



**Development and Planning Services Committee Meeting
Minutes for Tuesday, June 9, 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
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

Douglas R. Duncan, Jr., Member, was absent

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 9:09 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 two members of the committee present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) May 12, 2026

Vice Chair Couch made a motion to approve the minutes of the May 12, 2026 Development and Planning Services Committee meeting as presented. Chair Melear seconded the motion. The motion carried unanimously.

F. APPROVAL OF THE AGENDA

G. PRESENTATION

H. CONSENT AGENDA

I. DEBATE AGENDA

(I1) New Business

(I1a) Deputy County Manager

(I1a1) Supplemental Agreement No. 2 to the Project Framework Agreement with GDOT for the Wrightsboro Rd Widening Project, PI# 0008348

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda Supplemental Agreement Number Two to the Project Framework Agreement with Georgia Department of Transportation for the Wrightsboro Road widening project.

(I1a2) Amendment No. 1 to Contract 2025-3215 with Alfred Benesch & Company for Wrightsboro Rd Widening Project, PI# 0008348

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda Amendment Number One to the contract with Alfred Benesch & Company for the Wrightsboro Road widening project in the amount of \$1,245,496; 91340.27.010.

(I1a3) Purchase of a PPV Tahoe from Alan Jay for the Sheriff's Office

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda the purchase of a PPV Tahoe from Alan Jay for the Sheriff's Office in the amount of \$54,507.

(I1b) Development Services

(I1b1) Alcoholic Beverage License Laxmi 31 LLC dba Gas World #31

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda an Alcoholic Beverage License for Laxmi 31 LLC dba Gas World #31.

(I1b2) Alcoholic Beverage License Jones Creek Golf Course LLC

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda an Alcoholic Beverage License for Jones Creek Golf Course, LLC. contingent upon the acceptance of the kitchen by county staff and Health Department.

(I1b3) Resolution 26-14 Amending Fee Schedule for Development Services

Approved forwarding to the June 16, 2026 Board of Commissioners Debate Agenda Resolution Number 26-14 Amending Fee Schedule for Development Services.

(I1b4) Alcoholic Beverage License Griffin's Steakhouse LLC

Approved forwarding to the July 07, 2026 Board of Commissioners Consent Agenda the Alcoholic Beverage License for Griffin's Steakhouse LLC.

(I1c) Planning Services

(I1c1) Easement Encroachment Agreement Tax Map 060 Parcel 2097

Approved forwarding to the June 16, 2026 Board of Commissioners Consent Agenda an Easement Encroachment Agreement for tax map 060 2097.

(I1d) Other Committees

(I2) Items Added at the Meeting

J. LEGAL MATTERS

K. STAFF REPORTS

(K1) Planning Services

(K1a) May 2026 Planning Department Work Load measurement monthly report

Planning Services Director Sterling provided as information the May 2026 Planning Department work load measurement monthly report.

(K1b) April 2026 Plan Review Work Load measurement monthly report

Planning Services Director Sterling provided as information the April 2026 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

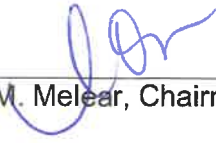
Development Services Director Scarbary provided as information the Temporary Event Alcohol permits report.

L. COMMISSIONERS' AND PUBLIC COMMENTS

M. EXECUTIVE SESSION

N. ADJOURNMENT

Chair Melear adjourned the meeting at 9:20 a.m.



Connie M. Melear, Chairman



Patrice R. Crawley, County Clerk