



**Development and Planning Services Committee Meeting
Minutes for Tuesday, October 14, 2025 at 8:30 AM
Evans Government Center Auditorium, Evans, Georgia**

Present at the meeting included:

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

Division Directors:

Paul Scarbary - Development Services
Kyle Titus - Engineering Services
Scott Sterling - Planning Services
John Luton - Community Services
Steven Prather – Facility Services
County Staff

Members of the Media and Public

A. CALL TO ORDER

Chair Couch called the meeting to order at 8:49 a.m.

B. INVOCATION

The invocation was held at the prior meeting.

C. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was held at the prior meeting.

D. ROLL CALL / QUORUM

Chair Couch declared a quorum with three members of the committee present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) September 09, 2025

Member Duncan made a motion to approve the minutes of the September 09, 2025 Development and Planning Services Committee. Vice Chair Melear seconded the motion. The motion carried unanimously.

F. APPROVAL OF THE AGENDA

Chair Couch presented the agenda.

G. PRESENTATION

H. CONSENT AGENDA

I. DEBATE AGENDA

(I1) New Business

(I1a) Development Services

(I1a1) Alcoholic Beverage License Gregory M Parker Inc dba Parker's #149

Approved forwarding to the November 04, 2025 Board of Commissioners Consent Agenda the Alcoholic Beverage license for Gregory M. Parker, Inc. dba Parker's #149.

(I1a2) Alcoholic Beverage License Garcia Coutino Inc dba Agaves Mexican Grill

Approved forwarding to the November 04, 2025 Board of Commissioners Consent Agenda the Alcoholic Beverage License for Garcia Coutino Inc. dba Agaves Mexican Grill.

(I1b) Planning Services

(I1b1) Easement Encroachment Agreement for Tax Map 077G Parcel 828

Approved forwarding to the October 21, 2025 Board of Commissioners Consent Agenda an Easement Encroachment Agreement for tax map 077G Parcel 828.

(I1b2) Easement Encroachment Agreement for Tax Map 084 Parcel 004H

Approved forwarding to the October 21, 2025 Board of Commissioners Consent Agenda an Easement Encroachment Agreement for tax map 084 parcel 004H.

(I1c) Other Committees

(I2) Items Added at the Meeting

J. LEGAL MATTERS

K. STAFF REPORTS

(K1) Planning Services

(K1a) September 2025 Planning Department Work Load measurement monthly report

Planning Services Director Sterling provided as information the September 2025 Planning Department work load measurement monthly report.

(K1b) August 2025 Plan Review Work Load measurement monthly report

Planning Services Director Sterling provided as information the August 2025 Plan Review work load measurement monthly report.

(K2) Development Services

(K2a) Development Services Division Monthly Report

Development Services Director Scarbary provided as information the Development Services Division monthly report.

(K2b) Development Services Division Financial Report

Development Services Director Scarbary provided as information the Development Services Division financial report.

(K2c) Temporary Event Alcohol Permits

Development Services Director Scarbary provided as information the temporary event alcohol permits.

L. COMMISSIONERS' AND PUBLIC COMMENTS

M. EXECUTIVE SESSION

N. ADJOURNMENT

Chair Couch adjourned the meeting at 8:54 a.m.



Alison G. Couch, Chairman



Patrice R. Crawley, County Clerk