0	0
35-40 min	5	0	0	0
40-45 min	3	0	0	0
45-50 min	3	0	0	0
50-55 min	12	0	0	0
55-60 min	6	0	0	0
60-65 min	4	0	0	0
65-70 min	2	0	0	0
70-75 min	5	0	0	0
75-80 min	5	0	0	0
80-85 min	0	0	0	0
85-90 min	1	0	0	0
90-95 min	1	0	0	0
95-100 min	3	0	0	0
100-105 min	4	1	0	0
105-110 min	4	0	0	0
110-115 min	7	0	0	0
115-120 min	3	0	0	0
120-125 min	3	0	0	0
125-130 min	1	0	0	0
130-135 min	4	0	0	0
135-140 min	2	1	0	0
140-145 min	0	0	0	0
145-150 min	4	1	0	0
150-155 min	5	0	0	0
155-160 min	6	0	0	1
160-165 min	2	0	0	0
165-170 min	7	0	0	0
170-175 min	4	0	0	0
175-180 min	2	1	0	0
Total	149	4	0	2

Item #6.

Saturday, August 17, 2019, 12pm-3pm				
Coming from EAST direction				
Traffic count Data				
Time	Turned Right	Went Through	Heavy Vehicles	Boats
0-3 min	0	0	0	0
3-10 min	0	0	0	0
10-15 min	0	0	0	0
15-20 min	0	0	0	0
20-25 min	0	0	0	0
25-30 min	1	0	0	1
30-35 min	0	1	0	0
35-40 min	0	0	0	0
40-45 min	0	0	0	0
45-50 min	0	0	0	0
50-55 min	1	0	0	0
55-60 min	0	0	0	0
60-65 min	0	0	0	0
65-70 min	0	0	1	0
70-75 min	0	0	0	0
75-80 min	1	1	0	0
80-85 min	0	0	0	0
85-90 min	0	0	0	0
90-95 min	0	1	0	0
95-100 min	0	0	0	0
100-105 min	0	0	0	0
105-110 min	1	1	0	0
110-115 min	1	1	0	0
115-120 min	0	0	0	0
120-125 min	0	0	0	0
125-130 min	0	0	0	0
130-135 min	0	0	0	0
135-140 min	0	1	0	0
140-145 min	0	1	0	0
145-150 min	0	1	0	0
150-155 min	0	1	0	0
155-160 min	0	0	0	0
160-165 min	0	0	0	0
165-170 min	0	0	0	0
170-175 min	0	1	0	0
175-180 min	3	0	0	0
Total	6	10	1	1

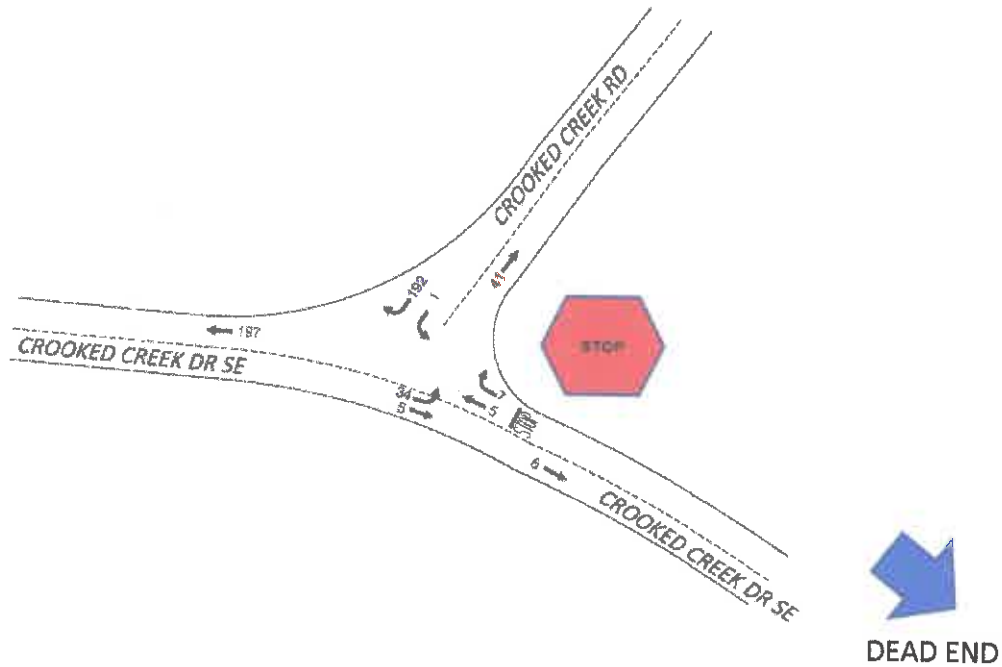
Item #6.

Saturday, August 17, 2019 , 12pm-3pm				
Coming from WEST direction				
Traffic count Data				
Time	Turned Left	Went Through	Heavy Vehicles	Buses
0-5 min	2	0	0	1
5-10 min	4	0	0	0
10-15 min	5	0	0	0
15-20 min	6	2	0	1
20-25 min	4	4	0	0
25-30 min	8	0	0	0
30-35 min	7	0	0	0
35-40 min	10	0	0	0
40-45 min	4	0	0	0
45-50 min	2	2	0	1
50-55 min	2	1	0	0
55-60 min	4	0	0	0
60-65 min	3	0	0	0
65-70 min	10	0	0	0
70-75 min	4	2	0	0
75-80 min	6	0	0	0
80-85 min	8	0	0	0
85-90 min	7	2	0	0
90-95 min	9	1	0	0
95-100 min	1	0	0	0
100-105 min	3	4	0	0
105-110 min	6	3	0	0
110-115 min	5	1	0	0
115-120 min	0	2	0	0
120-125 min	4	1	0	0
125-130 min	7	1	0	0
130-135 min	1	2	0	0
135-140 min	5	2	0	0
140-145 min	4	0	0	0
145-150 min	10	1	0	0
150-155 min	2	1	0	0
155-160 min	4	1	0	0
160-165 min	4	0	0	0
165-170 min	3	1	0	0
170-175 min	5	0	0	0
175-180min	2	1	0	0
Total	199	35	0	3

Item #6.

Intersection Schematic

THREE-LEG INTERSECTION
(CROOKED CREEK DR SE/ CROOKED CREEK RD)
THURSDAY, AUGUST 8, 2019
6AM - 9AM



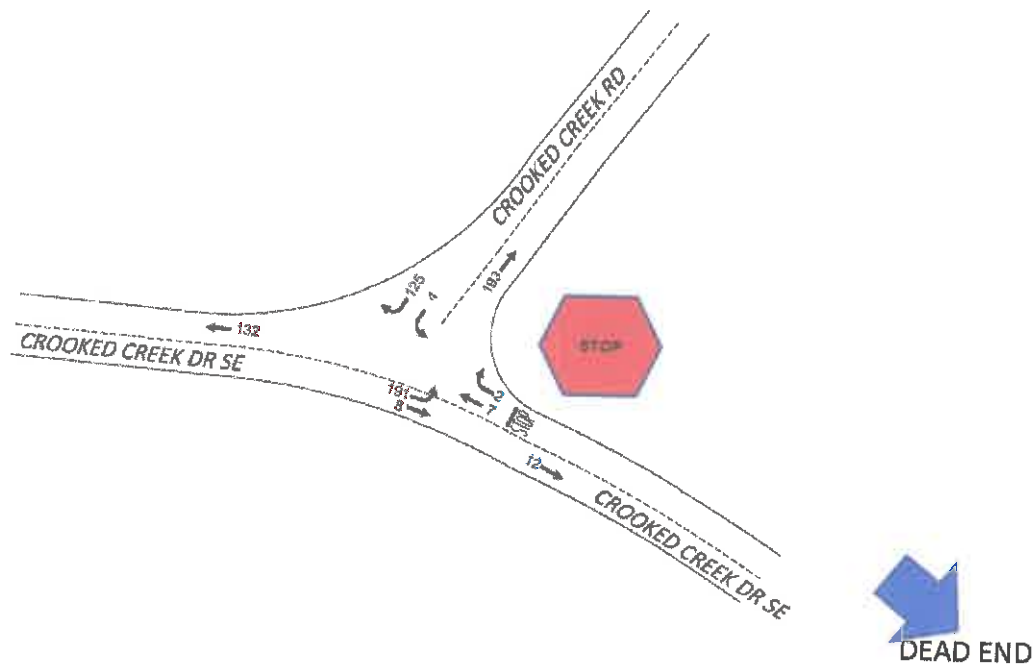
Notes:

The count was taken from peak hours 6:00am through 9:00 am on Thursday, August 8, 2019.

The weather condition was: 78°F/ Cloudy and Humid

During these peak hours, there were 8 heavy vehicles and zero boats seen.

THREE-LEG INTERSECTION
(CROOKED CREEK DR SE/ CROOKED CREEK RD)
THURSDAY, AUGUST 8, 2019
4PM - 7PM



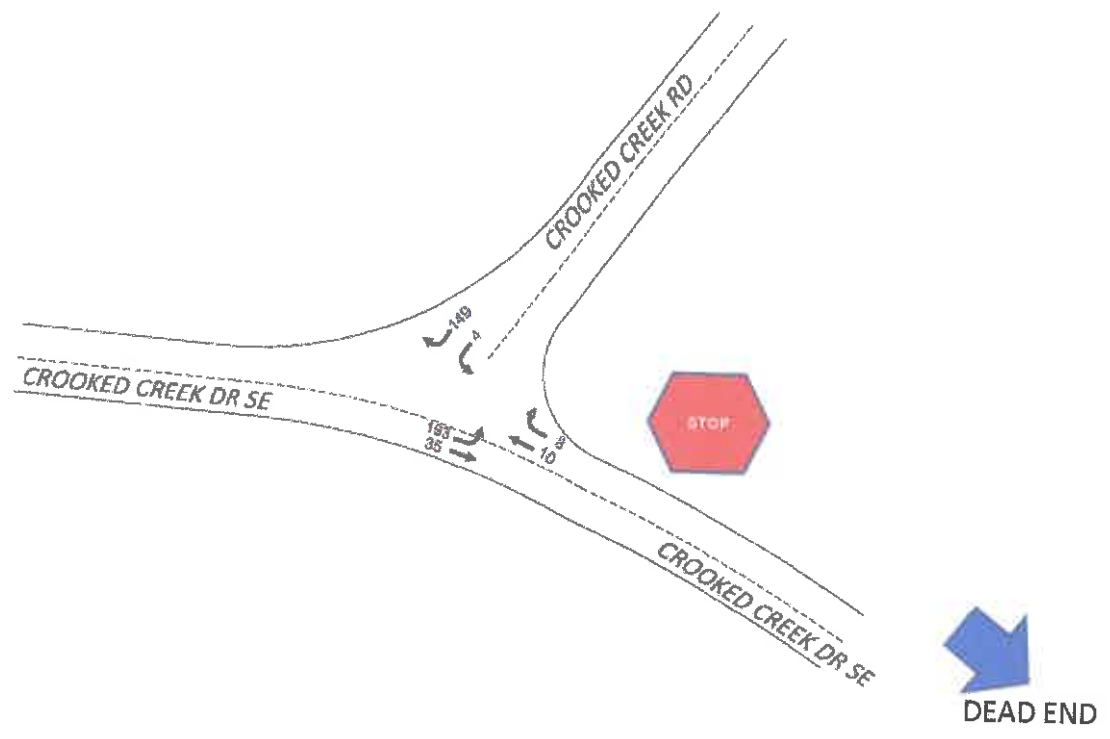
Notes:

The count was taken from peak hours 4:00 pm through 12:00 pm on Thursday, August 8, 2019

The weather condition was: 95°F/ Sunny

During these peak hours, there were 5 heavy vehicles and 3 boats seen.

THREE- LEG INTERSECTION
(CROOKED CREEK DR SE/ CROOKED CREEK RD)
SATURDAY, AUGUST 17, 2019
12PM - 3PM



Notes:

The count was taken from peak hours 12:00 pm through 9:00 pm on Saturday, August 17, 2019

The weather condition was: 96°F/ Sunny

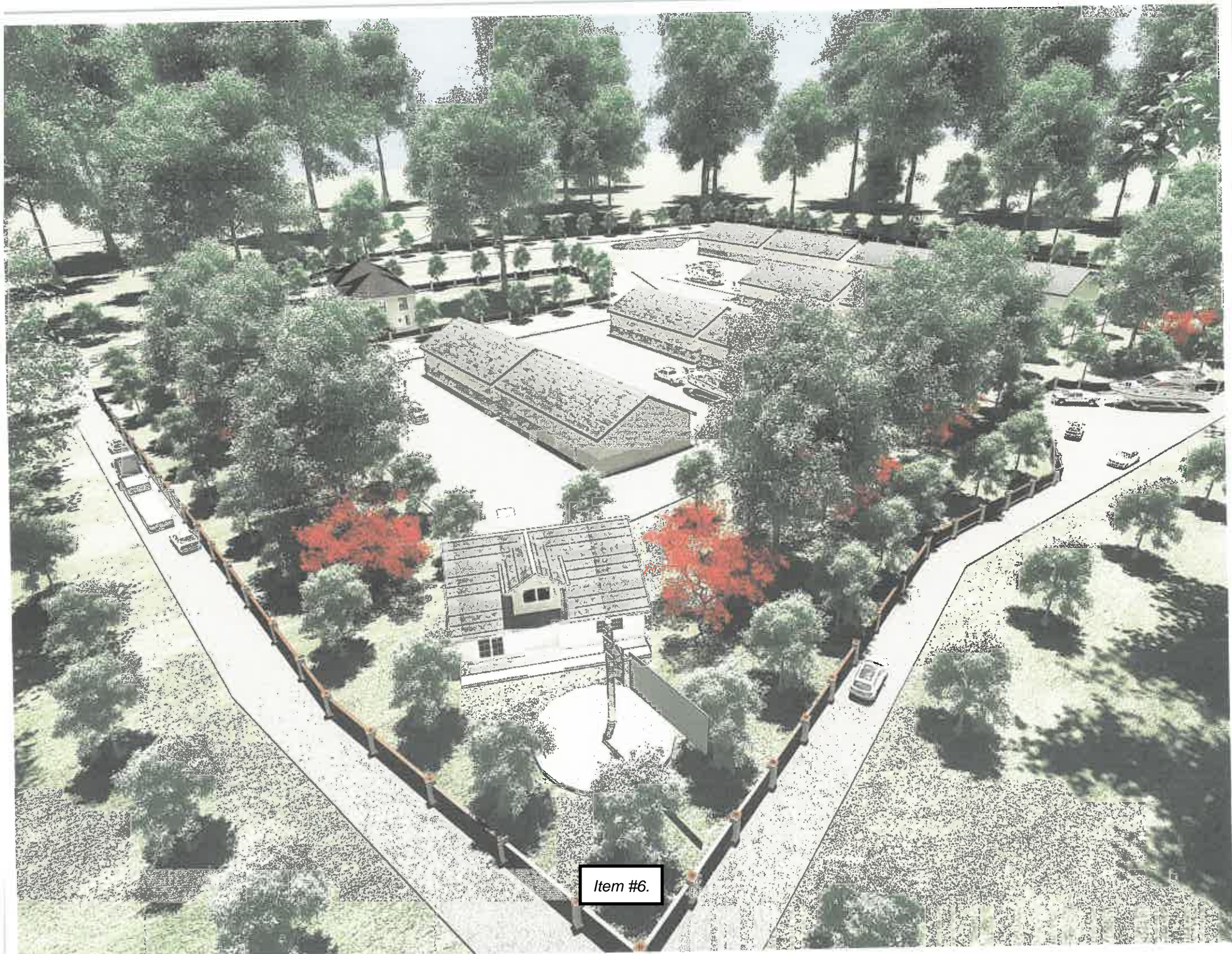
During these peak hours, there was 1 heavy vehicle and 6 boats seen.

Road Closures

Road Closures will not be necessary during the process of construction.

Conclusions

- We anticipate that additional traffic will enter the intersection, in order to utilize the proposed boat storage facility for short term and long term storage. We also anticipate a portion of the existing drivers will utilize the boat facility. The latter case will add turn activity at the proposed ingress/egress location.
- Seasonal traffic should be considered. The time of data collection represents medium to high travel for this area. The proximity to the lake and the summer season lends itself to more travel, as a portion of the nearby homes are recreational lake homes. Cooler weather affects the behavior of boat storage clients, resulting in less trips being made.
- Given, the volume of traffic observed and considering to the new boat storage capacity
- We do not anticipate new signals requirements.
- We do anticipate that the City will require roadside improvements associated with the new two-way entrance drive.



Item #6.



The Vision
The Harbor at Crooked Creek
3D Model Presentation
8/29/2019

8/29/2019

1



Item #6.

The Vision



The Harbor at Crooked Creek
Crooked Creek Rd. and Crooked
Creek Dr SE

Eatonton, Putnam County, GA
Project #19485

Contact:
Casswell Design Group, LLC

Hanna Casswell
hannacasswell@ymail.com

470-282-1875



Project Description

- **The Proposed Project:** consists of a new dry boat storage facility at the northeast quadrant of Crooked Creek Rd. and Crooked Creek Dr SE, in Eatonton, Putnam County, GA.
- **The Existing Site** is covered with natural ground cover, vegetation and trees. The site is generally flat in topography, gently sloping toward drainage ditches alongside Crooked Creek Rd and Crooked Creek Dr.
- **Both Roads:** are two lane asphalt paved roads without curb and gutter. Both, Crooked Creek Rd and Crooked Creek Drive are graded with crowned curves, allowing drainage on both sides of the roadway. Stormwater is collected in drainage ditches, within the right of way and carried downstream.
- **Surroundings:** The site is surrounded by large areas of undeveloped property and primarily single-family residential homes. Existing water utilities, fire hydrant and overhead power are present at the intersection.

Concept Plan Draft (in progress at time of study)



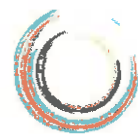
As the preliminary stages of development, we have prepared a rendering of the design concept of the boat storage facility.

The facility will consist of:

- one single story office
- associated driveway
- internal drive

The storage area will consist of approximately 50 individual covered boat storage units with rollup doors.

A detention/bioretention pond will be designed to handle increased stormwater runoff and to improve water quality.



Vicinity Map



The site is located west of Lake Sinclair.

The proposed use is intended to serve the surrounding community.

Pre-Development Aerial



Concept View - 1



8/29/2019

7

Item #6.

Concept View - 2

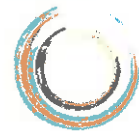


8/29/2019

8

Item #6.

Concept View - 3



Concept View - 4



Concept View - 5



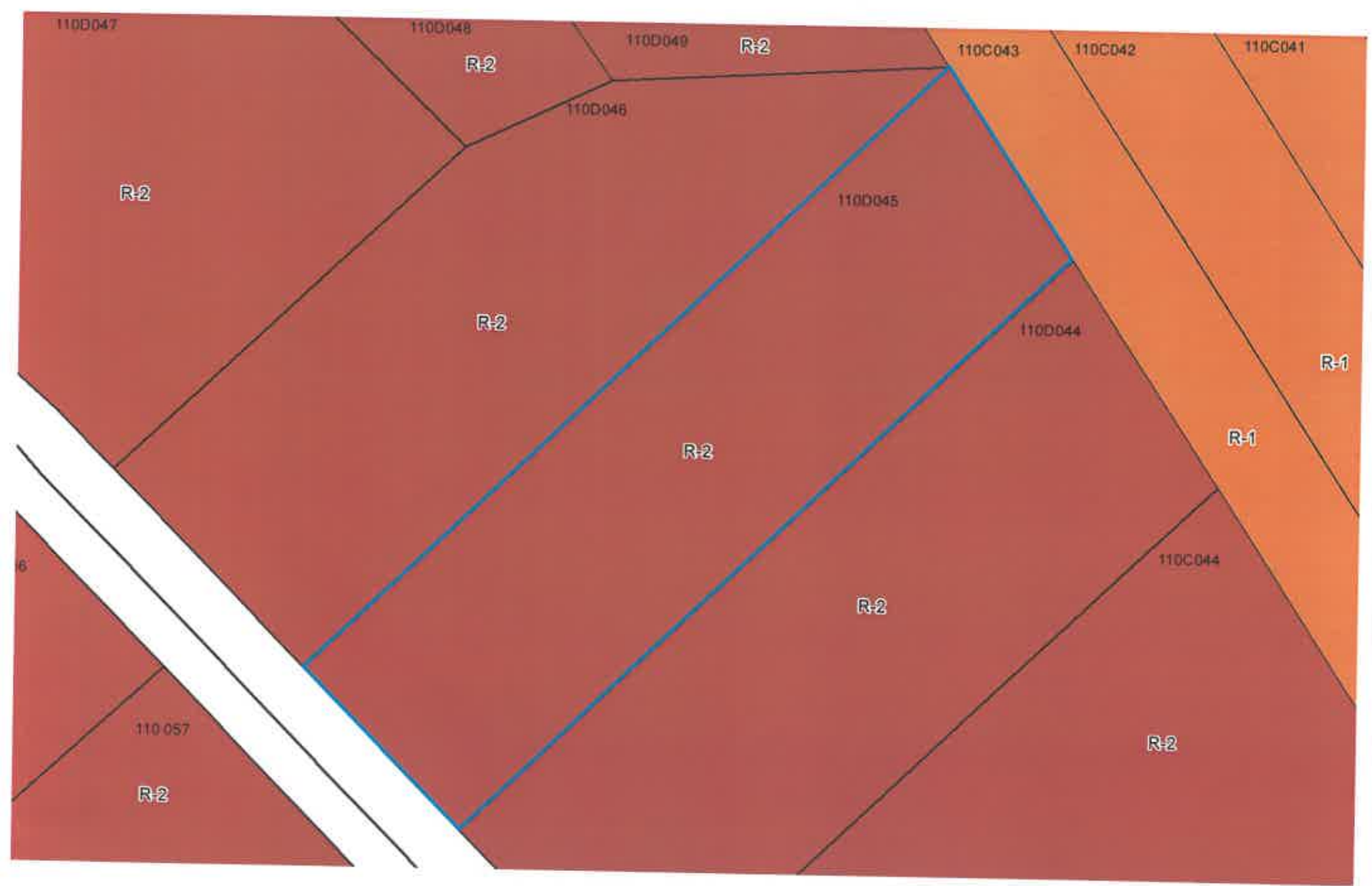
THANK YOU!

8/29/2019

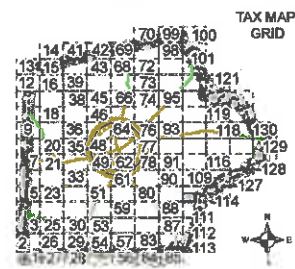
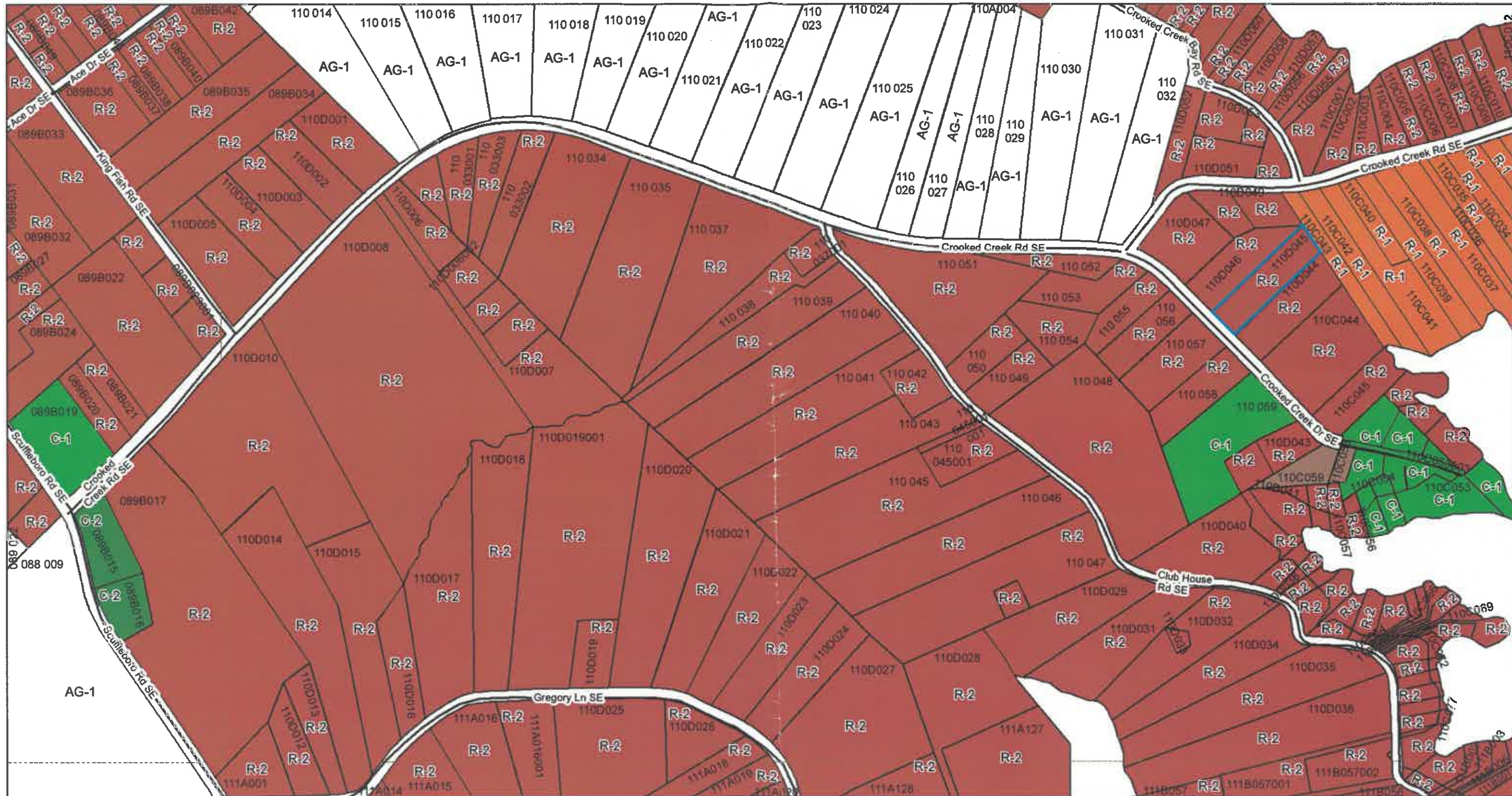
12



Item #6.



Item #6.



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

- Zoning**
- No Code
 - AG-1
 - AG-1 CITY

- GEOGRAPHIC FEATURE LEGEND**
- AG-2
 - C-1
 - C-1 CITY
 - C-2
 - C-2 CITY
 - I-M
 - IND-1 CITY
 - IND-2
 - IND-2 CITY
 - MHP
 - PUBLIC
 - PUBLIC CITY

- R-1 CITY
- R-1
- R-2 CITY
- R-1R
- R-2
- R-3 CITY
- R-4 CITY
- RM-1
- RM-2
- RM-3
- VILLAGE

Item #6.

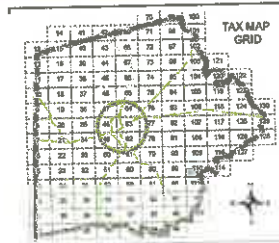
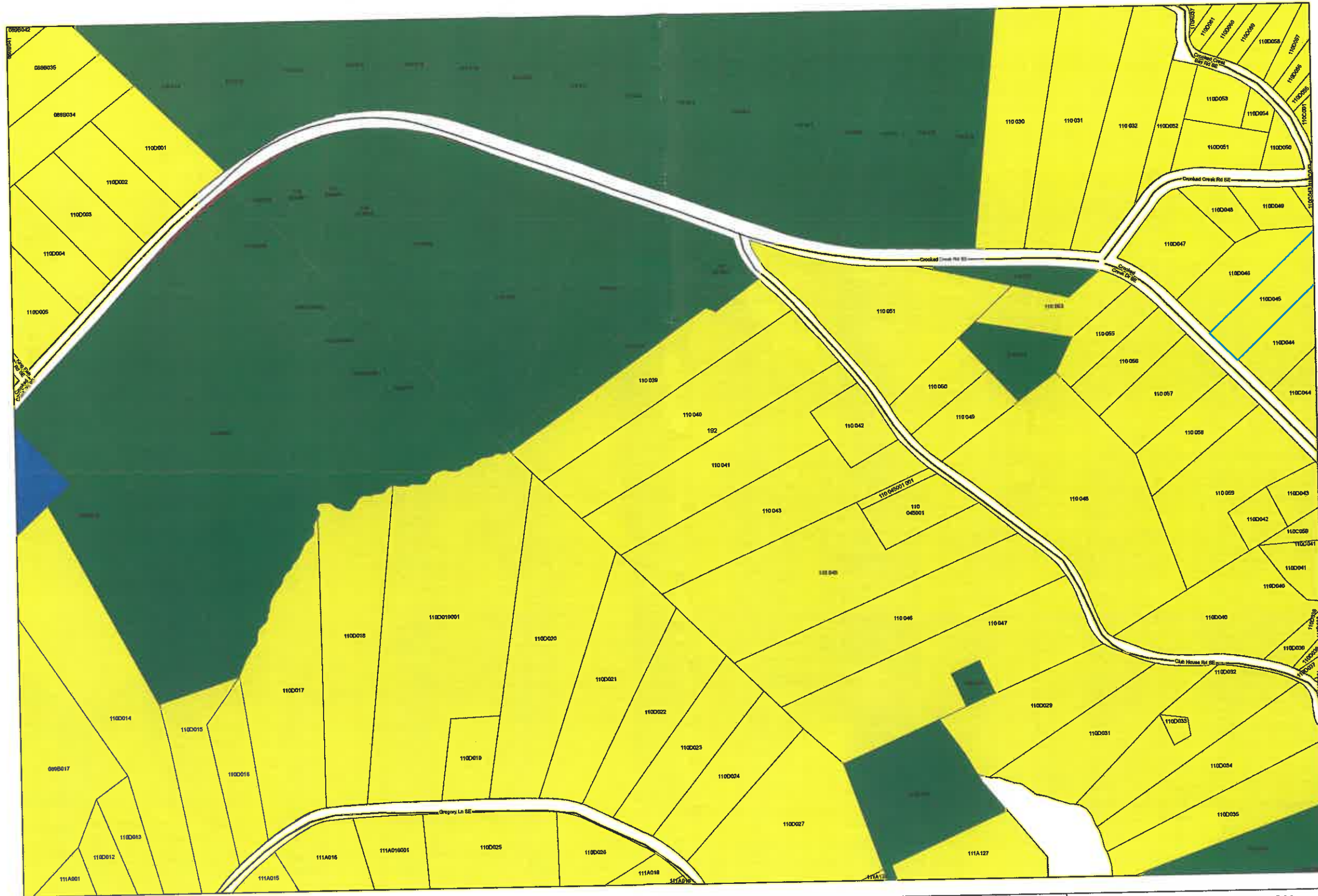
MGRC
IT GIS Services

Middle Georgia Regional Commission
175 Emory Hwy
Suva G,
Macon, Georgia 31217
(478) 751-6160
(478) 751-6517
Web:
www.middlegeorgiareg.com
Email:
mg@mg-rc.org

PUTNAM COUNTY, GEORGIA
ZONING MAPS

MAP 110D

MAP SCALE: 1" = 524.17' SCALE RATIO: 1:6,290 DATE: JUNE 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel Hook

Item #6.

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant



Middle Georgia Regional Commission
 175 Emory Hwy
 Suite C
 Macon, Georgia 31217
 (478) 751-6100
 (478) 751-6117
 Web: www.mgarc.org
 Email: mg@mg-rc.org

**PUTNAM COUNTY, GEORGIA
 FUTURE LAND USE MAPS**



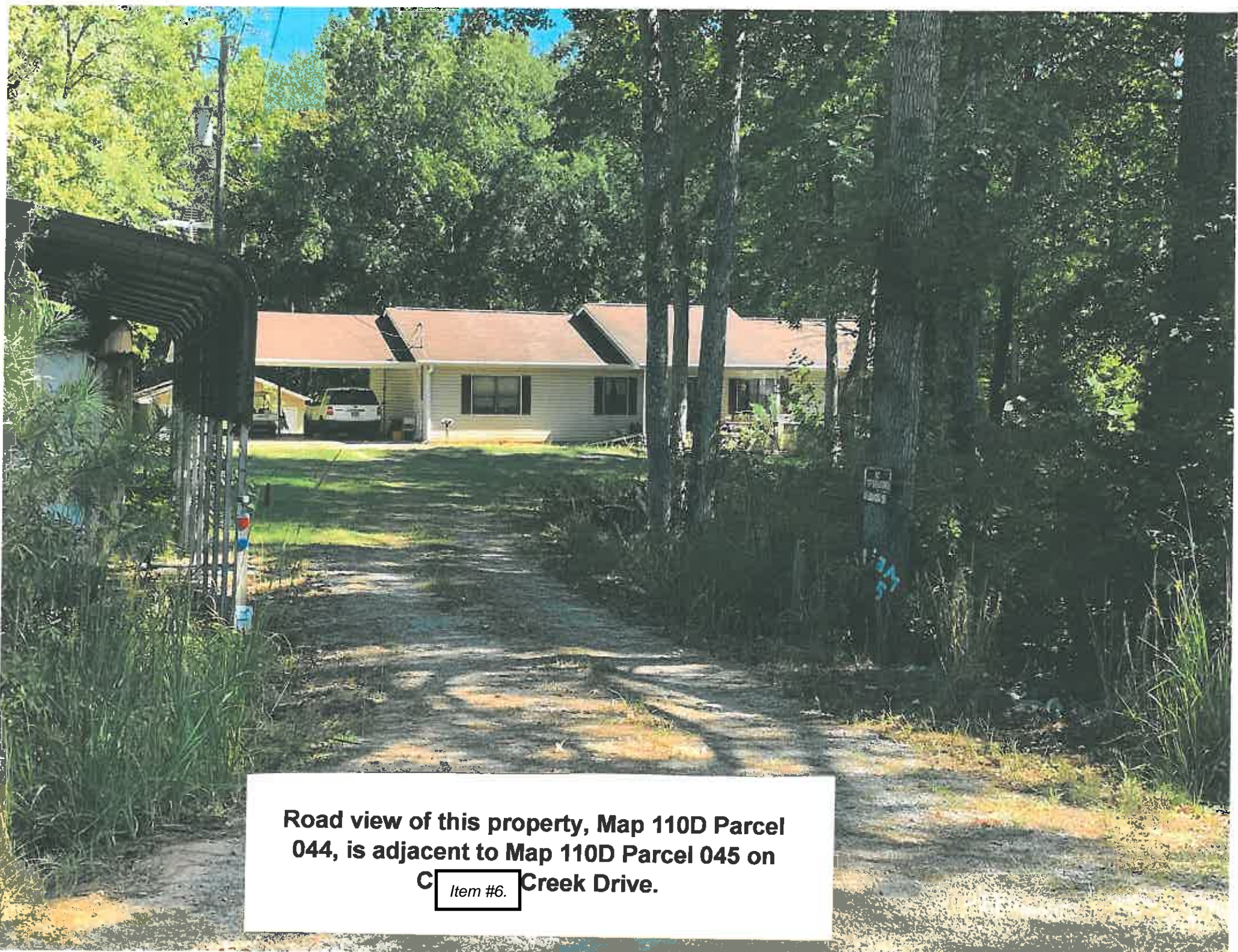
MAP 110D

MAP SCALE 1" = 200' SCALE RATIO: 1:2,400 DATE: JUNE 2019




This property, Map 110D Parcel 044, is adjacent to Map 110D Parcel 045 on Crooked Creek Drive.

Item #6.



Road view of this property, Map 110D Parcel 044, is adjacent to Map 110D Parcel 045 on C Item #6. Creek Drive.



**Road view of multiple nearby properties of Map 110D
Parcels 047, 046, and 045, located on Crooked Creek
Drive.**

Item #6.



**Road view of multiple nearby properties of
Map 110D Parcels 047, 046, and 045,
located on Crooked Creek Drive.**

Item #6.

A photograph showing a road view of a property. In the foreground, there is a paved road. A large, well-maintained lawn extends from the road towards a large, leafy tree. Behind the tree, a white house is partially visible, mostly obscured by the branches. The background is filled with more trees under a clear blue sky.

Road view of this property, Map 110 Parcel 058. It is located on the same road of Map 110D Parcels 047, 046, and 045 on Crooked Creek Drive.

Item #6.

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Tom Kennedy	Tom Kennedy	1101 Crooked Creek Rd SE	706 485-0008
Jan Kennedy	Jan Kennedy	1101 Crooked Creek Rd. 186 Paramount Dr	706 485-0008
Trudy Mac Donald	Trudy Mac Donald	Eatonton	478-251-8243
Donald Keife	Donald Keife	200 Sinclair Cir Eatonton	
Doris Moody	Doris C. Moody	123 Southboro Rd	478-454 7208
Teresa Bedger	Teresa Bedger	5275 Steel Bridge	478 234 1415
Jeff Huendon	Jeff Huendon	185 Emory Dr	478-234-7842

Item #6.

OVER →

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Marlon Riddle Hoover		309 Club Haver	954-324-5309
CHRIS FLOYD		180 TWISTING HILL RD	678-710-5574
Justin Helton		132 North Steel Bridge Rd	706-816-2906
Jim Gaen		187 Cold Spring	678-288-2130
Keith Gibson		402 Saddleboro Rd 31024	706-485-2118
Jerry Parkerson		164 Sinclair Rd	770-480-1950

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024





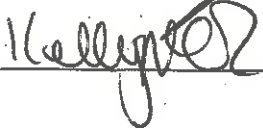
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Pamela Faust			
Brian Hayes			
Kellie Davidson			
DAV, d, m, DA			
Kellyn McCoricle		136 Paramount	706-927-9811

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
John P. Albright	<i>John P. Albright</i>	285 P. Club house Rd Eatonton, Ga	770-757-0799
Jim O'Day	<i>Jim O'Day</i>	78 Woodhaven Eatonton	
Janet Smallwood	<i>Janet Smallwood</i>	130 Pinewood Dr Eatonton GA	770-361-5863
James Crisp	<i>James Crisp</i>	235 A N. Steel Bridge Rd. Eatonton, Ga	678-877-4815
Phillip Bastley	<i>Phillip Bastley</i>	375 South Steel Bridge Rd	706/818-4503
John Thompson	<i>John Thompson</i>	204 N. Steelbridge Rd.	478-223-3950
Jessica Navran	JESSICA NAVRAN	208 N. Steelbridge Road	386-589-7189
Eric Workson	<i>Eric Workson</i>	119 Woodhaven Dr.	

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Susan B. Stead	<i>Susan B Stead</i>	Eatonton, GA 178 Cold Branch	404 610-5343
JAMES D. Crouch	<i>James D. Crouch</i>	1089 CROOKED CREEK RD. EATONTON	678-925-7211
<i>HAROLD S. Echols</i>	<i>Harold S. Echols</i>	1089 Crooked Creek Eatonton, GA	706-816-8862

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Mary Tiedeman	<i>Mary Tiedeman</i>	127 Sunfish Trl	770-365-1127
Sarah Cook	<i>Sarah Cook</i>	1123 Crooked Creek Rd	513-258-3693
Vincent Cook	<i>Vincent Cook</i>	1123 Crooked Creek Rd	513-258-3739
Alexis Shumate	<i>Alexis Shumate</i>	1036 Crooked Creek Rd.	818-8872 706- 1185-4889

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Dow Morgan	<i>[Signature]</i>	121 C NINA DR	404-310-2081
R. K. [Signature]	<i>[Signature]</i>	938 55 Rd	404-213-9208
Janet Morgan	Janet Morgan	EATONTON 121 C NINA DR	770- 408 595-8465
Carol David	CAROL DAVID	938 55 Rd Bridget Rd	678-918-1296
Pamela K. Markillie	Pamela K. Markillie	136 Steel Bridget Eatonton, GA 31024	706-485-5897

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Henry Swain	<i>Henry Swain</i>	782 S Steels Bridge Rd	706-485-8460
Bonnie P. Swain	<i>Bonnie P. Swain</i>	782 S, Steels Bridge Rd.	706-485-8460
Brenda Davis	<i>Brenda Davis</i>	1107 Crooked Cr. Rd.	706-485-7384
Jim Davis	<i>Jim Davis</i>	1107 Crooked Creek Rd.	706-485- 8460 ⁷³⁸⁴

OPPOSE Boat Storage

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
NICKIE WELLS	<i>Nickie Wells</i>	1118 Crooked Creek Rd.	478-251-1963-cell
Rebekeh Whitt	<i>Rebekeh Whitt</i>	169 N Steel rd Bridgeway	
DEWITT PINSON DEWITT PINSON	<i>Dewitt Pinson</i>	1109 Cottrell Creek Rd.	706-485-0555
PAL OYDEN	<i>Pal Oyden</i>	186 N. Steel Rd. Eatonton	478-973 4139
Jay Seese	<i>Jay Seese</i>	857 Crooked Creek	706-816-3058
Debbie Crisp	<i>Debbie Crisp</i>	235A North Steel Bridge Rd. Eatonton	678-797 1871
Maureen Phifer	<i>Maureen Phifer</i>	136 Gregory Lane Eatonton, Ga	

OVER →

OPPOSE Boat Storage

Date 09-27-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
DAVID W. DILL	<i>[Signature]</i>	259 Cold Branch Rd	—
A J GUNTER	<i>[Signature]</i>	110 Kingfish Rd	<i>[Signature]</i>
KIRSTEN FORSMAN	<i>[Signature]</i>	858 S. Steelberg	—
Jim Forsman	<i>[Signature]</i>	858 S. STEELBERG Rd.	—
Kathy Day	<i>[Signature]</i>	259 Cold Branch	—
K Jones	<i>[Signature]</i>	Forest Hill Ct	—
Elna HOCKEY	E. J. Hockey	977 Crooked Creek Rd	—

Twylla Tucker *[Signature]* 177 Clubhouse Rd Eatonton 706-248-7585

Item #6.

OPPOSE THE Boat Storage

Date 09-26-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Heather Chavez	<i>Heather Chavez</i>		
Eric Scott	<i>Eric Scott</i>		
Janet Railey	<i>Janet Railey</i>	1207 Crooked Creek Rd	
Stephany Jones	<i>Stephany Jones</i>		
Tasha Shead	<i>Tasha Shead</i>	233 Cold Branch Rd.	
Kristen Stone	<i>Kristen Stone</i>	188 N Steel Bridge Rd	
Sarah Wood	<i>Sarah Wood</i>		

DAVID HORTON *David Horton*

Item #6.

Donna Harper

Donna Nausea

137 ACE DR

OVER →

Date 09-27-19Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Jimmy Wells	<i>Jimmy Wells</i>	1118 Crooked Creek Rd.	478-251-1903
Bettina Hutchings	<i>Bettina Hutchings</i>	1077 Crooked Cr. Rd. Eatonton, GA 31024	770-2353221
James Hutchings	<i>James Hutchings</i>	1077 Crooked Creek Rd. Eatonton	706-485-9223
VIRGINIA HUTCHINGS	<i>Virginia Hutchings</i>	1077 CROOKED CREEK RD.	706-485-9223
Nancy Turner	<i>Nancy Turner</i>	1088 Crooked Creek Rd	706-485-8767
MARSHALL TURNER	<i>MOTurner</i>	1088 Crooked Creek Rd	706-485-8767

Date 09-26-19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024



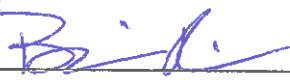
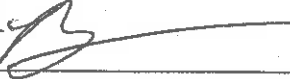
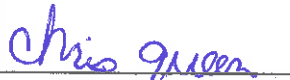


2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Traci Morris Traci Morris		261 Cold Branch Rd	478-696-6887
Stephanie Watson		119 Woodhaven Dr Eatonton	478-456-2663
BRIAN BRADLEY		1207A CROOKED CREEK RD	815-762-3153
Rodney Byrnes		557 S Steel Bridge Rd	706 473 9681
Chris Queen		188 N Steel Bridge Rd	
Vickie Krip		144 Pinewood	706-484-2505
DAVE HOCKEY		927 CROOKED CREEK RD	_____

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Patsy Gray Road 5.	<i>Patsy Gray</i>	131 Steel Bridge Rd	706 484-1460
Van Houten	<i>Dunn S. Van Houten</i>	528 S. Steel Bridge Rd	706 484-0604

Date 9.28.19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

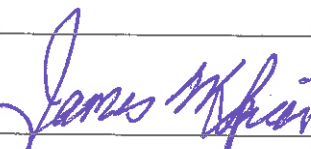

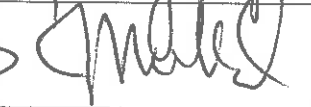



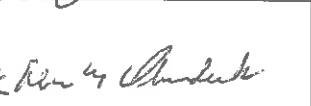
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Jim Spicer		154 N. Steel Bridges Eatonton	315-802-8851
SARA SHEPHERD		108 Sinclair Dr. Eatonton, GA	706-488-8457
JEFF MULLAND		312 S. STEEL BRIDGE Eatonton 31024	770-598-6521
RICKY DAVIS		1074 CROOKED CREEK EATONTON, GA	770-296-3397
Stacey Davis		1074 Crooked Cr. Eatonton GA	404-234- 8797
Eileen Oberdeck Eileen Oberdeck		792 So Steelbridge RD	706-923-1724
ALAN M OBERDECK		792 S. STEEL BRIDGE RD	706 923-1724

Date 9/23/19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
VIRGINIA DREW	<i>Virginia Drew</i>	780 S. Steel Bridge	706-485-5819
DENNIS McWALTER	<i>Dennis McWalter</i>	130 Steel Bridge Pt	706 484-1484
Peggy McWalter	<i>Peggy McWalter</i>	130 Steel Bridge Pt	706 484-1484
Paula Castro-Poveda	<i>Paula Castro-Poveda</i>	163 STEEL BRIDGE PT	706 816 1643
Paula Castro-Poveda	<i>Paula Castro-Poveda</i>	163 Steel Bridge Point	706 816 7993
MERLE SEBALD	<i>Merle Sebal</i>	118 S STEELBRIDGE RD	706 485 7501
WANDA SEBALD	<i>Wanda Sebal</i>	118 S. Steel Bridge	813 785 9824

Date 9/23/19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Michael Jones	<i>Michael Jones</i>	182 Peachwood Court Dr Eatonton	706-816-9784
William D Aubry	<i>William D Aubry</i>	166 Crooked Creek Bay Rd Eatonton	706-473-3395
Gary Hawk	<i>Gary Hawk</i>	294 South Steel Bridge	1-478-396-1342
LEE GLASS	<i>Lee Glass</i>	274 S. STEEL BRIDGE	706-484-1503
Jenn Rowe	<i>J. Rowe</i>	204 Roscom Pt Dr	770-546-0533
Sandra Gagny	<i>Sandra Gagny</i>	870 S Steel Bridge	706-485-5221
George Drew	<i>George Drew</i>	780 S. Steel Bridge	706-485-5819

Date

9/25/19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Jennifer Brewer	Jennifer Brewer	139 Forest Hill Dr.	706-816-0892
Amy Snowden	Amy Snowden	510 Oak Ridge Rd.	973-868-5549
RAYLA ZAVORS	Rymond Lyane	10024 Crooked Creek Rd	706 991-5085
JAMES SCHWEIBER	Jim Schw	157 Crooked Creek Dr	706 923-2938
JAMES BARBER	James Barber	115 Cold Branch Ln	478-258-1096
Bronck Barber	Bronck Barber	115 Cold Branch Ln	478-258-1095
GAIL COLGAN	Gail Colgan	204 POSSUMPT DR.	404-281-2903

Date Sept. 19, 2019**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024




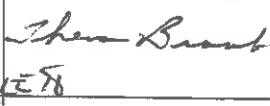

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Chad Hudgins		Eatonton GA 31024 417 KARR. DR. SW	706 485 9979
Judy KUTLEDGE		1111 Crooked Creek Rd SE	706 413 1689
Tom Rutherford		1111 Crooked Creek Rd SE	706 413 1689
Theron Bramlett		292 S. Steel	706-485-0839
Penny Bramlett		292 S Steel	706 485-0839
Kimberly Shumate	Kimberly Shumate	1036 Crooked Creek Rd	706 485 6889
Mark Shumate	Mark Shumate	1036 Crooked Creek Rd	706 485 6889

Date 09-30-19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

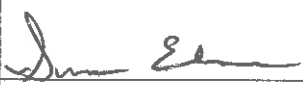




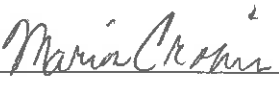
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Summer Elson		381 Old Capeland Rd Eatonton	706-473-2046
Patricia Agee		176 Rockville Springs Dr. Eatonton	706-623-2474
Barbara Davis		115 Robin Ct Eatonton	678-773-6498
Lisa Arthy		144 Crooked Creek Bay Rd. Eatonton	706-817-1359
Jesse Rogers		P.O. Box 3852 1049 road Eatonton Ga 31024	706-473-3171
Marion Cronin		294 Alexander Rd Eatonton	706 485 5283

Date

10/3/19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

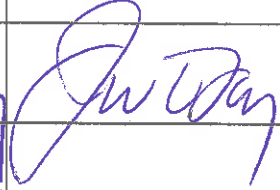
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Jim O'Day		78 Woodhaven Dr. Eatonton	770-653 4053

PETITION AGAINST REZONING FOR BOAT STORAGE ON CROOKED CREEK

Project:	The Harbor at Crooked Creek	Meeting Date:	October 3, 2019
Facilitator:	Putnam County Zoning	Place/Room:	ADMIN Bldg

Name	Address	Telephone	Email	Reason
Ray & Susan Dotterow	123 Nina Dr. SE Eatonton	(706) 485-9144	dotterow634 @hotmail. com	Rezoning
Jamie Hulings	261 N. Steelbridge Rd. Eatonton, GA	706-816- 6349	hulings. jamie@ gmail.com	rezoning
Andrea Dorsey	888 Crooked Creek Rd. Eatonton GA	706-473 4373	dotse402 dallaswithnet	Rezoning
Trudy MacDonald	186 Paramount Dr Eatonton, GA	478-251 8243	trudy m 42250 @gmail	Rezoning
Joe Rainey	143 ACE Dr. Eatonton	478-451 9063	/	Rezoning
Gary Martin	141 Kingfish Rd. Eatonton GA 31024	706-816 2422 586-463	/	Rezoning
Peggy Lynn G. Gisor	119 HERRINGTON DR Eatonton Ga Eatonton, Ga. 31024	1324	/	Rezoning
Jaye L. Chambers Fayeh. Chambers	129 N. Steel Bridge Rd	706-485 7876	/	Rezoning
Lee Bryant	117 Cold Branch Lane	706-485 8321	/	Rezoning
Teroy James	104 Crooked Creek Drive	478-451 7957	/	Rezoning
Wanda James	104 Crooked Creek Drive	478-451 7971	/	Rezoning
Clyde William	125 Crooked Creek R.	706-991 5382	/	Rezoning

Date 9.23.2019

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
JAMES P. SCHREIBER	<i>James P. Schreiber</i>	129 CROOKED CREEK DRIVE	706-923-2938
DONNA F. SCHREIBER	<i>Donna F. Schreiber</i>	129 CROOKED CREEK DRIVE	706-923-2938
Jackie Gandy Glenn	<i>Carolyn Glenn</i>	177 Crooked Creek Drive	706-425-3514
Mamie L. Farley	<i>Mamie L. Farley</i>	126 crooked creek	404-299-3778
Brenda Schreiber	<i>Brenda Schreiber</i>	157 Crooked Creek Drive	770-329-3135
Jim Scarborough	<i>Jim Scarborough</i>	157 CROOKED CREEK DR	678-321-5136

Date 9.28.19**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Ray & Susan Dotherow	Ray Dotherow Susan Dotherow	123 Nina Dr Eatonton SE	(706) 485-9144
Jamie Hulings	Jamie A. Hulings	261 N. Steelbridge Rd. Eatonton	706-816- 6349
Neil Bryant	Neil Bryant	117 Cold Branch Ln	706-485- 8321
Leroy James	Leroy James	104 Crooked Creek dr	474-451 7957
Yolanda James	Yolanda James	104 Crooked Creek Drive	478 451-7971
Clydia Gilliam	Clydia Gilliam	125 Crooked Creek Dr	706-991-5382
Brenda Schreiber	Brenda Schreiber	157 Crooked Creek Drive	770-329- 3135

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024


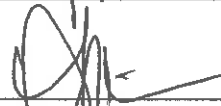




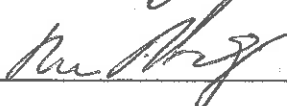
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
JUDY VINES		109 LITTLE RIVER DR. EATONTON, GA	404-313-2585
LAURA MILLER		109 LITTLE RIVER DR. EATONTON, GA 31024	404-323-2585
DAVID SIFFERT		106 SCOTT OAK DR. EATONTON	706 473 1581
Joy Shelton		1096 Crooked Creek Rd.	706-485-8599
Paul Shelton		1096 Crooked Creek Rd	770-656-4622
Jessica		162 Summit Rd	478 696 2787
Kim Hodgins		162 Summit Rd	770 267 3515 706 595

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024



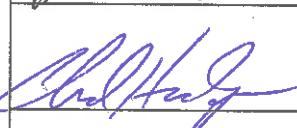
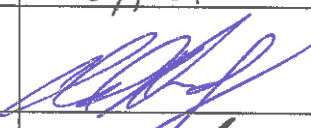
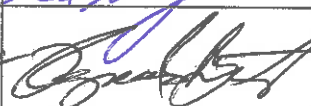
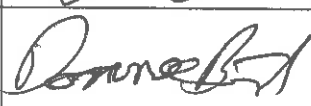

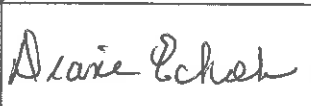
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Rebecca D Hill		1104 Crooked Creek Rd	770-617-2897
Wallace Hill		"	"
		417 Keatons	706-485-9979
Raymond Birt		154 Steel Bridge Rt	706-485-8608
Donna Birt		154 Steel Bridge Rt	706-485-8608
Harold Echols		1059 Crooked Creek Rd	706-816-8662
Diane Echols		1059 Crooked Creek Rd	770-378-1057




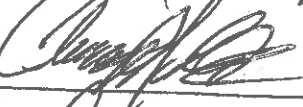


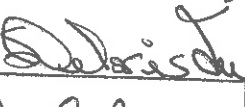

Date 10-07-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Eric Scott		172 Gregory Lane	
Mabel Parker		406 S Steelbridge	
Richard W. Williams		237 Col H Blvd	
Clemons A. Nichols		116 N Steel bridge Rd	
Virginia Butts		Crooked Creek Rd	
Cindy Callaway		Scuffieboro Rd.	
Debris Feyarts		Sinclair DR	
YARREL FEYART		Sinclair Drive.	

Date 10-02-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
June Hobbs	<i>June Hobbs</i>	951 Crooked Creek Rd	
Ginger Hobbs	<i>Ginger Hobbs</i>	951 Crooked Creek Rd	
Samantha Chandler	<i>Samantha Chandler</i>	107 Fox Hollow Run	
Sheila Clopton	<i>Sheila Clopton</i>	1100 Crooked Creek Rd.	
Mazie Stephens	<i>Mazie Stephens</i>	770 S. Steel Bridge Rd.	706-473-5878
Connie Marrs	<i>Connie Marrs</i>	306 A Cold Branch Rd	
Billy Hulsey	<i>Billy Hulsey</i>		
Rick Buckler	<i>Rick Buckler</i>	138A Steep Point Rd	

Bramber Smitty *Bramber Smitty* 1122 crooked creek RD.

Date 10-03-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Will Holley	<i>Will Holley</i>	138 A Steel Bridge Eatonton, GA 31024	
Theresa Mahaffey	<i>Theresa Mahaffey</i>	100 Possum Pt Cor 401 Eatonton, GA	649-2975
Elizabeth Barbee	<i>Elizabeth Barbee</i>	227 S. Steel Ga Bridge Rd. Eatonton	706-473-5096
Dianna Durden	<i>Dianna Durden</i>	1118 Crooked Creek Rd	706 816 6861
TERRY CLOPTON	<i>RT Cloyd</i>	1100 Crooked Creek	478-397-9709

Date 10-03-19

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

- 3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024
- 2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024
- 3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024
- 1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
WYNNE LAWRENCE	<i>[Signature]</i>	1084 Crooked Creek	706-485-6787
OLLIE FAYE LAWRENCE	<i>[Signature]</i>	1084 Crooked Creek	706-816-2352
BEVERLY BOIVIN	<i>[Signature]</i>	1076 CROOKED CREEK	404-405-7376
ROGER BOIVIN	<i>[Signature]</i>	1076 CROOKED CREEK	404-405-9600
WM RAMSEY	<i>[Signature]</i>	886 S. Steelbridge Rd Eatonton	706 485 2031

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
RAY STEPHENS	<i>Ray Steph</i>	770 SOUTH STEEL BRIDGE RD.	473-8182
Crystal Sides	<i>Crystal Sides</i>	683 Sparta Hwy	478-288-2889
Alex Sides	<i>[Signature]</i>	683 Sparta Hwy	478-288-7848
Delane Latimer	<i>Delane Latimer</i>	1032 Crooked Creek Rd Eatonton GA	—
Robert Latimer	<i>Robert Latimer</i>	1032 Crooked Creek Rd Eatonton, GA	—

Date 9-23-2019**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

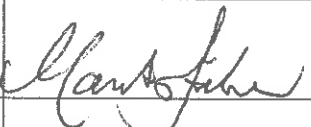
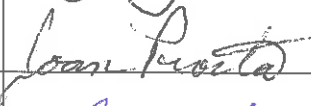




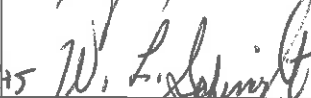
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
M. Fisher		106 Sinclair Circle	706 484 0877
J. Proctor		194 Sinclair Cir	706 485 8103
C. Coker		115 TWISTING HWY D	706 486 8901
J. Kutt		Sinclair Ln	706-971-5108
David Cain		144 Sinclair Cir	706-485-3272
CINDY SVEC		107 Sinclair Ln Eatonton, GA	706-485-7586
William SAFERIGHTS		206 Sinclair Circle EATONTON	706 485 4165

Date _____

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

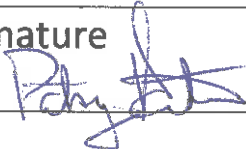


2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Patsy Hitchcock		374 Sinclair Rd	(706) 473-8337
MARY ZELASKIEWICZ Mary Zelaskiewicz		374 SINCLAIR	706-473-8544
ALEX ZELASKIEWICZ		374 SINCLAIR	706-473-8544

Date Sept 20, 2019**Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:**

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024

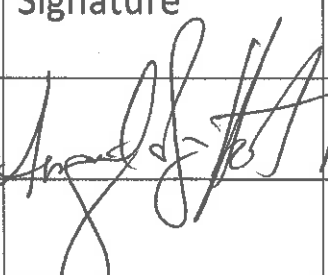
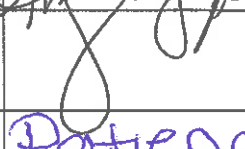
2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Angela Horton		115 Crooked Creek	478-251-2843
Paul Huta		"	"
Patience Allison	Patience Allison		706 473 5034
Josh Allison	Josh Allison		706-473-0863

Date

10/2/2019

Petition to OPPOSE the rezoning of the following addresses from R-2 to C-1:

3.00 acres at 121 Crooked Creek Dr. Eatonton, GA 31024



2.46 acres at 119 Crooked Creek Dr. Eatonton, GA 31024

3.07 acres at 1127 Crooked Creek Rd. Eatonton, GA 31024

1.19 acres at 1117 Crooked Creek Rd. Eatonton, GA 31024

Petition summary and background: The change in zoning will negatively affect our kid friendly residential area, traffic flow, safety, environmental (drainage) and aesthetics of the neighborhood.

Action petitioned for: We, the undersigned are concerned citizens who urge our leaders to act now so our Crooked Creek area remains a residential area instead of rezoning to commercial lots at the addresses listed above.

Printed Name	Signature	Address	Phone Number
Kathleen Rohring		164 Crooked Creek Bay Rd.	404-320-0872
DAVID ROHRING		164 CROOKED CREEK BAY ROAD	404-797-9288

Item Attachment Documents:

7. Request by James P. Key to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1 [Map 110D, Parcel 046, District 3] (staff-P&D) REQUEST TO WITHDRAW WITHOUT PREJUDICE

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #7.



10/7/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County, Georgia

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel.

Parcel Number: 110D046
LOT # 6

Please contact me directly should you need anything further concerning this matter.
Thank you for your time and consideration.

Sincerely,


Jamie Key, Owner
J KEY Construction LLC.

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-251-6724 Direct
404-Item #7. Office

Request by James P. Key to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. **[Map 110D, Parcel 046, District 3]**. * The applicant is seeking to rezone this parcel along with three adjacent parcels with a total of 9.72 acres from R-2 to C-1. If approved, the applicant would like to combine the four parcels in order to construct an enclosed boat storage facility and a single-story rental office. The proposed boat storage facility will consist of approximately 50 individually covered boat storage units with rollup doors. The proposed rental office will also be utilized as a retail store for recreational goods such as drinks, snacks, bait, tackle and marine necessities. The overall development is currently zoned R-2 and is located within a residential area. In addition, the proposed parcels either abut or adjacent to at least eight single family residences which will be directly impacted by the proposed rezoning. The residence located at (Map 110D, Parcel 048) will be surrounded by the proposed development on three sides. The residence located at (Map 110D, Parcel 044) abuts the property on Crooked Creek Drive. The residences located at Map 110 Parcels 055 and 056 are directly across the road from the proposed development on Crooked Creek Drive and there are four additional homes across the road (within 500 - 1000 feet) on Crooked Creek Road that will be directly impacted by this development. In addition, the proposed property also abuts (Map 110C, parcel 042), which is zoned R-1. This request is not consistent with the Comprehensive Plan Future Land Use which indicates that the future land use in this area is residential. Therefore, the proposed commercial use would not meet the intended future land use. It is the opinion of staff that rezoning this property from R-2 to C-1 will have an adverse effect on this residential neighborhood with the potential for increased noise, light intrusion and increased traffic. It could also potentially cause a decrease in value for the residences that are directly impacted by this proposal. Moreover, this rezoning request does not promote a practical balance between the promotion of the public health, safety and reasonable use of the subject property. It will adversely affect the existing use, value, and usability of adjacent and nearby residential properties.

Staff recommendation is for denial to rezone 2.46 acres at 119 Crooked Creek Drive [Map 110D, Parcel 046, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission's recommendation is for denial to rezone 2.46 acres at 119 Crooked Creek Drive [Map 110D, Parcel 046, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

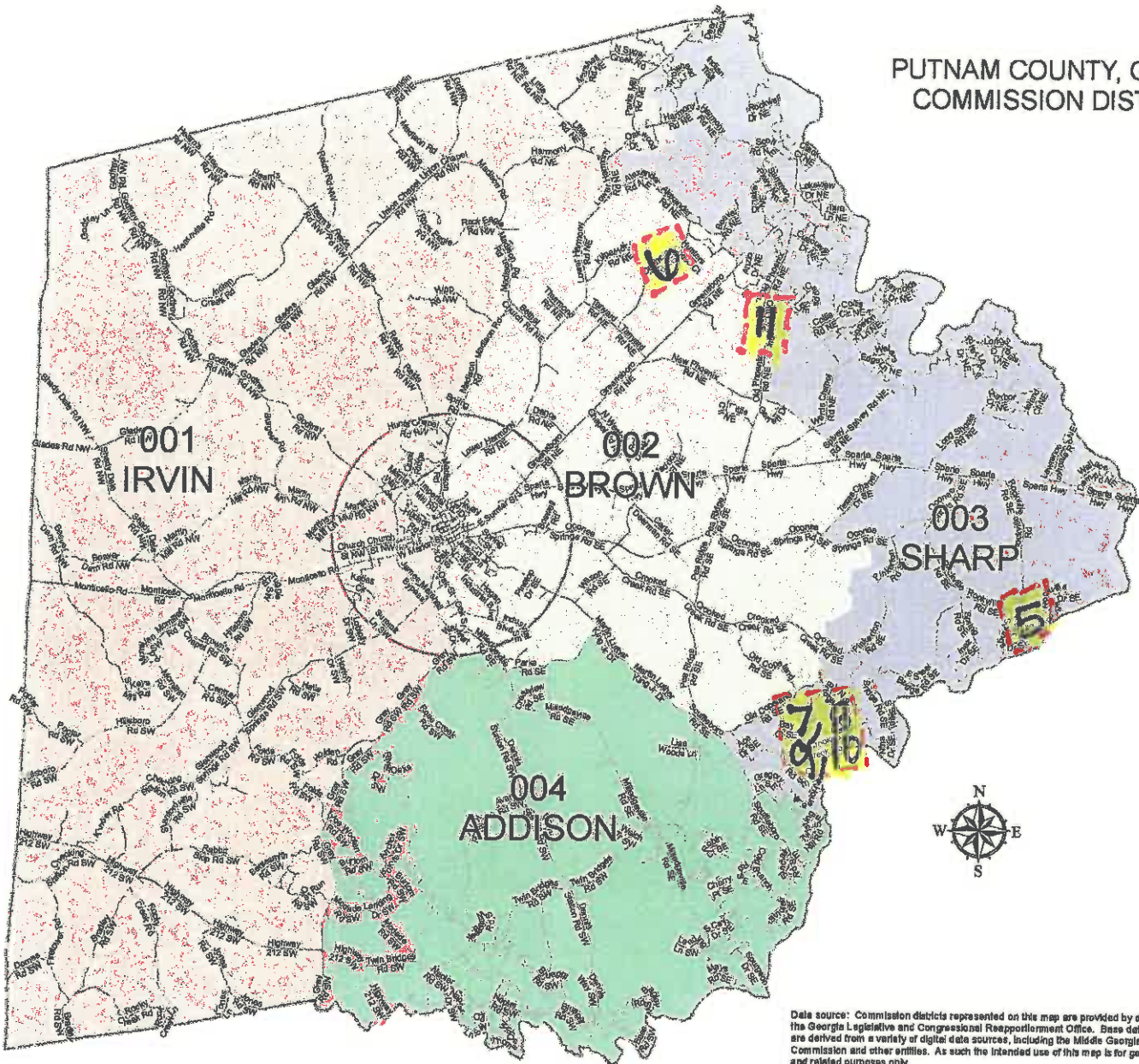
Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. **[Map 110D, Parcel 046, District 3]. ***

Staff recommendation is for denial to rezone 2.46 acres at 119 Crooked Creek Drive [Map 110D, Parcel 046, District 3] from R-2 to C-1.

Motion to deny the request by **James P. Key** to rezone 2.46 acres from R-2 to C-1 at 119 Crooked Creek Drive made by Member Pierson, Seconded by Member Farley
Voting Yea: Chairman Marshall, Member Farley, Member Pierson



Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,697.28' SCALE RATIO: 1:88,367.34 DATE: JUNE 2018

5. Request by **Chris & Heather Willis, agents for Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2]. *

Item #7.



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024
Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO 2019-00875

DATE: 5-28-19

MAP 110D

PARCEL 046

1. Name of Applicant: James P Key

2. Mailing Address: PO Box 9

3. Phone: (home) 404-736-4648 (office) 678-878-5606 (cell) 770-351-6724

4. The location of the subject property, including street number, if any: 119 Drive Crooked Creek Road &

5. The area of land proposed to be rezoned (stated in square feet if less than one acre):
2.46 Acres

6. The proposed zoning district desired: C-1

7. The purpose of this rezoning is (Attach Letter of Intent)

8. Present use of property: Vacant Desired use of property: Boat Storage Facility

9. Existing zoning district classification of the property and adjacent properties:
Existing: R-2 cja
North: R-1 cja South: R-2 cja East: R-2 cja West: R-2 cja

10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.

11. Legal description and recorded plat of the property to be rezoned.

12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan. See concept plan insert.): Residential

13. A detailed description of existing land uses: Parcel is vacant lot currently zoned R-2

14. Source of domestic water supply: well , community water _____, or private provider _____. If source is not an existing system, please provide a letter from provider.

Item #7.

RECEIVED
MAY 28 2019
[Signature]

- 15. Provision for sanitary sewage disposal: septic system x , or sewer . If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.
- 16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).
- 17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)
- 18. Proof that property taxes for the parcel(s) in question have been paid.
- 19. Concept plan. If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)
- 20. Impact analysis. If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)

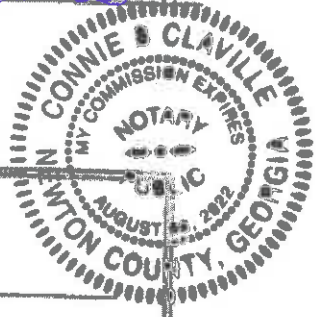
THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

 John P. King 5/22/19
 Signature (Property Owner) (Date)

 John S. Brown 5/22/19
 Signature (Applicant) (Date)

 Connie B. Claville
 Notary Public

 Connie B. Claville
 Notary Public



Office Use	
Paid: \$ <u> 125⁰⁰ </u> (cash) _____	(check) <u> 103516 </u> (credit card) _____
Receipt No. <u> D32701 </u>	Date Paid: <u> 5-28-19 </u>
Date Application Received: <u> 5-28-19 </u>	_____
Reviewed for completeness by: <u> CJA </u>	_____
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____

Item #7.

RECEIVED
 MAY 28 2019
 CJA



6/24/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel and to be placed on the future agenda.

Parcel Number: 110D046

Lot # 6

Please feel free to contact me directly should you need anything further concerning this matter. Thank you for your time and consideration.

Thank you,

A handwritten signature in cursive script that reads "Jamie Key". The signature is written in black ink and is positioned above the typed name and title.

Jamie Key, Owner
J KEY Construction

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-3[redacted]rect
404-7[redacted]ffice

Item #7.



To whom it may concern,

This letter of intent is to explain the reason for the requested rezoning of the three parcels of land known as Map 110D 046 at the intersection of Crooked Creek Road and Crooked Creek Drive.

If this request is granted I intend to construct an enclosed boat storage facility. I have included a sketch plan with my intentions for the proposed improvements.

I currently own Map 110C-075 (lake home) and 110D-035 and 036 (16.19 acres) located across Club House Drive SW approximately 2500' south east of subject property.

After getting to know our neighbors and many new friends in our community I believe that a secure enclosed storage facility of this type is not only needed but will be well received by the citizens in the area.

Thank you for your consideration.

Sincerely,
James P. Key

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-351-6724 Direct
404-7 [redacted] Office



Overview



Legend

-  City Limit
-  Parcels
-  Parcel Numbers
-  Roads



MAY 28 2013

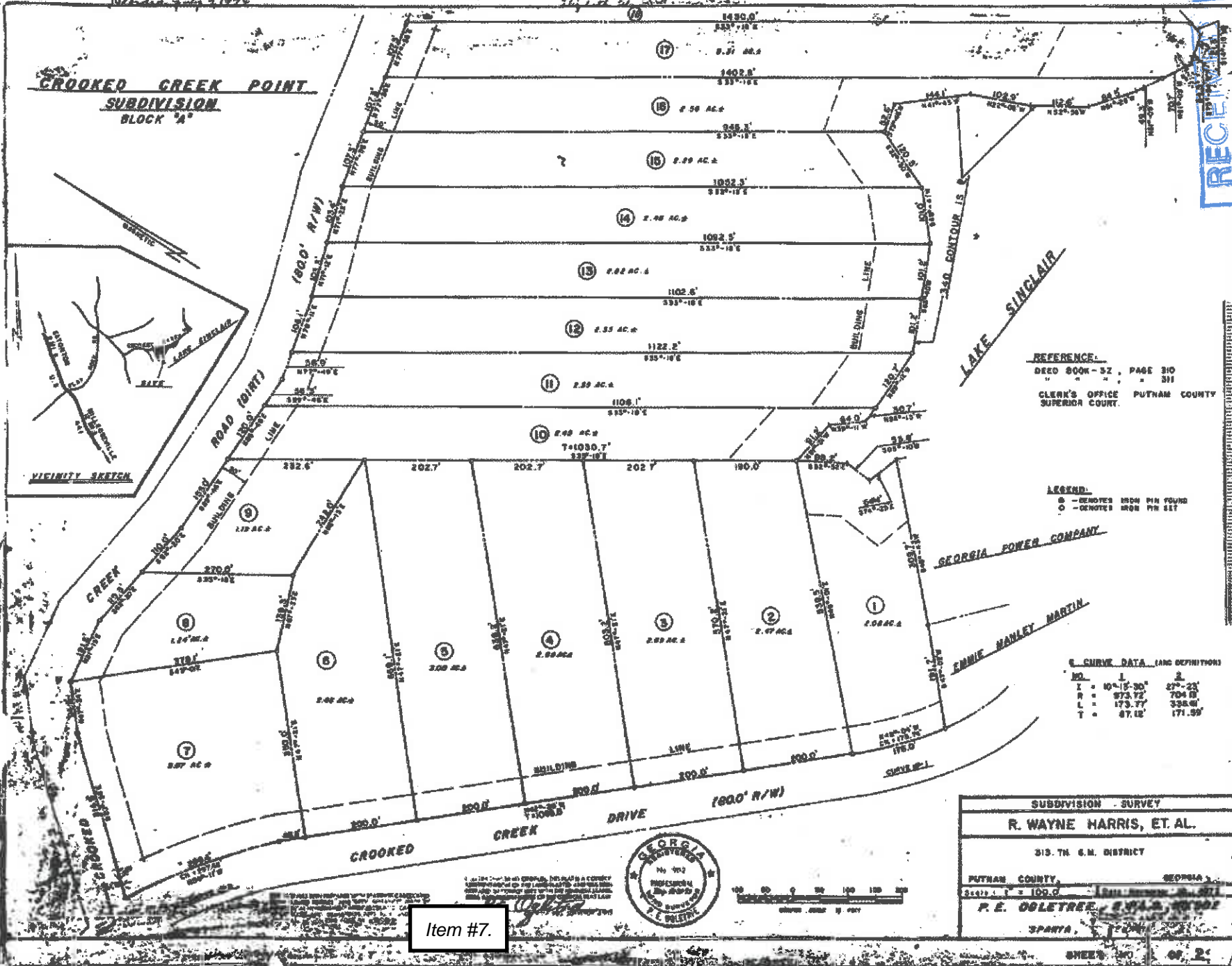
CREATED

Parcel ID	110D046	Owner	KEY JAMES P	Last 2 Sales			
Class Code	Residential		2040 DALLY TRAIL	Date	Price	Reason	Qual
Taxing District	PUTNAM		COVINGTON GA 30014	12/3/2018	\$22000	AJ	U
	PUTNAM	Physical Address	CROOKED CREEK DR	4/2/1987	0	WD	U
Acres	2.54	Assessed Value	Value \$15875				
		Item #7. ue	Value \$15875				
		Improvement Value					
		Accessory Value					

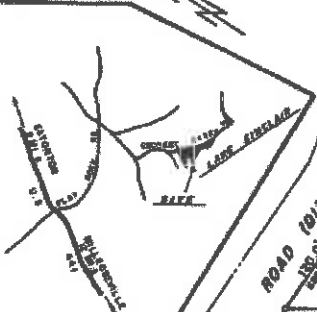
Recorded July 9, 1972

714 1/2 of 26

CROOKED CREEK POINT SUBDIVISION BLOCK "A"



VICINITY SKETCH



REFERENCE:
DEED BOOK - 52, PAGE 310
CLERK'S OFFICE PUTHAM COUNTY
SUPERIOR COURT.

LEGEND:
⊙ - DENOTES IRON PIN FOUND
○ - DENOTES IRON PIN SET

C CURVE DATA (ANG DEFINITION)

NO.	L	R
1	104°15'30"	27°-25'
2	97°32'	704'0"
3	173°27'	336'0"
4	87°12'	171'09"

SUBDIVISION SURVEY
R. WAYNE HARRIS, ET AL.
313 TH. C.M. DISTRICT
PUTNAM COUNTY, GEORGIA
Scale: 1" = 100.0'
P. E. OGLETREE, S.W.A.S., 10702
SPARTA, GEORGIA



Item #7.

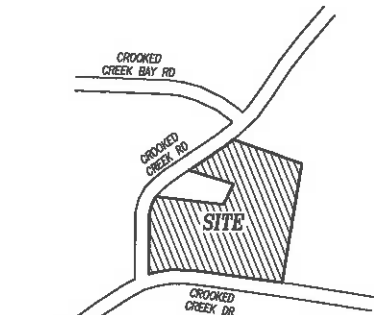
RECEIVED
 MAY 28 2013
 86

CLYBURN & SONS, INC.
 Putnam County

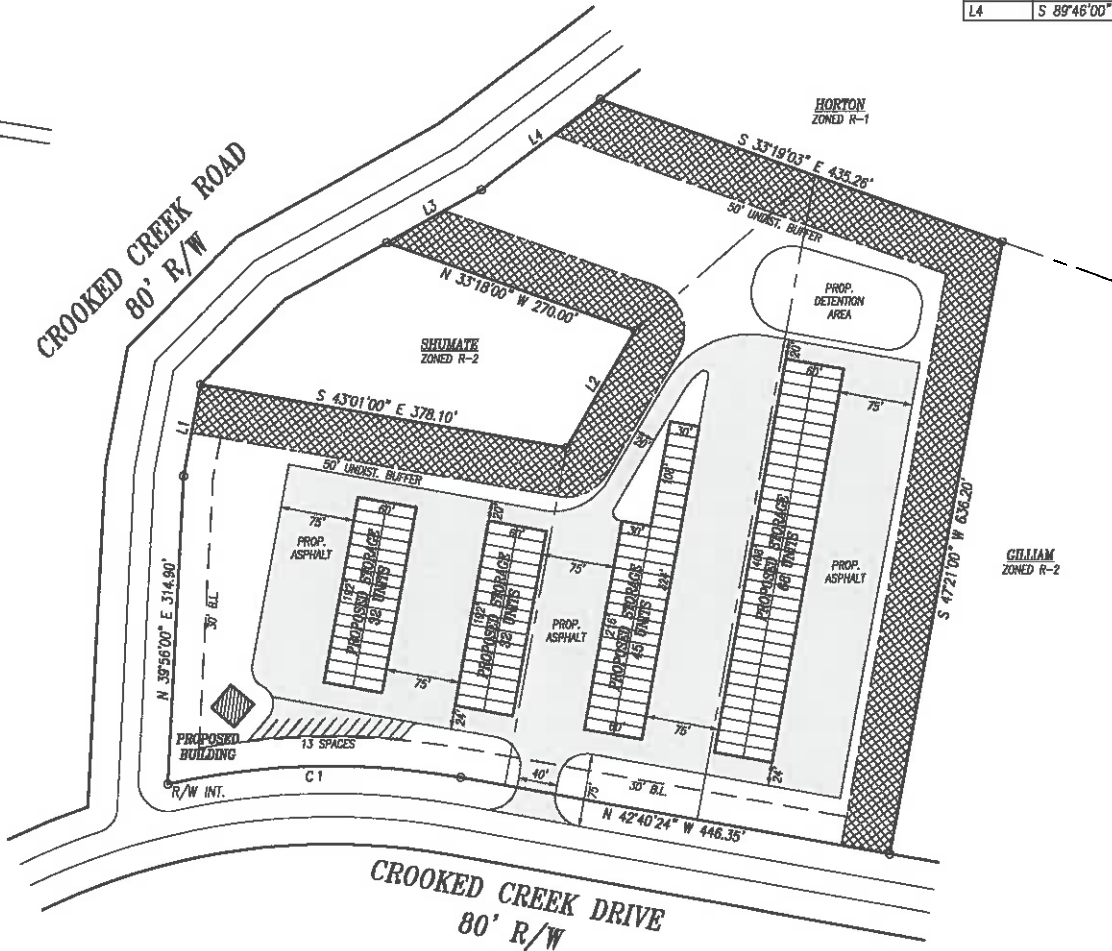
NUMBER	CHORD DIRECTION	CHORD LENGTH	ARC LENGTH	RADIUS
C1	N 54°11'00" W	297.42	299.40	750.00

I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND DETERMINED THAT, IN MY OPINION, THE AREA AS SHOWN ON THIS SURVEY DOES NOT LAY WITHIN A DESIGNATED FLOOD HAZARD AREA. COMMUNITY PANEL NO. 13237C0175C EFFECTIVE DATE: 9/28/2008

NUMBER	DIRECTION	DISTANCE
L1	N 47°34'00" E	94.80'
L2	N 67°33'00" E	139.30'
L3	S 82°20'00" E	110.00'
L4	S 89°46'00" E	153.00'



LOCATION SKETCH
(NO SCALE)

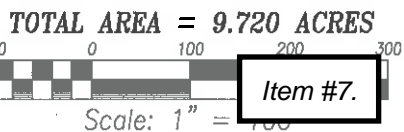


- LEGEND:
- INT. - INTERSECTION
 - BC - BACK OF CURB
 - SSE - SANITARY SEWER EASEMENT
 - HW - HEAD WALL
 - CS - CATCH BASIN
 - JB - JUNCTION BOX
 - GI - GRATE INLET
 - SM - SANITARY SEWER MANHOLE
 - CT - CREESE TRAP
 - R/W - RIGHT-OF-WAY

- LEGEND (continued):
- BE - EASEMENT
 - BL - BUILDING LINE
 - PP - POWER POLE
 - LP - LIGHT POLE
 - CM - CORRUGATED METAL PIPE
 - LL - LAND LOT
 - CL - CENTER LINE
 - FM - FIRE MANHOLE (F)
 - WV - WATER VALVE (W)
 - FD - FIRE DEPARTMENT CONNECTION
 - WM - WATER METER
 - ICV - IRRIGATION CONTROL VALVE
 - HT - HILLSOUTH HOUSING
 - TP - TELEPHONE/CABLE PEDERSTAL
 - XTM - POWER TRANSFORMER
 - GM - GAS METER
 - H - BUILDING HEIGHT
 - AN - ADDRESS/UNIT NUMBER
 - EX - TITLE EXCEPTION

REFERENCES:
- PLAT BOOK 6 PAGE 86

OWNER OF RECORD:
JAMES P. KEY
2040 DALLY TRAIL
CONVINGTON, GA 30014
770-351-6724



PROJECT INFO:
EXISTING ZONING: R-2
TAX PARCEL: 1100045, 1100046, 1100047 & 1100049
PROPOSED USE: BOAT STORAGE
PROPOSED ZONING: C-1
MINIMUM LOT SIZE: 20000 S.F.
MINIMUM LOT WIDTH AT B.L.: 100'
SETBACKS:

- 30' FRONT
- 15' SIDE
- 20' REAR

BUFFERS: 50' BUFFER IS REQUIRED WHEN ANY COMMERCIAL USE OR DISTRICT ADJOINS ANY RESIDENTIAL USE OR DISTRICT.

MAXIMUM BUILDING COVERAGE: 35% (3,402 ACRES)
PROPOSED BUILDING COVERAGE: 15% (1,483 ACRES)
PROPOSED UNIT SIZES: 12'X30' (177 TOTAL)
PROPOSED PAVING: 3.271 ACRES (142,485 S.F.)

RESUME PLAN FOR
JAMES P. KEY

STATE OF GEORGIA
PUTNAM COUNTY
CMD 313
DATE 5/21/2019
SCALE 1"=100'
JOB #18039-KEY
REVISIONS



SURVEYOR'S CERTIFICATE
1. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 1/4 FEET AND AN ANGULAR ERROR OF 1/4 SECONDS PER ANGLE POINT.

2. THE DATA SHOWN HEREON HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN FEET AND WAS ADJUSTED BY USING THE COMPASS RULE.

3. ANGULAR AND LINEAR MEASUREMENTS OBTAINED BY USING A TOPCON CPT 3005..

THIS DRAWING AND ANY COPIES THEREOF ARE THE PROPERTY OF JOHN F. BREWER AND ASSOC AND ARE NOT TO BE CHANGED OR ALTERED BY OTHERS IN ANY MANNER AND SHALL NOT BE REPRODUCED OR COPIED IN WHOLE OR PART WITHOUT HIS WRITTEN PERMISSION.

THIS DRAWING WAS PREPARED FOR THE BENEFIT AND EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. NO WARRANTY IS EXTENDED TO ANY UNNAMED THIRD PARTY.



JOHN F. BREWER
&
ASSOCIATES

LAND SURVEYING
LAND PLANNING
DEVELOPMENT SUPERVISION
1002 S. BROAD STREET
MONROE, GEORGIA 30655
TEL. (770) 267-4703
EMAIL INFO@GASURVEYING.COM

Name of Subject Rezoning/Case #: James P. Key

O.C.G.A. § 36-67A-3

(c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government (Mayor or Councilmember) which will consider the application, it shall be the duty of the opponent to file a disclosure with the governing authority of the respective local government showing:

- (1) The name and official position of the local government official to whom the campaign contribution was made; and
- (2) The dollar amount and description of each campaign contribution made by the opponent to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

(d) The disclosure required by subsection (c) of this Code section shall be filed at least five calendar days prior to the first hearing by the local government or any of its agencies on the rezoning application.

OPPONENT'S CERTIFICATION

I hereby certify that I have read the above campaign disclosure information and declare that (select have or have not)

I have within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application. (If this box is checked, please complete the chart below).

I have not within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

Name of Elected Official/Position	Amount of Contribution and/or Description of In-Kind Contribution	Date of Contribution

NAME OF CONTRIBUTOR: _____ DATE: _____

SIGNATURE OF CONTRIBUTOR: _____

Item #7.



INTERNET TAX RECEIPT

2018 012787
KENNEDY THOMAS R

LT 6 C C P T
110D 046

DESCRIPTION	TAX AMOUNT	EXEMPTION	MILLAGE
FAIR MARKET VALUE	\$15.875		
COUNTY	\$52.91	\$0.00	8.333
SCHOOL	\$103.31	\$0.00	16.269
SPEC SERV	\$2.40	\$0.00	0.378

ORIGINAL TAX DUE	\$158.62
INTEREST	
COLLECTION COST	
FIFA CHARGE	
PENALTY	
TOTAL PAID	\$158.62
TOTAL DUE	\$0.00

TO KENNEDY THOMAS R
2040 DALLY TRAIL
COVINGTON, GA 30014

FROM Putnam County Tax Commissioner
100 South Jefferson Ave Suite 207
Eatonton, GA 31024-1061
(706) 485-5441



Date Paid: 11/28/2018



Scan this code with
your mobile phone
to view this bill

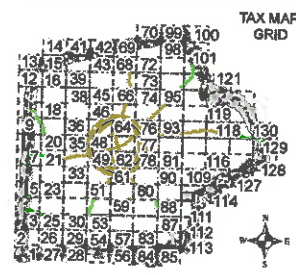
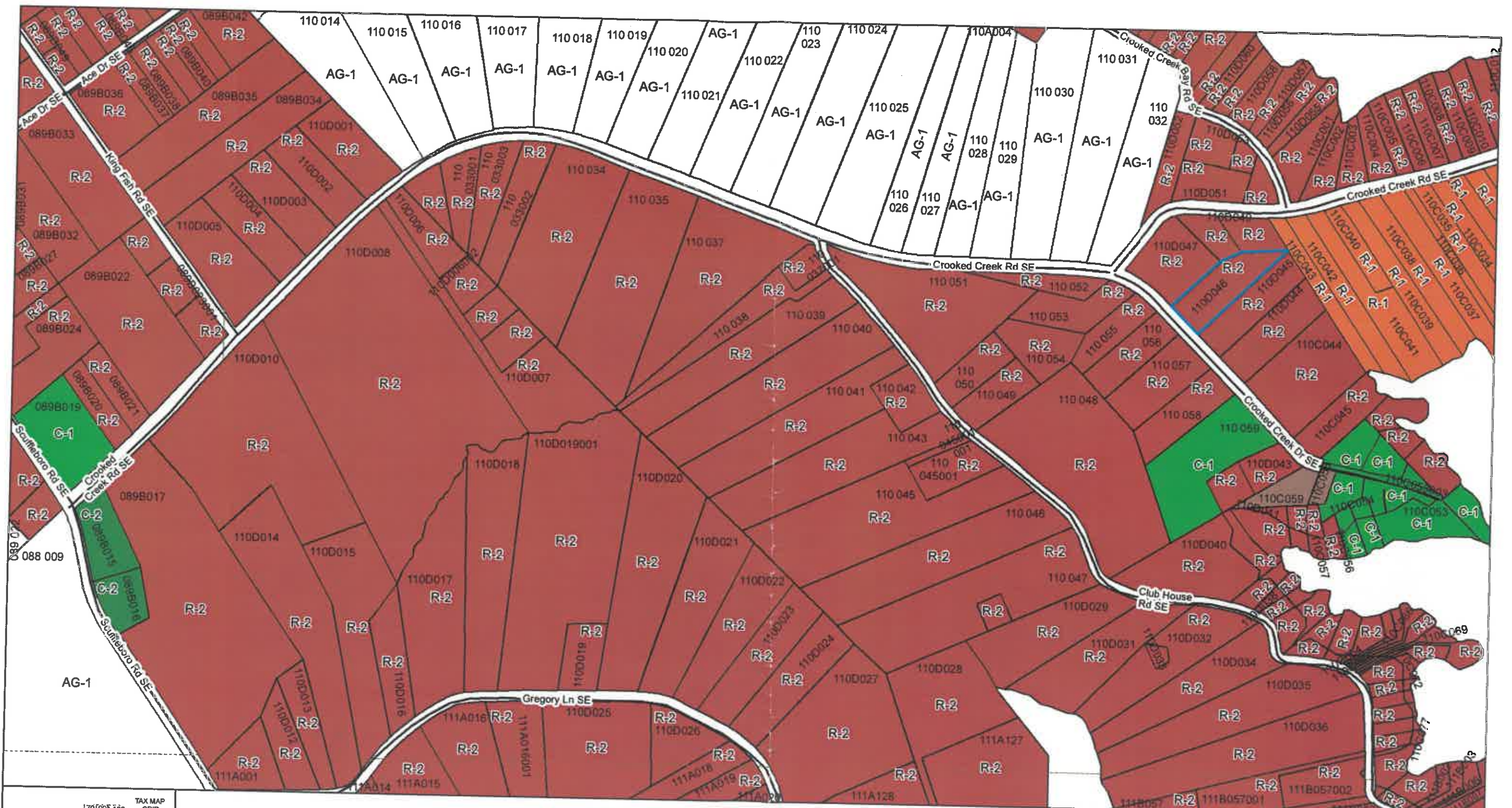
INTERNET TAX RECEIPT

Item #7.





Item #7.



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

GEOGRAPHIC FEATURE LEGEND					
No Code	C-2 CITY	IND-2 CITY	R - 1 CITY	RM-2	
AG-1	C-1 CITY	MHP	R - 2 CITY	R-1R	RM-3
AG-1 CITY	C-2	IND-1 CITY	R - 3 CITY	R-2	VILLAGE
	IND-2	PUBLIC CITY	R - 4 CITY	RM-1	

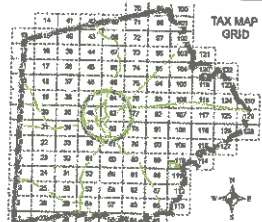
Item #7.

MGRC
IT GIS Services
Middle Georgia Regional Commission
175 Emory Hwy
Suite C
Macon, Georgia 31217
(478) 751-6180
(478) 751-6517
Web: www.middlegeorgia.com
Email: it@mg-rc.org

PUTNAM COUNTY, GEORGIA
ZONING MAPS

MAP 110D

MAP SCALE: 1" = 524.17' SCALE RATIO: 1:6,280 DATE: JUNE 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant

MGRC
IT GIS Services
Madeleine Regional Commission
170 Emily Way
Macon, Georgia 31217
(478) 791-6180
(478) 791-6517
Web: www.mgarc.org
Email: mg@mgarc.org

**PUTNAM COUNTY, GEORGIA
FUTURE LAND USE MAPS**

MAP 110D


MAP SCALE: 1" = 200' SCALE RATIO: 1:2,400 DATE: JUNE 2019

Item #7.



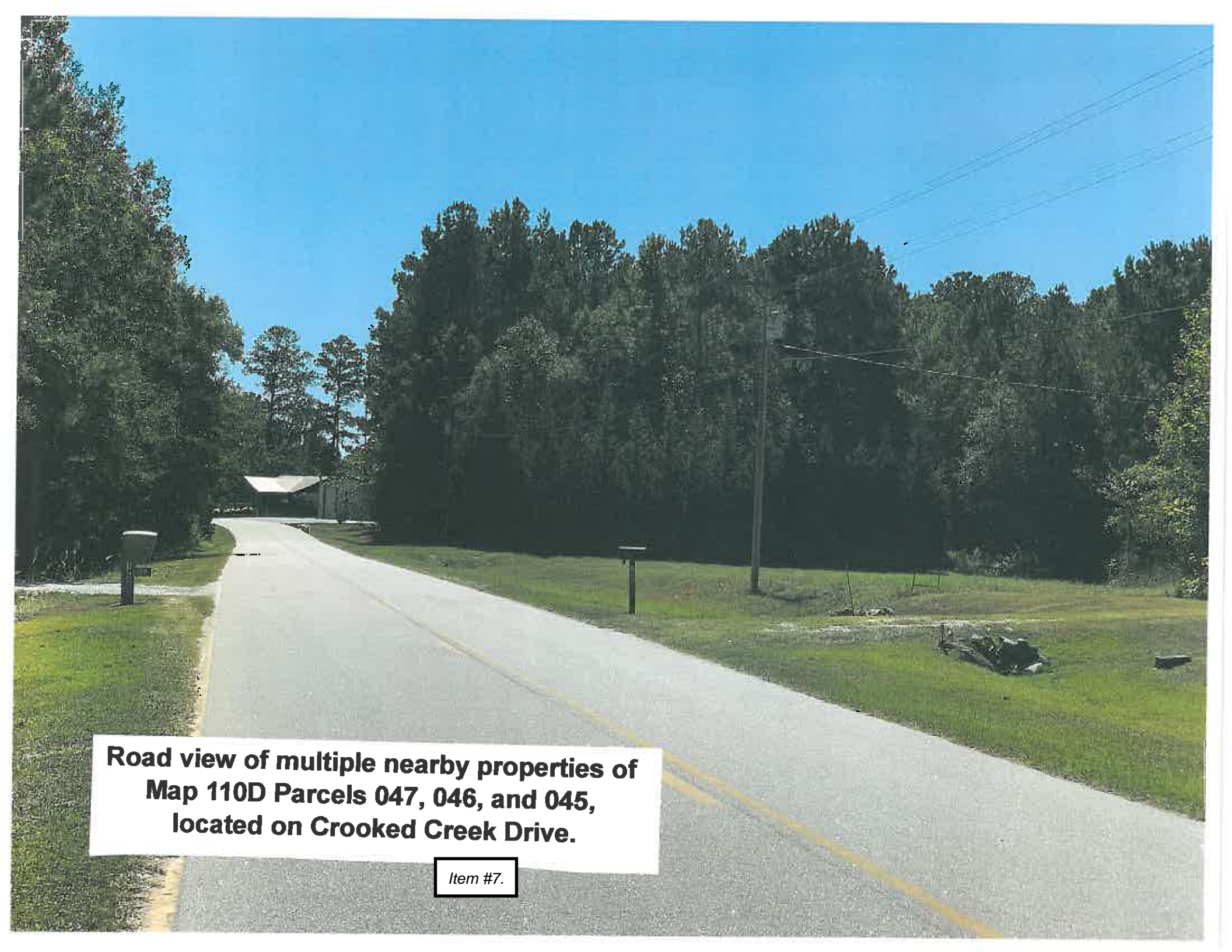
**This property, Map 110 Parcel 056, is located
across from Map 110D Parcel 046 on Crooked
Creek Drive.**

Item #7.



**Road view of multiple nearby properties of Map 110D
Parcels 047, 046, and 045, located on Crooked Creek
Drive.**

Item #7.



**Road view of multiple nearby properties of
Map 110D Parcels 047, 046, and 045,
located on Crooked Creek Drive.**

Item #7.



Road view of this property, Map 110 Parcel 058. It is located on the same road of Map 110D Parcels 047, 046, and 045 on Crooked Creek Drive.

Item #7.

Item Attachment Documents:

- 8. Request by James P. Key to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1 [Map 110D, Parcel 047, District 3] (staff-P&D) REQUEST TO WITHDRAW WITHOUT PREJUDICE

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling the County at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #8.



10/7/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County, Georgia

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel.

Parcel Number: 110D047
LOT # 7

Please contact me directly should you need anything further concerning this matter.
Thank you for your time and consideration.

Sincerely,


Jamie Key, Owner
J KEY Construction LLC.

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-516-6788 Direct
404-516-6788 Office

Item #8.

Request by James P. Key to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. **[Map 110D, Parcel 047, District 3]**. * The applicant is seeking to rezone this parcel along with three adjacent parcels with a total of 9.72 acres from R-2 to C-1. If approved, the applicant would like to combine the four parcels in order to construct an enclosed boat storage facility and a single-story rental office. The proposed boat storage facility will consist of approximately 50 individually covered boat storage units with rollup doors. The proposed rental office will also be utilized as a retail store for recreational goods such as drinks, snacks, bait, tackle and marine necessities. The overall development is currently zoned R-2 and is located within a residential area. In addition, the proposed parcels either abut or adjacent to at least eight single family residences which will be directly impacted by the proposed rezoning. The residence located at (Map 110D, Parcel 048) will be surrounded by the proposed development on three sides. The residence located at (Map 110D, Parcel 044) abuts the property on Crooked Creek Drive. The residences located at Map 110 Parcels 055 and 056 are directly across the road from the proposed development on Crooked Creek Drive and there are four additional homes across the road (within 500 - 1000 feet) on Crooked Creek Road that will be directly impacted by this development. In addition, the proposed property also abuts (Map 110C, parcel 042), which is zoned R-1. This request is not consistent with the Comprehensive Plan Future Land Use which indicates that the future land use in this area is residential. Therefore, the proposed commercial use would not meet the intended future land use. It is the opinion of staff that rezoning this property from R-2 to C-1 will have an adverse effect on this residential neighborhood with the potential for increased noise, light intrusion and increased traffic. It could also potentially cause a decrease in value for the residences that are directly impacted by this proposal. Moreover, this rezoning request does not promote a practical balance between the promotion of the public health, safety and reasonable use of the subject property. It will adversely affect the existing use, value, and usability of adjacent and nearby residential properties.

Staff recommendation is for denial to rezone 3.07 acres at 1127 Crooked Creek Road [Map 110D, Parcel 047, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission's recommendation is for denial to rezone 3.07 acres at 1127 Crooked Creek Road [Map 110D, Parcel 047, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

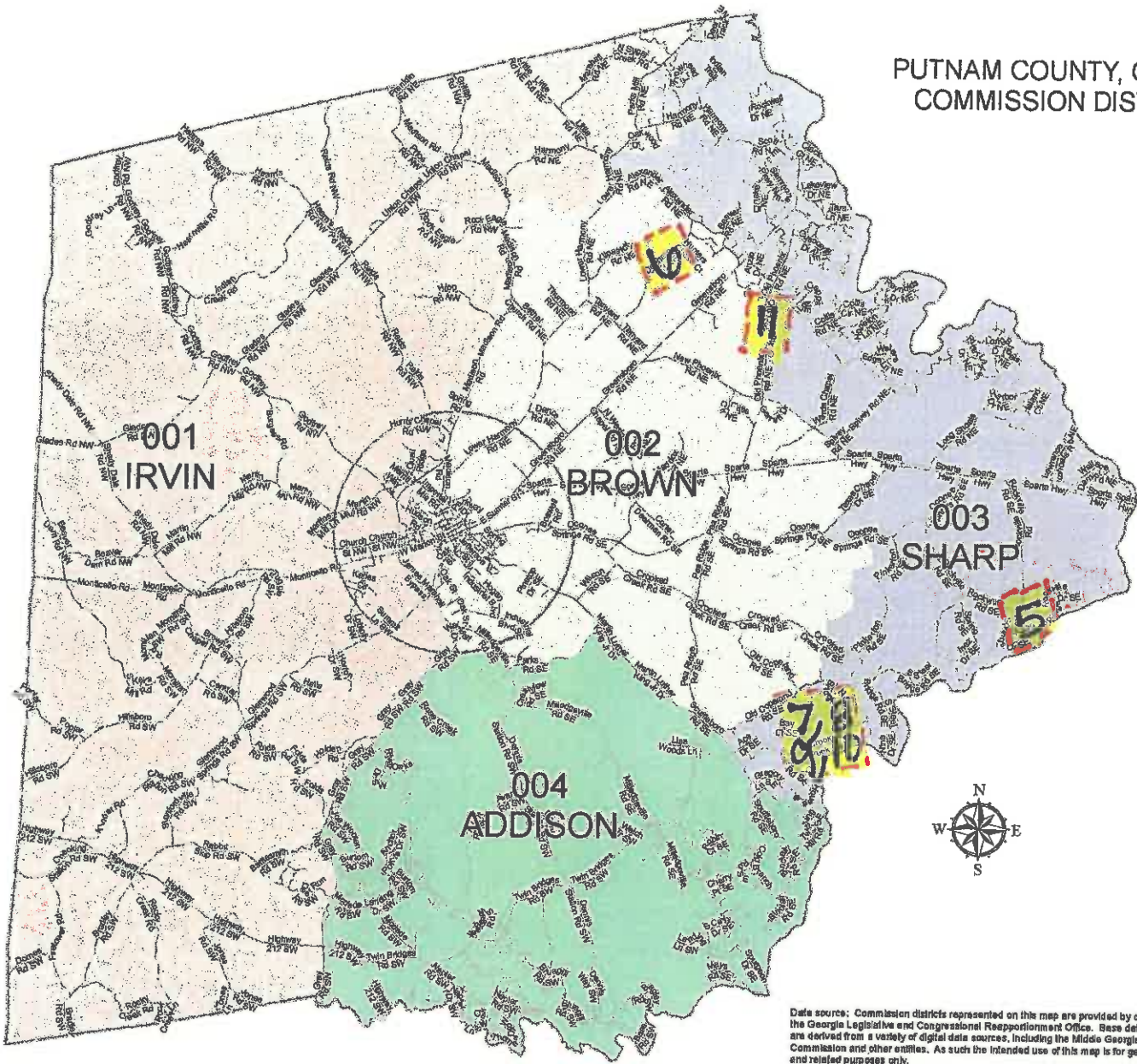
Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [**Map 110D, Parcel 047, District 3**]. *

Staff recommendation is for denial to rezone 3.07 acres at 1127 Crooked Creek Road [Map 110D, Parcel 047, District 3] from R-2 to C-1.

Motion to deny the request by **James P. Key** to rezone 3.07 acres from R-2 to C-1 at 1127 Crooked Creek Road made by Member Pierson, Seconded by Member Farley

Voting Yea: Chairman Marshall, Member Farley, Member Pierson

PUTNAM COUNTY, GEORGIA
COMMISSION DISTRICTS



Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,897.28' SCALE RATIO: 1:59,367.34 DATE: JUNE 2010

5. Request by **Chris & Heather Willis**, agents for **Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2]. *

Item #8.

1127 Crooked Creek
Dis. 158



PUTNAM COUNTY PLANNING & DEVELOPMENT
117 Putnam Drive, Suite B ◊ Eatonton, GA 31024
Tel: 706-485-2776 ◊ 706-485-0552 fax ◊ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO 2019-00876

DATE: 5-28-19

MAP 110D PARCEL 047

1. Name of Applicant: James P Key

2. Mailing Address: PO Box 9

3. Phone: (home) 404-736-4648 (office) 678-878-5606 (cell) 770-351-6724

4. The location of the subject property, including street number, if any: Crooked Creek Road & Crooked Creek Road SE

5. The area of land proposed to be rezoned (stated in square feet if less than one acre):
3.07 Acres

6. The proposed zoning district desired: C-1

7. The purpose of this rezoning is (Attach Letter of Intent)

8. Present use of property: Vacant Desired use of property: Boat Storage Facility

9. Existing zoning district classification of the property and adjacent properties:
Existing: R-2 gja
North: R-2 gja South: R-2 gja East: R-2 gja West: AG-1 gja

10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.

11. Legal description and recorded plat of the property to be rezoned.

12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan insert.): Residential

13. A detailed description of existing land uses: Parcel is vacant lot currently zoned R-2

14. Source of domestic water supply: well x, community water _____, or private provider _____. If source is not an existing system, please provide a letter from provider.

Item #8.

RECEIVED
MAY 28 2019
gja

15. Provision for sanitary sewage disposal: septic system X, or sewer ____ If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.

16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).

17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)

18. Proof that property taxes for the parcel(s) in question have been paid.

19. Concept plan. If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)

20. Impact analysis. If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)

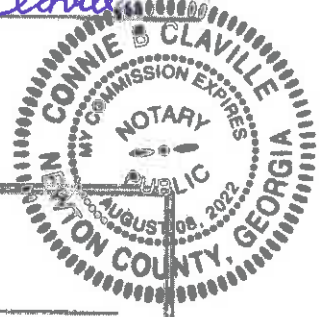
THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

Jain P. K 5/22/19
Signature (Property Owner) (Date)

John S. Brown 5/22/19
Signature (Applicant) (Date)

Connie B. Claville
Notary Public

Connie B. Claville
Notary Public



Office Use	
Paid: \$ <u>250⁰⁰</u> (cash) _____ (check) <u>1035⁰⁰</u> (credit card) _____	
Receipt No. _____	Date Paid: <u>5-28-19</u>
Date Application Received: <u>5-28-19</u>	
Reviewed for completeness by: <u>CJA</u>	
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____

Item #8.

RECEIVED
MAY 28 2019
SA



6/24/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel and to be placed on the future agenda.

Parcel Number: 110D047

Lot # 7

Please feel free to contact me directly should you need anything further concerning this matter. Thank you for your time and consideration.

Thank you,

A handwritten signature in cursive script that reads "Jamie Key". The signature is written in black ink and is positioned above the typed name and title.

Jamie Key, Owner
J KEY Construction

PO Box 9, Morrow GA 30655
1379 Hwy. 11 NW, Morrow GA 30656
770-351-6304 Direct
404-7 Item #8. Office



To whom it may concern,

This letter of intent is to explain the reason for the requested rezoning of the three parcels of land known as Map 110D 047 located at the intersection of Crooked Creek Road and Crooked Creek Drive.

If this request is granted I intend to construct an enclosed boat storage facility. I have included a sketch plan with my intentions for the proposed improvements.

I currently own Map 110C-075 (lake home) and 110D-035 and 036 (16.19 acres) located across Club House Drive SW approximately 2500' south east of subject property.

After getting to know our neighbors and many new friends in our community I believe that a secure enclosed storage facility of this type is not only needed but will be well received by the citizens in the area.

Thank you for your consideration.

Sincerely,
James P. Key

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770- Direct
404- Office



Overview



Legend

- City Limit
- Parcels
- Parcel Numbers
- Roads



Parcel ID	110D047	Owner	KEY JAMES P	Last 2 Sales			
Class Code	Residential		2040 DALLY TRAIL	Date	Price	Reason	Qual
Taxing District	PUTNAM		COVINGTON GA 30014	11/30/2018	0	QC	U
	PUTNAM	Physical Address	CROOKED CREEK RD	8/29/2018	\$32000	MS	U
Acres	3.07	Assessed Value	Value \$19188				
		Item #8. ue	Value \$19188				
		Improvement Value					
		Accessory Value					

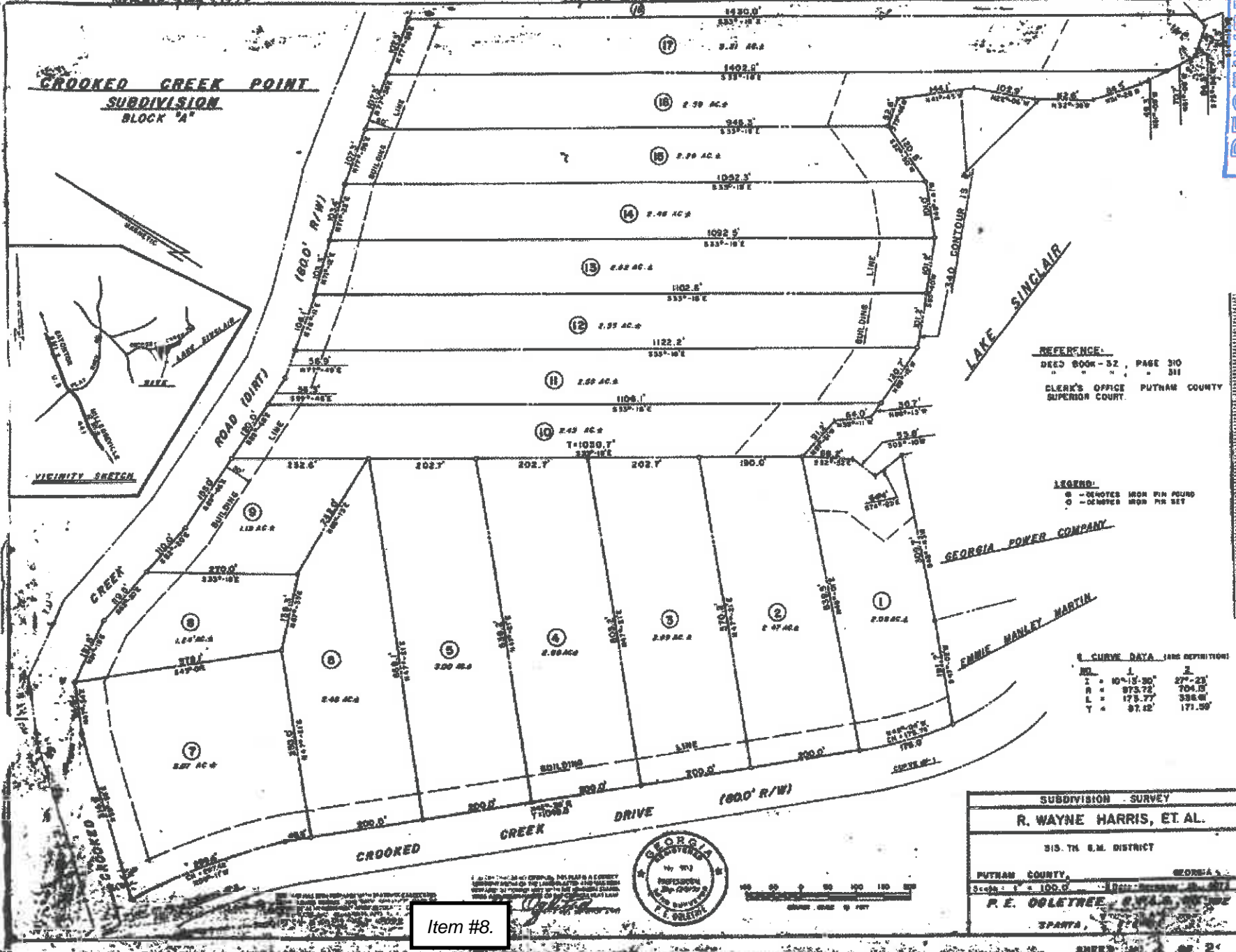
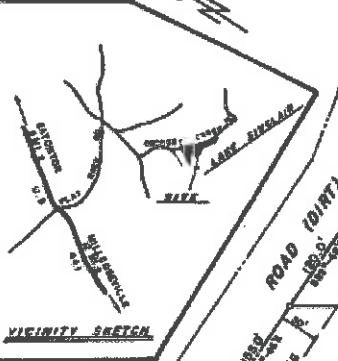
RECEIVED
 MAY 28 2013

Recorded July 9, 1925

714 Lot of land...

RECEIVED
86
MAY 20 2010

CROOKED CREEK POINT SUBDIVISION BLOCK 'A'



REFERENCE:
DEED BOOK - 52, PAGE 310
311
CLERK'S OFFICE PUTNAM COUNTY
SUPERIOR COURT.

LEGEND:
⊙ - DENOTES IRON PIN FOUND
○ - DENOTES IRON PIN SET

CURVE DATA AND DEFINITIONS

NO.	1	2
L	10°15'30"	27°21'
R	375.72'	704.5'
L	175.77'	356.0'
T	97.42'	171.50'

SUBDIVISION - SURVEY
R. WAYNE HARRIS, ET AL.
 315 TH S.M. DISTRICT
 PUTNAM COUNTY, GEORGIA
 Scale: 1" = 100.0'
P. E. OOLETREE, CIVIL ENGINEER
 SPARTA, GA.



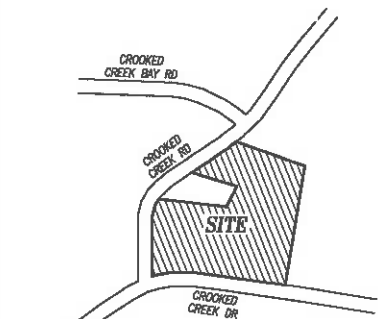
Item #8.

CLYBURN & SONS, INC.
Putnam County
Plot Book 6

NUMBER	CHORD DIRECTION	CHORD LENGTH	ARC LENGTH	RADIUS
C1	N 54°11'00" W	297.42	299.40	750.00

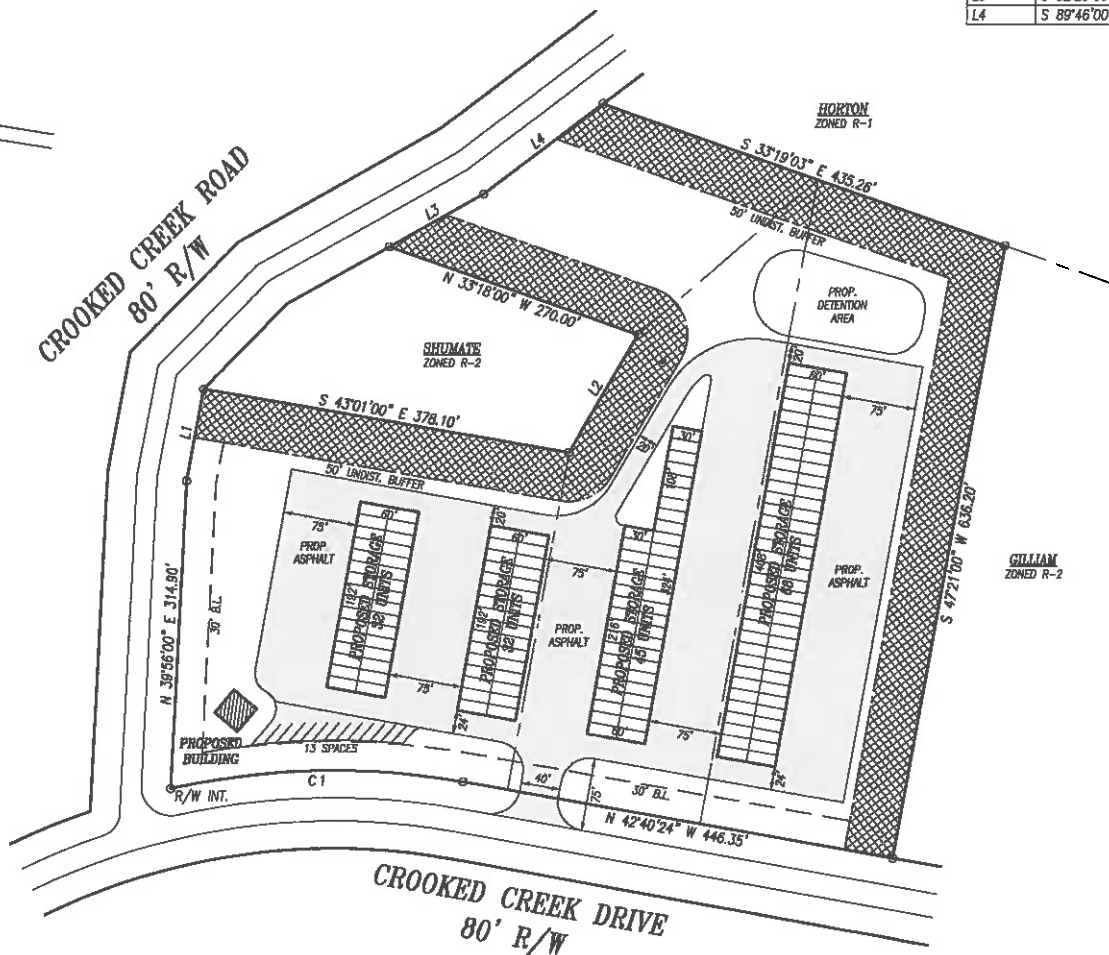
I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND DETERMINED THAT, IN MY OPINION, THE AREA AS SHOWN ON THIS SURVEY DOES NOT LAY WITHIN A DESIGNATED FLOOD HAZARD AREA. COMMUNITY PANEL NO. 1323700175C EFFECTIVE DATE: 9/26/2008

NUMBER	DIRECTION	DISTANCE
L1	N 47°34'00" E	94.80'
L2	N 67°33'00" E	139.30'
L3	S 82°20'00" E	110.00'
L4	S 89°46'00" E	153.00'



LOCATION SKETCH
(NO SCALE)

CROOKED CREEK ROAD
80' R/W



CROOKED CREEK DRIVE
80' R/W

- LEGEND:
- INT. - INTERSECTION
 - BC - BACK OF CURB
 - SSE - SANITARY SEWER EASEMENT
 - H/W - HEAD WALL
 - CB - CATCH BASIN
 - J/B - JUNCTION BOX
 - GI - GRATE INLET
 - MH - SANITARY SEWER MANHOLE
 - CT - GREASE TRAP
 - R/W - RIGHT OF WAY
 - DE - DRAINAGE EASEMENT
 - BL - BUILDING LINE
 - PP - POWER POLE
 - LP - LIGHT POLE
 - CM.P. - CORRUGATED METAL PIPE
 - BL - LAND LOT
 - BL - LAND LOT LINE
 - CL - CENTER LINE
 - PT - FIRE HYDRANT (FH)
 - WV - WATER VALVE (WV)
 - FD - FIRE DEPARTMENT CONNECTION
 - WM - WATER METER
 - CY - IRIGATION CONTROL VALVE
 - HT - BELLSOUTH HANDHOLE
 - TP - TELEPHONE/CABLE PEDestal
 - TR - POWER TRANSFORMER
 - GM - GAS METER
 - H - BUILDING HEIGHT
 - A - ADDRESS/UNIT NUMBER
 - XX - TITLE EXCEPTION

REFERENCES:
- PLAT BOOK 6 PAGE 86

TOTAL AREA = 9.720 ACRES



Scale: 1" = 100'

Item #8.

OWNER OF RECORD:
JAMES P. KEY
2040 DALLY TRAIL
CONVINGTON, GA 30014
770-351-8724

PROJECT INFO:

EXISTING ZONING: R-2
TAX PARCEL: 110D045, 110D046, 110D047 ■ 110D049
PROPOSED USE: BOAT STORAGE
PROPOSED ZONING: C-1
MINIMUM LOT SIZE: 20000 S.F.
MINIMUM LOT WIDTH AT B.L.: 100'
SETBACKS:

- 30' FRONT
- 15' SIDE
- 20' REAR

BUFFERS: 50' BUFFER IS REQUIRED WHEN ANY COMMERCIAL USE OR DISTRICT ADJOINS ANY RESIDENTIAL USE OR DISTRICT.

MAXIMUM BUILDING COVERAGE: 35% (3,402 ACRES)
PROPOSED BUILDING COVERAGE: 15% (1,483 ACRES)
PROPOSED UNIT SIZES: 12'X30' (177 TOTAL)
PROPOSED PAVING: 3.271 ACRES (142,485 S.F.)

REZONE PLAN FOR
JAMES P. KEY

STATE OF GEORGIA
PUTNAM COUNTY
GMD 313
DATE 5/21/2019
SCALE 1"=100'
JOB #18039-KEY
REVISIONS



SURVEYOR'S CERTIFICATE
1. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN N/A FEET AND AN ANGULAR ERROR OF N/A SECONDS PER ANGLE POINT.

2. THE DATA SHOWN HEREON HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN FEET AND WAS ADJUSTED BY USING THE COMPASS RULE.

3. ANGULAR AND LINEAR MEASUREMENTS OBTAINED BY USING A TOPCON OPT 300S..

THIS DRAWING AND ANY COPIES THEREOF ARE THE PROPERTY OF JOHN F. BREWER AND ASSOC AND ARE NOT TO BE CHANGED OR ALTERED BY OTHERS IN ANY MANNER AND SHALL NOT BE REPRODUCED OR COPIED, IN WHOLE OR PART WITHOUT HIS WRITTEN PERMISSION.

THIS DRAWING WAS PREPARED FOR THE BENEFIT AND EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. NO WARRANTY IS EXTENDED TO ANY UNNAMED THIRD PARTY.



JOHN F. BREWER
&
ASSOCIATES

LAND SURVEYING
LAND PLANNING
DEVELOPMENT SUPERVISION
1002 S. BROAD STREET
MONROE, GEORGIA 30655

TEL. (770) 287-4703
EMAIL. INFO@GASURVEYING.COM

Name of Subject Rezoning/Case #: James P. Key

O.C.G.A. § 36-67A-3

(c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government (Mayor or Councilmember) which will consider the application, it shall be the duty of the opponent to file a disclosure with the governing authority of the respective local government showing:

- (1) The name and official position of the local government official to whom the campaign contribution was made; and
- (2) The dollar amount and description of each campaign contribution made by the opponent to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

(d) The disclosure required by subsection (c) of this Code section **shall be filed at least five calendar days prior to the first hearing** by the local government or any of its agencies on the rezoning application.

OPPONENT'S CERTIFICATION

I hereby certify that I have read the above campaign disclosure information and declare that (select have or have not)

- I **have** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application. (If this box is checked, please complete the chart below).
- I **have not** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

Name of Elected Official/Position	Amount of Contribution and/or Description of In-Kind Contribution	Date of Contribution

NAME OF CONTRIBUTOR: _____ DATE: _____

SIGNATURE OF CONTRIBUTOR: _____

Item #8.



INTERNET TAX RECEIPT

LOT 7 BLK A CC PT

110D 047

166

2018 012667
KEEL WILBURN T JR

DESCRIPTION	TAX AMOUNT	EXEMPTION	MILLAGE
FAIR MARKET VALUE	\$19,188		
COUNTY	\$63.96	\$0.00	8.333
SCHOOL	\$124.86	\$0.00	16.269
SPEC SERV	\$2.90	\$0.00	0.378

ORIGINAL TAX DUE	
	\$191.72
INTEREST	
	\$1.19
COLLECTION COST	
FIFA CHARGE	
PENALTY	
TOTAL PAID	
	\$192.91
TOTAL DUE	
	\$0.00

TO KEEL WILBURN T JR
2040 DALLY TRAIL
COVINGTON, GA 30014

FROM Putnam County Tax Commissioner
100 South Jefferson Ave Suite 207
Eatonton, GA 31024-1061
(706) 485-5441



Date Paid: 1/25/2019



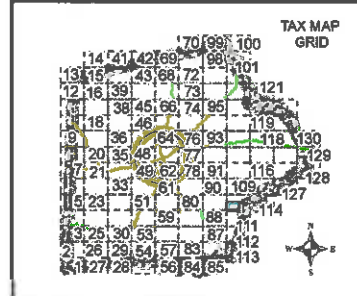
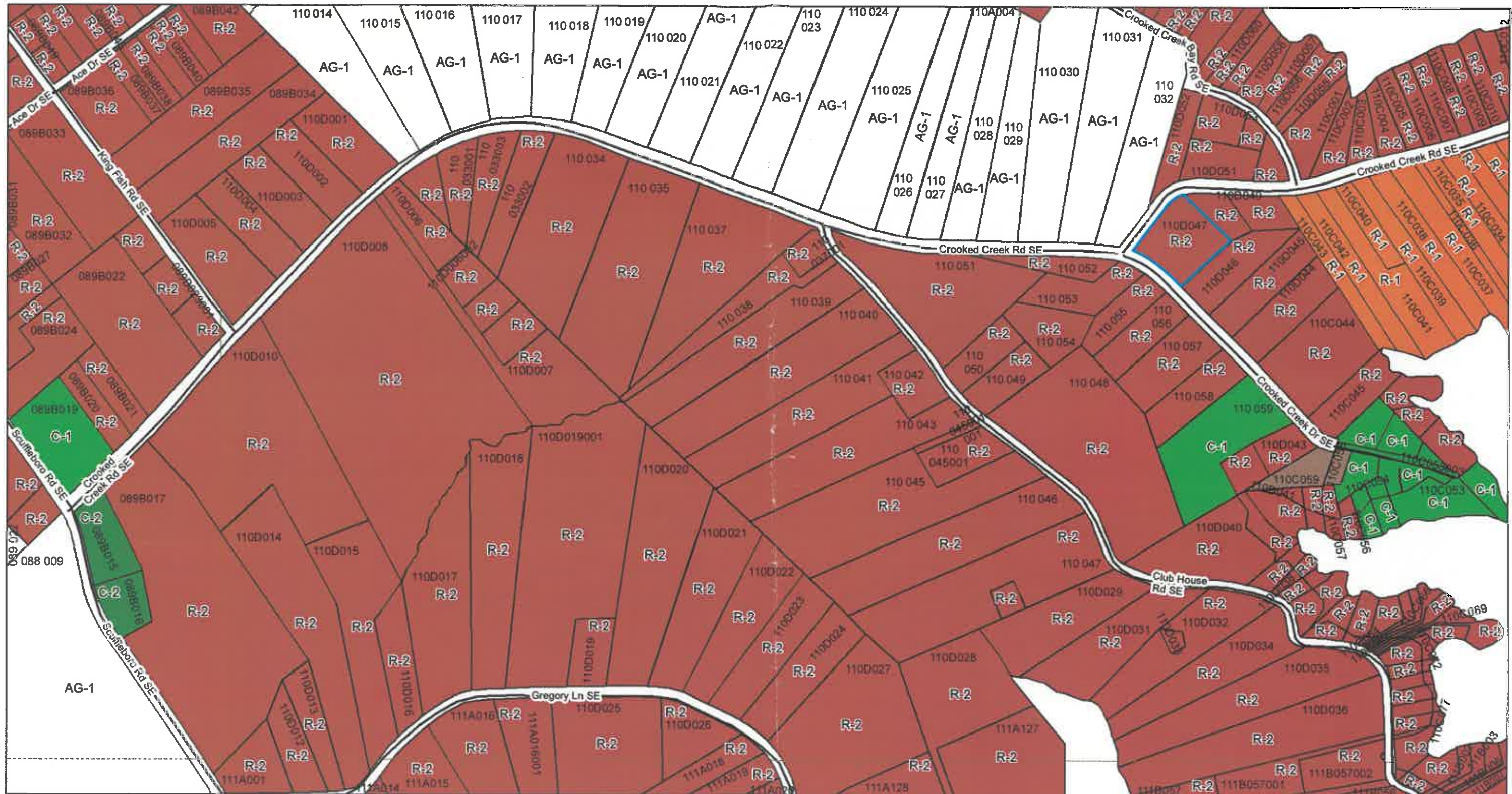
Scan this code
with your mobile
phone to view this
bill

INTERNET TAX RECEIPT

Item #8.







GEOGRAPHIC FEATURE LEGEND

Eatonton Limits	AG-2	C-2 CITY	IND-2 CITY	R-1 CITY	R-1	RM-2
County Boundary	No Code	C-1	I-M	R-2 CITY	R-1R	RM-3
Roads	AG-1	C-1 CITY	IND-1 CITY	R-3 CITY	R-2	VILLAGE
Parcels	AG-1 CITY	C-2	IND-2	R-4 CITY	RM-1	
Parcel_Hooks			PUBLIC	PUBLIC CITY		

Item #8.

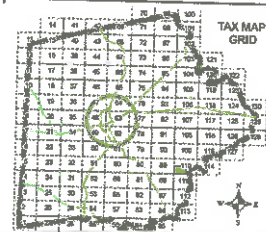
MGRC
IT GIS Services

Middle Georgia Regional Commission
175 Emory Hwy
Suite C
Macon, Georgia 31217
(478) 751-6100
(478) 751-6517
Web: www.middlegeorgiareg.com
Email: mgrc@mgrc.org

**PUTNAM COUNTY, GEORGIA
ZONING MAPS**

MAP 110D

MAP SCALE: 1" = 524.17' SCALE RATIO: 1:6,290 DATE: JUNE 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant



Middle Georgia Regional Commission
 175 Emory Hwy
 Suite C
 Macon, Georgia 31217
 (478) 751-6180
 (478) 751-6517
 Web: www.middlegeorgia.com
 Email: mg@mg-it.org


**PUTNAM COUNTY, GEORGIA
 FUTURE LAND USE MAPS**



MAP 110D

MAP SCALE: 1" = 200' SCALE RATIO: 1:2,400 DATE: JUNE 2013

Item #8.




**This property, Map 110D Parcel 048
sits in the middle of Map 110D
Parcel 049 and Map 110D Parcel 047**

Item #8.

A photograph showing a road view of a residential property. The road is in the foreground, with a white text box overlaid on it. The property behind the road features a large, well-maintained green lawn. A white house with a grey roof is visible in the background, partially obscured by several trees. A prominent tall pine tree stands on the left side of the lawn. The right side of the image is dominated by a dense, tall forest of trees. The sky is clear and blue.

**Road view of Map 110D Parcel 048 and
part of Map 110D Parcel 047**

Item #8.



**Road view of multiple nearby properties of
Map 110D Parcel 049 and Map 110D Parcel
047, located on Crooked Creek Road.**

Item #8.

A photograph of a residential property. On the left, a single-story house with light-colored siding and dark shutters is partially visible, surrounded by large, leafy trees. The foreground is a grassy area with some bare patches of soil. To the right, a tall wooden utility pole stands with several power lines extending across the scene. The sky is clear and blue.

**This property, Map 110 Parcel 055, is located
across from Map 110D Parcel 047 on Crooked
Creek Drive.**

Item #8.

A photograph showing a road view of a property. In the foreground, there is a paved road. A large, well-maintained green lawn extends from the road towards a line of trees. The trees are dense and green, with a white house visible through the foliage in the background. The sky is clear and blue.


Road view of this property, Map 110 Parcel 058. It is located on the same road of Map 110D Parcels 047, 046, and 045 on Crooked Creek Drive.

Item #8.



**Road view of multiple nearby properties of
Map 110D Parcels 047, 046, and 045,
located on Crooked Creek Drive.**

Item #8.



**Road view of multiple nearby properties of Map 110D
Parcels 047, 046, and 045, located on Crooked Creek
Drive.**

Item #8.

Item Attachment Documents:

9. Request by James P. Key to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1 [Map 110D, Parcel 049, District 3] (staff-P&D) REQUEST TO WITHDRAW WITHOUT PREJUDICE

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #9.



10/7/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County, Georgia

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel.

Parcel Number: 110D049
LOT # 9

Please contact me directly should you need anything further concerning this matter.
Thank you for your time and consideration.

Sincerely,

A handwritten signature in cursive script that reads "Jamie Key".

Jamie Key, Owner
J KEY Construction LLC.

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770- Direct
404- Item #9. Office

Request by James P. Key to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3].

PLANNING & DEVELOPMENT-LISA JACKSON STAFF RECOMMENDATION:

Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. **[Map 110D, Parcel 049, District 3].** * The applicant is seeking to rezone this parcel along with three adjacent parcels with a total of 9.72 acres from R-2 to C-1. If approved, the applicant would like to combine the four parcels in order to construct an enclosed boat storage facility and a single-story rental office. The proposed boat storage facility will consist of approximately 50 individually covered boat storage units with rollup doors. The proposed rental office will also be utilized as a retail store for recreational goods such as drinks, snacks, bait, tackle and marine necessities. The overall development is currently zoned R-2 and is located within a residential area. In addition, the proposed parcels either abut or adjacent to at least eight single family residences which will be directly impacted by the proposed rezoning. The residence located at (Map 110D, Parcel 048) will be surrounded by the proposed development on three sides. The residence located at (Map 110D, Parcel 044) abuts the property on Crooked Creek Drive. The residences located at Map 110 Parcels 055 and 056 are directly across the road from the proposed development on Crooked Creek Drive and there are four additional homes across the road (within 500 - 1000 feet) on Crooked Creek Road that will be directly impacted by this development. In addition, the proposed property also abuts (Map 110C, parcel 042), which is zoned R-1. This request is not consistent with the Comprehensive Plan Future Land Use which indicates that the future land use in this area is residential. Therefore, the proposed commercial use would not meet the intended future land use. It is the opinion of staff that rezoning this property from R-2 to C-1 will have an adverse effect on this residential neighborhood with the potential for increased noise, light intrusion and increased traffic. It could also potentially cause a decrease in value for the residences that are directly impacted by this proposal. Moreover, this rezoning request does not promote a practical balance between the promotion of the public health, safety and reasonable use of the subject property. It will adversely affect the existing use, value, and usability of adjacent and nearby residential properties.

Staff recommendation is for denial to rezone 1.19 acres at 1117 Crooked Creek Road [Map 110D, Parcel 049, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION RECOMMENDATION:

Planning & Zoning Commission's recommendation is for denial to rezone 1.19 acres at 1117 Crooked Creek Road [Map 110D, Parcel 049, District 3] from R-2 to C-1.

PLANNING & ZONING COMMISSION MINUTES:

The Putnam County Planning & Zoning Commission conducted a public hearing on Thursday, October 3, 2019 at 6:30 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

Present: Martha Farley, Maurice Hill, Jr. (ineligible to vote), Tim Pierson, James Marshall, Jr.

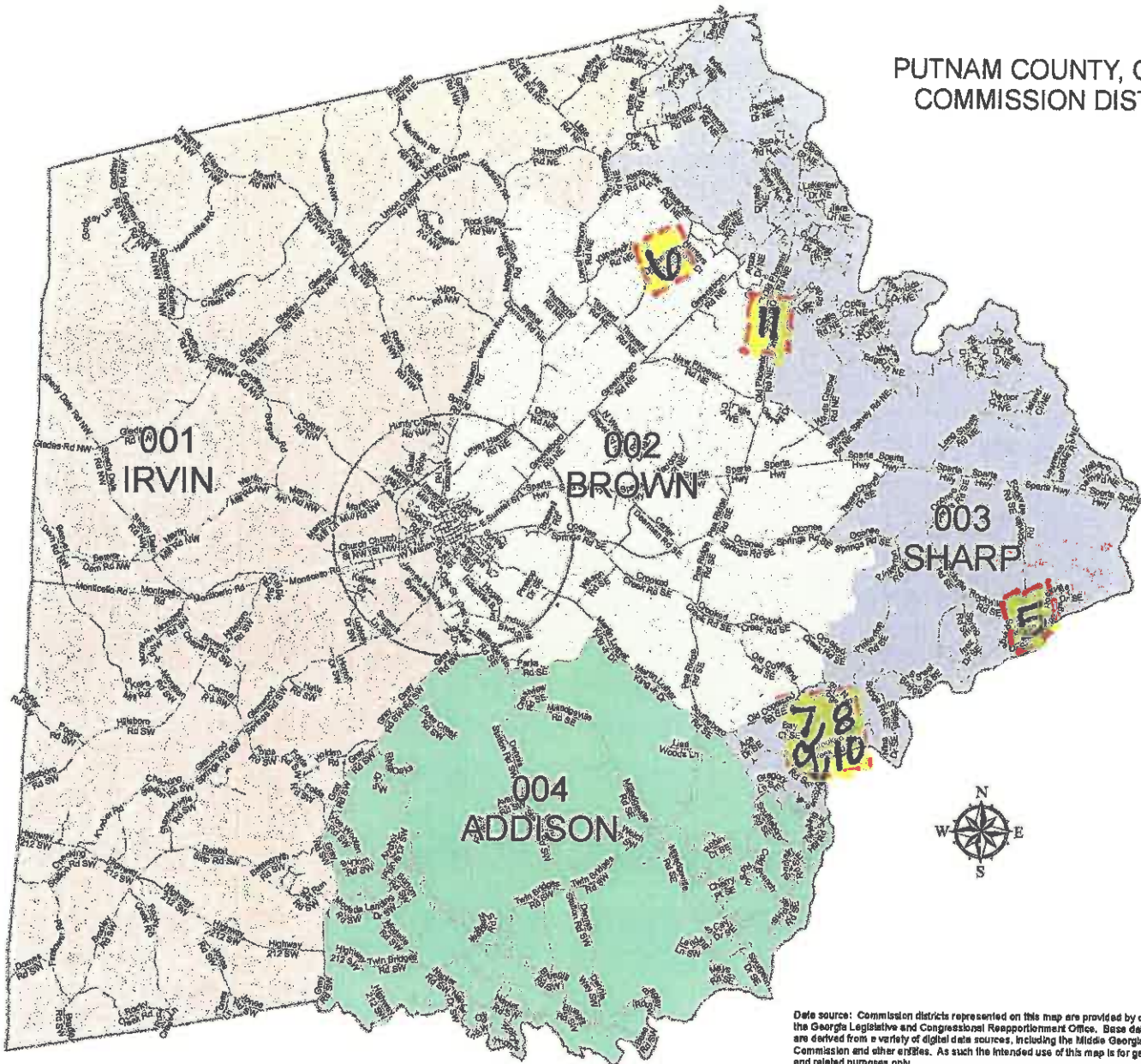
Staff Present: Lisa Jackson, Courtney Andrews and Jonathan Gladden

Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. **[Map 110D, Parcel 049, District 3]. ***

Staff recommendation is for denial to rezone 1.19 acres at 1117 Crooked Creek Road [Map 110D, Parcel 049, District 3] from R-2 to C-1.

Motion to deny the request by **James P. Key** to rezone 1.19 acres from R-2 to C-1 at 1117 Crooked Creek Road made by Member Pierson, Seconded by Member Farley

Voting Yea: Chairman Marshall, Member Farley, Member Pierson



Data source: Commission districts represented on this map are provided by data from the Georgia Legislative and Congressional Reapportionment Office. Base data features are derived from a variety of digital data sources, including the Middle Georgia Regional Commission and other entities. As such the intended use of this map is for general planning and related purposes only.

MAP SCALE: 1" = 5,897.28' SCALE RATIO: 1:88,367.34 DATE: JUNE 2016

5. Request by **Chris & Heather Willis, agents for Richard Delisle** for a rear yard setback variance at Lot 32 Rockville Springs Court. Presently zoned R-1. [Map 127A, Parcel 010, District 3].
6. Request by **Joe and Teresa Huey** to rezone 14.81 acres at 169 Denham Road from AG-1 to AG-2. [Map 074, Parcel 044, District 2]. *
7. Request by **James P. Key** to rezone 3.00 acres at 121 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 045, District 3]. *
8. Request by **James P. Key** to rezone 2.46 acres at 119 Crooked Creek Drive from R-2 to C-1. [Map 110D, Parcel 046, District 3]. *
9. Request by **James P. Key** to rezone 3.07 acres at 1127 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 047, District 3]. *
10. Request by **James P. Key** to rezone 1.19 acres at 1117 Crooked Creek Road from R-2 to C-1. [Map 110D, Parcel 049, District 3]. *
11. Request by **Jack J. Minchey Sr.** to rezone 9.33 acres at 437 Old Phoenix Road from AG-1 to AG-2. [Map 095, Parcel 032, District 2]. *

Item #9.



PUTNAM COUNTY PLANNING & DEVELOPMENT

117 Putnam Drive, Suite B ♦ Eatonton, GA 31024

Tel: 706-485-2776 ♦ 706-485-0552 fax ♦ www.putnamcountyga.us

APPLICATION FOR REZONING

APPLICATION NO 2019-00877

DATE: 5-28-19

MAP 110D

PARCEL 049

1. Name of Applicant: James P Key
2. Mailing Address: PO Box 9
3. Phone: (home) 404-736-4648 (office) 678-878-5606 (cell) 770-351-6724
4. The location of the subject property, including street number, if any: 1117 Crooked Creek Road SE
5. The area of land proposed to be rezoned (stated in square feet if less than one acre): 1.19 Acres
6. The proposed zoning district desired: C-1
7. The purpose of this rezoning is (Attach Letter of Intent)
8. Present use of property: Vacant Desired use of property: Boat Storage Facility
9. Existing zoning district classification of the property and adjacent properties:
 Existing: R-2 Cjo
 North: R-2 Cjo South: R-2 Cjo East: R-1 Cjo West: R-2 Cjo
10. Copy of warranty deed for proof of ownership and if not owned by applicant, please attach a signed and notarized letter of agency from each property owner for all property sought to be rezoned.
11. Legal description and recorded plat of the property to be rezoned.
12. The Comprehensive Plan Future Land Use Map category in which the property is located. (If more than one category applies, the areas in each category are to be illustrated on the concept plan. See concept plan insert.): Residential
13. A detailed description of existing land uses: Parcel is vacant lot currently zoned R-2
14. Source of domestic water supply: well , community water _____, or private provider _____. If source is not an existing system, please provide a letter from provider.

Item #9.

RECEIVED
MAY 28 2019
ga

- 15. Provision for sanitary sewage disposal: septic system x , or sewer _____. If sewer, please provide name of company providing same, or, if new development, provide a letter from sewer provider.
- 16. Complete attachment of Disclosure of Campaign Contributions Form by the applicant and/or the applicant's attorney as required by the Georgia Conflict of Interest in Zoning Act (O.C.G.A. 36-67A).
- 17. The application designation, date of application and action taken on all prior applications filed for rezoning for all or part of the subject property. (Please attach on separate sheet.)
- 18. Proof that property taxes for the parcel(s) in question have been paid.
- 19. Concept plan. If the application is for less than 25 single-family residential lots, a concept plan need not be submitted. (See attachment.)
- 20. Impact analysis. If the application is for less than 25 single-family residential lots, an impact analysis need not be submitted. (See attachment.)

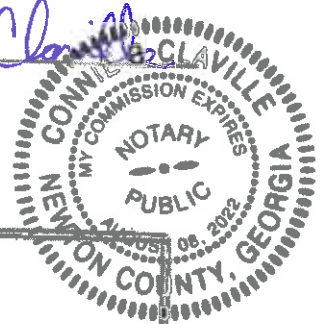
THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. APPLICANT HEREBY GRANTS PERMISSION FOR PLANNING AND DEVELOPMENT PERSONNEL OR ANY LEGAL REPRESENTATIVE OF PUTNAM COUNTY TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE PUTNAM COUNTY CODE OF ORDINANCES.

John P. King 5/22/19
 Signature (Property Owner) (Date)

John S. King 5/22/19
 Signature (Applicant) (Date)

Cornia B. Claville
 Notary Public

Cornia B. Claville
 Notary Public



Office Use	
Paid: \$ <u>250.00</u> (cash) _____ (check) <u>10356</u> (credit card) _____	
Receipt No. <u>032701</u>	Date Paid: <u>5-28-19</u>
Date Application Received: <u>5-28-19</u>	
Reviewed for completeness by: <u>CJA</u>	
Submitted to TRC: _____	Return date: _____
Date of BOC hearing: _____	Date submitted to newspaper: _____
Date sign posted on property: _____	Picture attached: yes _____ no _____

Item #9.





6/24/2019

Attn: Lisa Jackson
Director of Planning & Development
Putnam County

This letter is to inform you that I would like to respectfully withdraw the rezone request, without prejudice, on the following parcel and to be placed on the future agenda.

Parcel Number: 110D049

Lot # 9

Please feel free to contact me directly should you need anything further concerning this matter. Thank you for your time and consideration.

Thank you,

A handwritten signature in black ink that reads "Jamie Key". The signature is written in a cursive, flowing style.

Jamie Key, Owner
J KEY Construction

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30650
770-351-6724 Direct
404-736-4648 Office

Item #9.



To whom it may concern,

This letter of intent is to explain the reason for the requested rezoning of the three parcels of land known as Map 110D 049 located at the intersection of Crooked Creek Road and Crooked Creek Drive.

If this request is granted I intend to construct an enclosed boat storage facility. I have included a sketch plan with my intentions for the proposed improvements.

I currently own Map 110C-075 (lake home) and 110D-035 and 036 (16.19 acres) located across Club House Drive SW approximately 2500' south east of subject property.

After getting to know our neighbors and many new friends in our community I believe that a secure enclosed storage facility of this type is not only needed but will be well received by the citizens in the area.

Thank you for your consideration.

Sincerely,
James P. Key

PO Box 9, Monroe GA 30655
1379 Hwy. 11 NW, Monroe GA 30656
770-351-6724 Direct
404-731-1111 Office

Item #9.







Overview



Legend

-  City Limit
-  Parcels
- Parcel Numbers
- Roads

RECEIVED
 MAY 28 2019

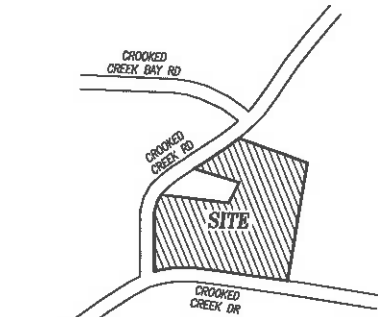

Parcel ID	110D049	Owner	KEY JAMES P	Last 2 Sales			
Class Code	Residential		2040 DALLY TRAIL	Date	Price	Reason	Qual
Taxing District	PUTNAM		COVINGTON GA 30014	11/30/2018	0	QC	U
	PUTNAM	Physical Address	CROOKED CREEK RD	8/29/2018	\$32000	MS	U
Acres	n/a	Assessed Value	Value \$5000				
		Value	Value \$5000				
		Improvement Value					
		Accessory Value					

Item #9.

NUMBER	CHORD DIRECTION	CHORD LENGTH	ARC LENGTH	RADIUS
C1	N 54°11'00" W	297.42	299.40	750.00

I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND DETERMINED THAT, IN MY OPINION, THE AREA AS SHOWN ON THIS SURVEY DOES NOT LAY WITHIN A DESIGNATED FLOOD HAZARD AREA. COMMUNITY PANEL NO. 13237C0175C EFFECTIVE DATE: 9/26/2008

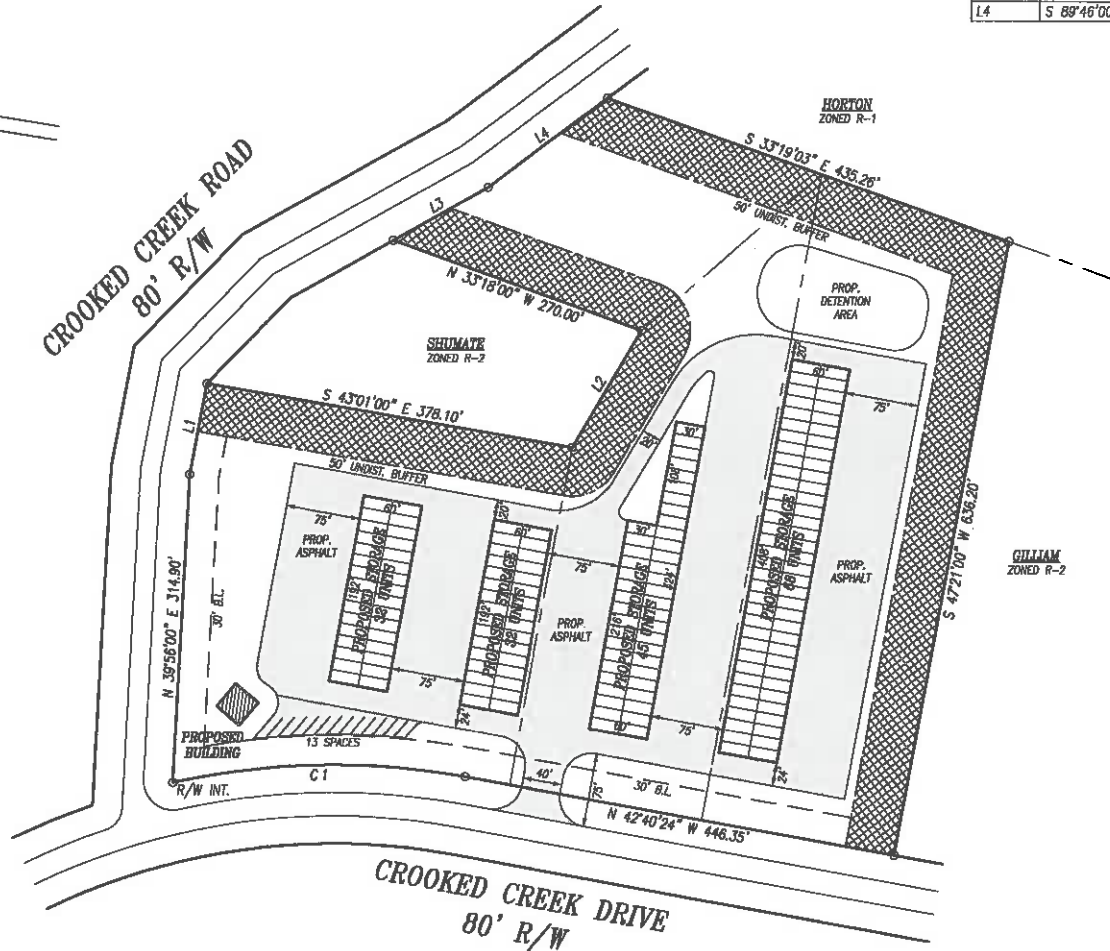
NUMBER	DIRECTION	DISTANCE
L1	N 47°34'00" E	94.80'
L2	N 67°33'00" E	139.30'
L3	S 82°20'00" E	110.00'
L4	S 89°46'00" E	153.00'



LOCATION SKETCH
(NO SCALE)



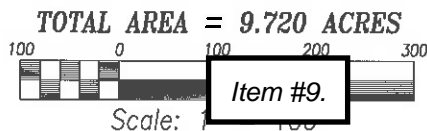
CROOKED CREEK ROAD
80' R/W



- LEGEND:
- INT. - INTERSECTION
 - BC - BACK OF CURB
 - SSE - SANITARY SEWER EASEMENT
 - HW - HEAVY WALL
 - CB - CATCH BASIN
 - JB - JUNCTION BOX
 - Q - SOLE W/LET
 - MH - SANITARY SEWER MANHOLE
 - CT - CREEK TRAP
 - R/W - RIGHT OF WAY
 - D.E. - DRAINAGE EASEMENT
 - B.L. - BUILDING LINE
 - PP - POWER POLE
 - LP - LIGHT POLE
 - C.M.P. - CORRUGATED METAL PIPE
 - L.L. - LAND LOT
 - L.L.L. - LAND LOT LINE
 - C.L. - CENTER LINE
 - ⊙ - FIRE HYDRANT (FH)
 - W - WATER VALVE (WV)
 - FDC - FIRE DEPARTMENT CONNECTION
 - WM - WATER METER
 - KV - IRRIGATION CONTROL VALVE
 - HH - HILLSOUTH MANHOLE
 - TP - TELEPHONE/CABLE PEDESTAL
 - TRFR - POWER TRANSFORMER
 - GM - GAS METER
 - H - BUILDING HEIGHT
 - # - ADDRESS/UNIT NUMBER
 - EX - TITLE EXCEPTION

REFERENCES:
-PLAT BOOK 6 PAGE 86

OWNER OF RECORD:
JAMES P. KEY
2040 DALLY TRAIL
COVINGTON, GA 30014
770-351-6724



PROJECT INFO:

EXISTING ZONING: R-2
TAX PARCEL: 110D045, 110D046, 110D047 & 110D049
PROPOSED USE: BOAT STORAGE
PROPOSED ZONING: C-1
MINIMUM LOT SIZE: 20000 S.F.
MINIMUM LOT WIDTH AT B.L.: 100'
SETBACKS:

- 30' FRONT
- 15' SIDE
- 20' REAR

BUFFERS: 50' BUFFER IS REQUIRED WHEN ANY COMMERCIAL USE OR DISTRICT ADJOINS ANY RESIDENTIAL USE OR DISTRICT.

MAXIMUM BUILDING COVERAGE: 35% (3,402 ACRES)
PROPOSED BUILDING COVERAGE: 15% (1,483 ACRES)
PROPOSED UNIT SIZES: 12'X30' (177 TOTAL)
PROPOSED PAVING: 3,271 ACRES (142,485 S.F.)

REZONE PLAN FOR
JAMES P. KEY

STATE OF GEORGIA
FUTNAM COUNTY
CMD 313
DATE 5/21/2019
SCALE 1"=100'
JOB #18034-KEY
REVISIONS



SURVEYORS CERTIFICATE
1. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN N/A FEET AND AN ANGULAR ERROR OF N/A SECONDS PER ANGLE POINT.

2. THE DATA SHOWN HEREON HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN FEET AND WAS ADJUSTED BY USING THE COMPASS RULE.

3. ANGULAR AND LINEAR MEASUREMENTS OBTAINED BY USING A TOPCON GPT 3005..

THIS DRAWING AND ANY COPIES THEREOF ARE THE PROPERTY OF JOHN F. BREWER AND ASSOC AND ARE NOT TO BE CHANGED OR ALTERED BY OTHERS IN ANY MANNER AND SHALL NOT BE REPRODUCED OR COPIED, IN WHOLE OR PART WITHOUT HIS WRITTEN PERMISSION.

THIS DRAWING WAS PREPARED FOR THE BENEFIT AND EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. NO WARRANTY IS EXTENDED TO ANY UNWRITTEN THIRD PARTY.



**JOHN F. BREWER
&
ASSOCIATES**

LAND SURVEYING
LAND PLANNING
DEVELOPMENT SUPERVISION
1002 S. BROAD STREET
MONROE, GEORGIA 30655
TEL. (770) 267-4703
EMAIL INFO@GASURVEYING.COM

Name of Subject Rezoning/Case #: James P. Key

O.C.G.A. § 36-67A-3

(c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government (Mayor or Councilmember) which will consider the application, it shall be the duty of the opponent to file a disclosure with the governing authority of the respective local government showing:

- (1) The name and official position of the local government official to whom the campaign contribution was made; and
- (2) The dollar amount and description of each campaign contribution made by the opponent to the local government official during the two years immediately preceding the filing of the application for the rezoning action and the date of each such contribution.

(d) The disclosure required by subsection (c) of this Code section **shall be filed at least five calendar days prior to the first hearing** by the local government or any of its agencies on the rezoning application.

OPPONENT'S CERTIFICATION

I hereby certify that I have read the above campaign disclosure information and declare that (select have or have not)

- I have** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application. (If this box is checked, please complete the chart below).
- I have not** within the two years immediately preceding this date made any campaign contribution(s) aggregating \$250.00 or more to any local government official involved in the review or consideration of this application.

Name of Elected Official/Position	Amount of Contribution and/or Description of In-Kind Contribution	Date of Contribution

NAME OF CONTRIBUTOR: _____ DATE: _____

SIGNATURE OF CONTRIBUTOR: _____



2018 012666
KEEL WILBURN T JR

INTERNET TAX RECEIPT
LT 9 C C P
1100 049

190

DESCRIPTION	TAX AMOUNT	EXEMPTION	MILLAGE
FAIR MARKET VALUE	\$5,000		
COUNTY	\$18.67	\$0.00	8.333
SCHOOL	\$32.54	\$0.00	16.269
SPEC SERV	\$0.76	\$0.00	0.378

ORIGINAL TAX DUE
\$49.97
INTEREST
\$1.00
COLLECTION COST
FIFA CHARGE
PENALTY
TOTAL PAID
\$50.97
TOTAL DUE
\$0.00

TO KEEL WILBURN T JR
2040 DALLY TRAIL
COVINGTON, GA 30014

FROM Putnam County Tax Commissioner
100 South Jefferson Ave Suite 207
Eatonton, GA 31024-1061
(706) 485-5441



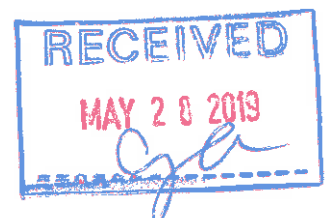
Date Paid: 1/25/2019



Scan this code with
your mobile phone
to view this bill

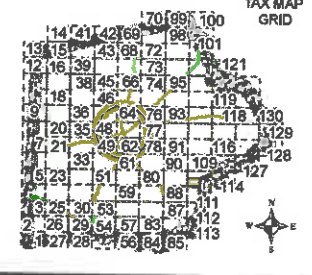
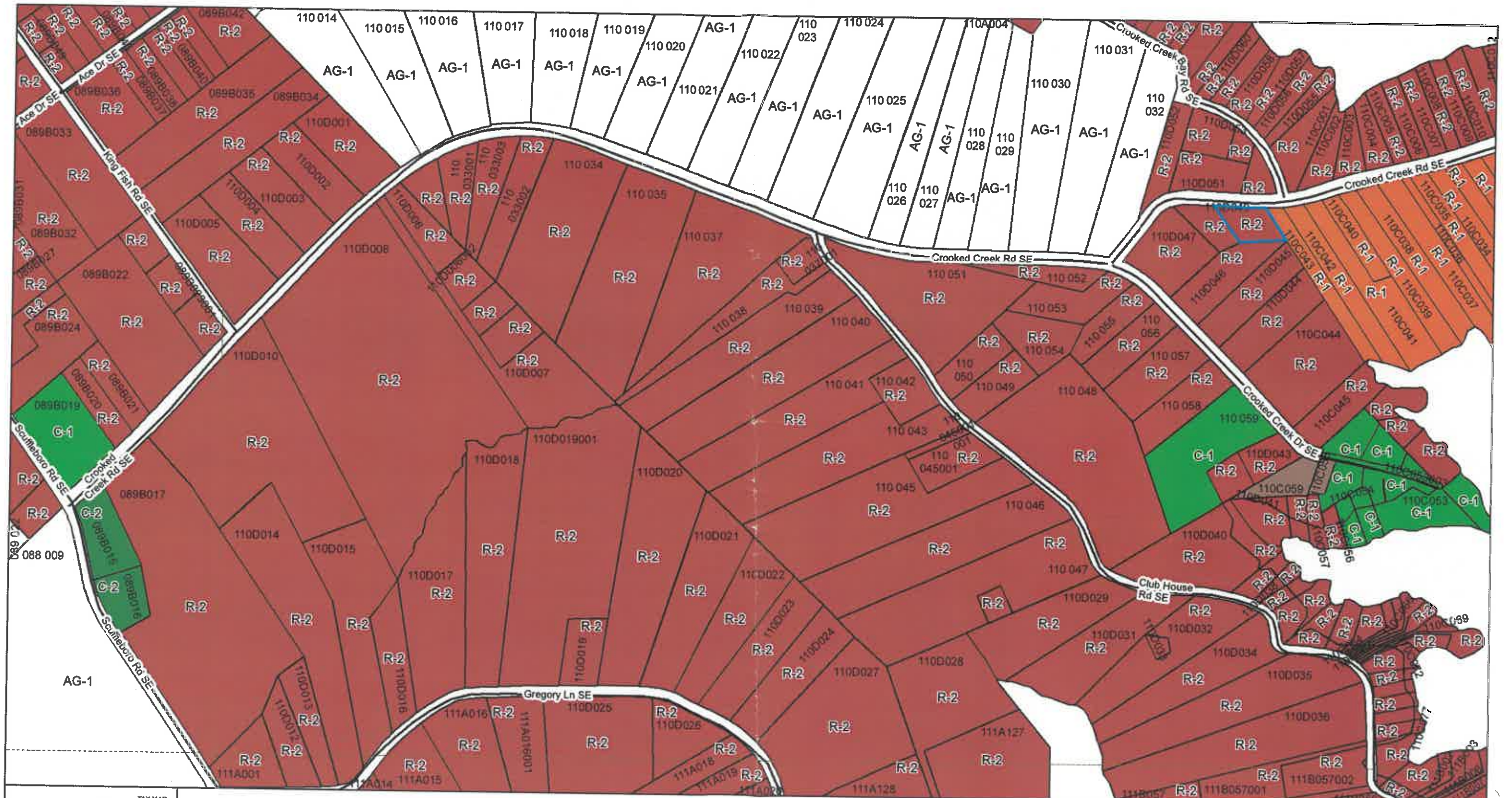
INTERNET TAX RECEIPT

Item #9.





Item #9.



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

Zoning		GEOGRAPHIC FEATURE LEGEND									
No Code	AG-2	C-2 CITY	IND-2 CITY	R - 1 CITY	RM-2						
AG-1	C-1	I-M	MHP	R - 2 CITY	R-1R	RM-3					
AG-1 CITY	C-1 CITY	IND-1 CITY	PUBLIC	R - 3 CITY	R-2	VILLAGE					
	C-2	IND-2	PUBLIC CITY	R - 4 CITY	RM-1						

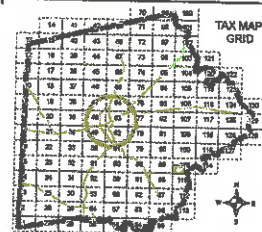
Item #9.

MGRC
IT GIS Services
Middle Georgia Regional Commission
175 Emery Hwy
Suite C
Macon, Georgia 31217
(478) 751-0160
(478) 751-6517
Web:
www.middlegeorgiareg.org
Email:
it@mgrc.org

**PUTNAM COUNTY, GEORGIA
ZONING MAPS**

MAP 110D

MAP SCALE: 1" = 524.17' SCALE RATIO: 1:8,280 DATE: JUNE 2019



- Eatonton Limits
- County Boundary
- Roads
- Parcels
- Parcel_Hooks

GEOGRAPHIC FEATURE LEGEND

- Agriculture/Forestry
- Commercial
- Industrial
- Mixed Use
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/Communication/Utilities
- Undeveloped/Vacant


MGRC
IT GIS Services
Middle Georgia Regional Commission
179 Easley Hwy
Suwanee, Georgia 31217
(478) 751-4180
(478) 751-4917
Web: www.mgarc.org
Email: mgarc@mgarc.org

**PUTNAM COUNTY, GEORGIA
FUTURE LAND USE MAPS**

MAP 110D


MAP SCALE: 1" = 200' SCALE RATIO: 1:2,400 DATE: JUNE 2019

Item #9.



**This property, Map 110D Parcel 048
sits in the middle of Map 110D
Parcel 049 and Map 110D Parcel 047**

Item #9.



**Road view of multiple nearby properties of
Map 110D Parcel 049 and Map 110D Parcel
047, located on Crooked Creek Road.**

Item #9.

- 12. Consent Agenda
 - a. Approval of Minutes - October 4, 2019 Regular Meeting (staff-CC)
 - b. Approval of Minutes - October 4, 2019 Executive Session (staff-CC)
 - c. Ratification of Appointments to the 2020 Census Complete Count Committee (BW)

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits. The meeting cannot be closed to the public except by a majority vote of a quorum present for the meeting. The board can vote to go into an executive session on a legally exempt matter during a public meeting even if not advertised or listed on the agenda. Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance by calling at 706-485-2776 to allow the County to make reasonable accommodations for those persons.

Item #12.

PUTNAM COUNTY BOARD OF COMMISSIONERS



117 Putnam Drive, Suite A ♦ Eatonton, GA 31024

Minutes

Friday, October 4, 2019 ♦ 9:00 AM

Putnam County Administration Building – Room 203

The Putnam County Board of Commissioners met on Friday, October 4, 2019 at approximately 9:00 AM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, Georgia.

PRESENT

Chairman Billy Webster
 Commissioner Kelvin Irvin
 Commissioner Daniel Brown
 Commissioner Trevor Addison

ABSENT

Commissioner Bill Sharp

STAFF PRESENT

County Attorney Barry Fleming
 County Manager Paul Van Haute
 Deputy County Manager Lisa Jackson
 County Clerk Lynn Butterworth

Opening

1. Welcome - Call to Order

Chairman Webster called the meeting to order at approximately 9:00 a.m.
 (Copy of agenda made a part of the minutes on minute book page _____.)

2. Invocation

Dr. Ford G'Segner gave the invocation.

3. Pledge of Allegiance (TA)

Commissioner Addison led the Pledge of Allegiance.

Item #12.

4. Special Presentations

a. Stryker Presentation

EMS Director Brad Murphey introduced Mr. Preston Willis and Mr. Lee Dupree from Stryker. They demonstrated the Lucas 3 chest compression device, explained its purpose and answered questions.

b. Departmental Presentation-Public Works

Public Works Director Tony Clack introduced his staff and told a little about each of them: Anthony Frazier, Kyle Ingram, Rennis Miller, Jeffery Moran, Jimmy Morrell (not able to be here), Lonnie Griffin, Benjamin Steel, Jerry Dennis, Mark Chapman, Wyatt Manson, Alan Holder, Wayne Parham, Robert Bustion, Lawson Little, and Sylvester Wimberly (not able to be here).

Regular Business Meeting

5. Public Comments

Mr. Donald Cottrell commented on Georgia Power asking for an increase.

6. Approval of Agenda

Motion to approve the Agenda.

Motion made by Commissioner Addison, Seconded by Commissioner Irvin.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

7. Consent Agenda

a. Approval of Minutes - September 17, 2019 Zoning Public Hearing & Regular Meeting (staff-CC)

b. Authorization for Chairman to sign Rural Fire Defense Cooperative Lease Agreement and Memorandum of Understanding (staff-Fire)

Motion to approve the Consent Agenda.

Motion made by Commissioner Addison, Seconded by Commissioner Irvin.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

(Copy of agreement and MOU made a part of part of the minutes on minute book pages _____ to _____.)

8. Approval of Social Media User Policy (staff-CM/PIO)

County Manager Van Haute & Public Information Officer McMullen explained the purpose of the policy and answered questions.

Motion to approve the Social Media User Policy as presented.

Motion made by Commissioner Addison, Seconded by Commissioner Irvin.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

(Copy of policy made a part of the minutes on minute book page _____.)

9. Awarding of Solicitation #19-42001-001 Old Phoenix Road at Lake Oconee Guardrail Replacement (staff-CM)

Motion to award Solicitation 19-42001-001 Old Phoenix Road at Lake Oconee Guardrail Replacement to E&D Contracting in amount of \$237,986.75.

Motion made by Commissioner Addison, Seconded by Commissioner Irvin.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

10. Approval of Grand Jury decision to increase Bailiff pay and Grand/Traverse Juror pay (COC/SO)

County Attorney Fleming explained that the board can accept the Grand Jury recommendation, deny it, or modify it.

No action was taken, but the board did ask the County Manager to give this to the Finance Director for consideration for the FY21 budget.

Reports/Announcements

11. County Manager Report

County Manager Van Haute reported the following:

- Check out all the doors in the Administration Building and thank the Putnam County High School Art Department for their hard work decorating our doors for Breast Cancer Awareness month. He also thanked HR Director Miller and her team for their work on the kickoff program and month-long awareness efforts. Be sure to vote for your favorite door.
- Congratulations to Finance Director Cook on winning the GGFOA President's Award and Jr. Accountant Barbara Vargo for earning her Certified Finance Officer Certificate. Thanks for all you do for Putnam County.

12. County Attorney Report

No report but requested an Executive Session.

13. Commissioner Announcements

Commissioner Irvin: none

Commissioner Brown: none

Commissioner Sharp: absent

Commissioner Addison: none

Chairman Webster: reminded the board that we are working with the Middle Georgia Regional Commission to rewrite Chapter 66 (Zoning) of the Code of Ordinances. One of the first steps is to get comments and feedback from community stakeholders regarding the rewrite. Planning & Development Director Jackson distributed packets explaining the various stakeholder meetings that are planned and requested input from each commissioner on who to invite to these meetings. She requested the information get submitted back to her by next Friday, October 11, 2019.

Item #12.

Executive Session

14. Enter Executive Session as allowed by O.C.G.A. 50-14-4 for Personnel, Litigation, or Real Estate

Motion to enter Executive Session for litigation purposes.

Motion made by Commissioner Irvin, Seconded by Commissioner Addison.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

Meeting closed at approximately 10:30 a.m.

15. Reopen meeting and execute Affidavit concerning the subject matter of the closed portion of the meeting

Motion to reopen the meeting and execute the affidavit concerning the subject matter of the closed portion of the meeting.

Motion made by Commissioner Addison, Seconded by Commissioner Irvin.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

(Copy of affidavit made a part of the minutes on minute book page _____.)

Meeting reconvened at approximately 10:56 a.m.

16. Action, if any, resulting from the Executive Session
County Attorney Fleming reported that one legal matter was discussed with no final action taken.

Closing

17. Adjournment

Motion to adjourn the meeting.

Motion made by Commissioner Irvin, Seconded by Commissioner Addison.

Voting Yea: Commissioner Irvin, Commissioner Brown, Commissioner Addison

Meeting adjourned at approximately 10:57 a.m.

ATTEST:

Lynn Butterworth
County Clerk

Billy Webster
Chairman

Item #12.



Office of the County Clerk

117 Putnam Drive, Suite A ♦ Eatonton, GA 31024

706-485-5826 (main office) ♦ 706-485-1877 (direct line) ♦ 706-923-2345 (fax)

lbutterworth@putnamcountyga.us ♦ www.putnamcountyga.us

The draft minutes of the October 4, 2019 Executive Session are available for Commissioner review in the Clerk's office.

NAME	ADDRESS	DISTRICT	BACKGROUND	APPLICATION DATE
John D. Sprague-Williams	109 Dogwood Point	4	Professor of Electro-Mechanical Engineering & Tech.; BA, MA, MS & Ed. D, 26 years teaching or administrating, served as Assoc. Dean, Dean of General Ed & VP Ed Affairs	10/2/2019
City Appointee:				
Lucille Crawford	105 Broad Street	Ward 1		

PUTNAM COUNTY BOARD OF COMMISSIONERS

ll

OCT 2 19 8:39AM



117 Putnam Drive, Suite A ♦ Eatonton, GA 31024
706-485-5826 ♦ 706-923-2345 fax
www.putnamcountyga.us

APPLICATION FOR BOARDS, COMMITTEES, & AUTHORITIES

Name: John D. Sprague-Williams

Home Phone: None

Address: 109 Dogwood PT,
Eatonton, GA 31024

Work Phone: None

Cell Phone: _____

Occupation: Professor of Electro-Mechanical
BUSINESS KING & TECH.

E-mail: _____

I would like to apply for appointment to the following Board, Committee, or Authority:
Census Committee

Which district do you live in? 1 2 3 4

Briefly explain your educational background BA, MA, MS & Ed. D, 26 years teaching or administrating
SERVED AS ASSOC. DEAN, DEAN OF SENIOR ED & V.P. ED AFFAIRS

Are you an owner or officer in any business or corporation? Yes No

If yes, please list the name and activity of the business or corporation: _____

Please explain any previous experience with State or Local Government: _____

Briefly explain why you seek this appointment: Was requested to apply as a fill-in.

If appointed, I agree to serve.

John D. Sprague-Williams
Signature

10-1-19
Application Date

*This application should be submitted to the Putnam County Board of Commissioners. Any additional information may be included on a separate

Item #12.

At their meeting on October 1, Council voted to appoint Lucille Crawford to the Complete Count Committee. I will send you a copy of the resolution.

Thanks,
Gary

*Gary Sanders
City Administrator
201 N. Jefferson Avenue
P.O. Box 3820
Eatonton, GA 31024
(706) 485-3311
(706) 485-7912 (fax)*

RESOLUTION

A RESOLUTION by the Council of the City of Eatonton, Georgia, to appoint a member to the 2020 Census Complete Count Committee and for other purposes.

WHEREAS, the U.S. Census Bureau is required by the United States Constitution to conduct a count of all persons; and

WHEREAS, the Census count requires extensive work and the Census Bureau requires partners at the local level to ensure a complete and accurate count; and

WHEREAS, the City of Eatonton and Putnam County have agreed to establish a joint 2020 Census Complete County Committee consisting of 21 members; and

WHEREAS, this committee will bring together a cross section of community members who will utilize their local knowledge and expertise to reach out to all persons of our community; and

WHEREAS, the Complete Count Committee will work with the Census Bureau to strive for an accurate count.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Eatonton, Georgia, that:

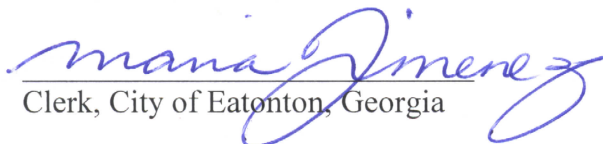
**THE MAYOR AND COUNCIL OF THE CITY OF EATONTON DO HEREBY
APPOINTMENT MS. LUCILLE CRAWFORD TO THE JOINT CITY/COUNTY 2020
CENSUS COMPLETE COUNT COMMITTEE.**

APPROVED AND ADOPTED by the Council of the City of Eatonton, Georgia on this 1st day of October, 2019.



Walter C. Rocker, Jr., Mayor
City of Eatonton, Georgia

ATTEST:



Maria Jimenez
Clerk, City of Eatonton, Georgia