



**Columbia County Board of Commissioners Meeting
Minutes of Tuesday, January 7, 2025 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Present at the meeting included:

Chairman Douglas R. Duncan, Jr.
Vice Chairman Alison G. Couch
Commissioner Connie M. Melear
Commissioner James E. Allen, III
Commissioner Michael W. Carraway
County Manager Scott Johnson
Deputy County Manager Matt Schlachter
Deputy County Manager Glenn Kennedy
County Attorney Chris Driver
County Clerk Patrice R. Crawley

Division Directors:

Scott Sterling – Planning Services
Paul Scarbary - Development Services
Kyle Titus - Engineering Services
John Luton - Community Services
Chief Jeremy Wallen - Fire Services
Michael Blanchard - Technology Services
Stacey Gordon - Water Utility Services
County Staff

Members of the Media and Public

A. CALL TO ORDER

Chairman Duncan called the meeting to order at 6:00 p.m.

B. INVOCATION

Commissioner Melear gave the invocation.

C. PLEDGE OF ALLEGIANCE

County Manager Johnson led the pledge to the American Flag.

D. ROLL CALL / QUORUM

Chairman Duncan declared a quorum with five Commissioners present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) December 17, 2024

Commissioner Melear made a motion to approve the December 17, 2024 Board of Commissioners minutes. Vice Chair Couch seconded the motion. Commissioner Allen abstained. The motion carried.

F. PRESENTATION AND APPROVAL OF THE AGENDA

Chairman Duncan presented the January 07, 2024 agenda.

G. ELECTION OF OFFICER

(G1) Vice Chairman

Commissioner Melear nominated Commissioner Couch for the Vice Chairman position. Commissioner Carraway seconded the nomination. The nomination carried.

H. SPECIAL RECOGNITION, PRESENTATION, AND / OR DECLARATION

I. CONSENT AGENDA

In accordance with Columbia County Code of Ordinance Section 2-81(6), the following items were voted on collectively. Commissioner Melear made a motion to approve the consent agenda as presented. Vice Chair Couch seconded the motion. The motion carried unanimously.

(I1) Development and Planning Services Committee

(I1a) Alcoholic Beverage License, Gateway Hospitality LLC dba Fairfield and Towneplace Suites by Marriott

Approved Alcoholic Beverage License for Gateway Hospitality LLC dba Fairfield and Towneplace Suites by Marriott to be effective January 08, 2025.

J. DEBATE AGENDA

(J1) Unfinished Business

(J1a) Community and Emergency Services

(J1a1) Resolution 24-48 Evans Market Vendor Fees - *Second Reading*

Commissioner Carraway made a motion to approve the Second Reading of Resolution 24-48 Evans Market Vendor Fees. Commissioner Melear seconded the motion. The motion carried unanimously.

(J2) New Business

(J2a) Management and Internal Services Committee

(J2a1) 2025 Board and Committee Appointments

Commissioner Melear made a motion to approve the reappointments and appointments as listed on the attached spreadsheet with the one correction to appoint Pat Goodwin to the Library Boards instead of Marty Jackson. Vice Chair Couch seconded the motion. The motion carried unanimously.

(J2a2) Discussion of the Impacts of House Bill 581 Homestead Exemption

Commissioner Melear made a motion to authorize the three public hearings concerning HB 581 Homestead Exemption. Vice Chair Couch seconded the motion. The motion carried unanimously.

(J2b) Development and Planning Services Committee

(J2b1) RZ24-06-02, Major S-1 (Special) Revision, 3592 Evans to Locks Road, Tax Map 082 Parcel 056, 1.09 +/- acres and currently zoned S-1 (Special).

Commissioner Allen made a motion to approve the request for the major S-1 Revision for property located at tax map 082 parcel 056 to add a new church building and additional paved parking on the site subject to the following condition:

Planning:

A written and executed agreement prepared by an attorney is required between the applicant and the owner of the golf course property to allow the church to use the property for overflow parking. This agreement will be provided to Columbia County Planning prior to any permits being issued for this development.

Commissioner Melear seconded the motion. The motion carried unanimously.

Mr. Barry Cowart with the church thanked the Board for the approval.

(J2b2) RZ24-12-05, Major PUD (Planned Unit Development) Revision, 4408 Columbia Rd, Tax Map 073 Parcel 356, 0.24 +/- acres and currently zoned PUD (Planned Unit Development).

Commissioner Allen made a motion to approve the request for the major PUD Revision for property located at tax map 073 parcel 356 for massage. Vice Chair Couch seconded the motion. The motion carried unanimously.

(J2b3) RZ24-12-06, Conditional Use to allow a vocational school, 4210 Columbia Road, Building 12, Tax Map 079 Parcel 153, 0.34 +/- acres, and currently zoned PDD (Planned Development District).

Commissioner Allen made a motion to approve the request for the conditional use to allow a vocational school for property located at tax map 079 parcel 153 subject to the following condition:

Planning:

The conditional use is limited to Suite 12B.

Vice Chair Couch seconded the motion. The motion carried unanimously.

(J3) Items Added at the Meeting

K. LEGAL MATTERS

L. REQUESTS FOR REVIEW BY COMMITTEE

M. PUBLIC COMMENTS AND PARTICIPATION

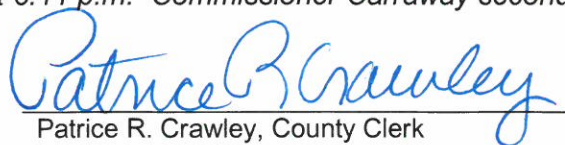
N. EXECUTIVE SESSION

O. ADJOURNMENT

Vice Chair Couch made a motion to adjourn the meeting at 6:11 p.m. Commissioner Carraway seconded the motion. The motion carried unanimously.



Douglas R. Duncan, Jr., Chairman



Patrice R. Crawley, County Clerk