



**Development and Planning Services Committee Meeting
Minutes for Tuesday, January 13, 2026 at 8:30 AM
Evans Government Center Auditorium, Evans, Georgia**

Present at the meeting included:

Connie M. Melear, Chairman
Alison G. Couch, Vice Chairman
Douglas R. Duncan, Jr., Member
Commissioner Michael Carraway
Commissioner Jim Steed
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:

Leanne Reece - Financial Services
Paul Scarbary - Development Services
Kyle Titus - Engineering Services
Scott Sterling - Planning Services
John Luton - Community Services
Michael Blanchard - Technology Services
Chief Jeremy Wallen – Fire Services
Steven Prather – Facility Services
County Staff

Members of the Media and Public

A. CALL TO ORDER

Chair Melear called the meeting to order at 8:47 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 Melear declared a quorum with three members of the committee present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) December 09, 2025

Vice Chair Couch made a motion to approve the minutes of the December 09, 2025 Development and Planning Services Committee meeting as presented. Member Duncan seconded the motion. The motion carried unanimously.

F. APPROVAL OF THE AGENDA

Chair Melear presented the agenda.

G. PRESENTATION

H. CONSENT AGENDA

I. DEBATE AGENDA

(I1) New Business

(I1a) Planning Services

(I1a1) Easement Encroachment Agreement, 5113 Washington Road, Tax map 065 Parcel 898, 0.98 +/- acres

Approved forwarding to the January 20, 2026 Board of Commissioners Consent Agenda an Easement Encroachment Agreement for tax map 065 898.

(I1b) Other Committees

(I2) Items Added at the Meeting

J. LEGAL MATTERS

K. STAFF REPORTS

(K1) Planning Services

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

Planning Director Sterling presented the December 2025 Planning Department Work Load measurement monthly report.

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

Planning Director Sterling presented the November 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 Melear adjourned the meeting at 8:50 a.m.



Connie M. Melear, Chairman



Patrice R. Crawley, County Clerk