



BOARD OF APPEALS REGULAR MEETING

Tuesday, September 16, 2025 at 6:00 PM

Historic Walton County Courthouse, 111 South Broad Street, Monroe Georgia

Phone: 770-267-1301 | **Fax:** 770-267-1400

AGENDA

1. MEETING OPENING

- 1.1. Invocation
- 1.2. Roll Call
- 1.3. Prayer
- 1.4. Pledge of Allegiance

2. APPROVAL OF MINUTES

- 2.1. Additions/Deletions

3. OLD BUSINESS

4. NEW BUSINESS

- 4.1. V25-0266 - Variance to create a 2.00-acre buildable lot off an existing easement - Applicant: Will Brown - Owner: Douglas Brown - Property located at 4600 Atha Circle - Parcel C0520008 - District 3
- 4.2. V25-0267 - Variance to put an accessory building 50 ft. in the 100 ft. non-buildable buffer - Applicant: Charles M. Power - Owners: Charles & Paula Powell - Property located at 1449 Palmer Drive/Bunk Tillman Road - Parcel N178A013 - District 4
- 4.3. V25-0272 - Variance to convert existing garage into a 1,096 sq. ft. guest house and Variance on side setback from required 15' to 6' - Applicant: Mauney & Son Construction - Owners: Thomas Jeffery & Kimberly Dixon - Property located at 2520 Willie Watkins Road - Parcel C1620030B00 - Districts 4 and 5
- 4.4. Case withdrawn - V25-0273 - Variance to replace existing billboard - Applicant: Verge Properties, LLC - Owner: 81 Investment Company, LLC - Property located at 429 Highway 11 and Frost Road - Parcel C1390016 - District 4

- 4.5.** V25-0277 - Variance to waive paved apron requirement on the driveway - Applicant: Keith R. Connelly - Owners: Keith & Angela Connelly - Property located at 1705 Queens Cemetery Road - Parcel C1820038 - District 4

5. DISCUSSION

- 6. PUBLIC COMMENT** | *3 Minute Limit Per Speaker. To speak at the meeting please follow the instructions outlined at the end of this Agenda.*

7. ANNOUNCEMENTS

8. EXECUTIVE SESSION

9. ADJOURNMENT

If you are an individual with a disability and require special assistance at this meeting, please contact our office at 770-267-1485 at least 48 hours prior to the meeting and arrangements will be made.