



**Development and Planning Services Committee Meeting
Minutes for Tuesday, February 13, 2024 at 8:30 AM
Evans Government Center Auditorium, Evans, Georgia**

Present at the meeting included:

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

Division Directors:
Leanne Reece - Internal Services
Paul Scarbary - Development Services
Kyle Titus - Engineering Services
Scott Sterling - Planning Services
John Luton - Community Services
Chief Jeremy Wallen - Fire Services
Michael Blanchard - Technology Services
County Staff

Members of the Media and Public

A. CALL TO ORDER

Chairman Skinner called the meeting to order at 8:40 a.m.

B. INVOCATION

The Invocation was held at the previous meeting.

C. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was held at the previous meeting.

D. ROLL CALL / QUORUM

Chairman Skinner declared a quorum with three members of the committee present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) January 09, 2024

Vice Chairman Melear made a motion to approve the minutes of the January 09, 2024 Development and Planning Services Committee meeting as presented. Member Duncan seconded the motion. The motion carried unanimously.

F. APPROVAL OF THE AGENDA

Chairman Skinner presented the agenda.

G. PRESENTATION

H. CONSENT AGENDA

I. DEBATE AGENDA

(I1) New Business

(I1a) Deputy County Manager

(I1a1) Independent Contractor Agreement with Four Seasons Landscaping, Inc. for Flowing Wells Road Median

Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Independent Contractor Agreement with Four Seasons Landscaping, Inc. for the Flowing Wells Road median in the amount of \$42,692.50; 91311.24.015.

(I1b) Development Services

(I1b1) Alcoholic Beverage License, Brandon Wilde LLC

Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Alcoholic Beverage License for Brandon Wilde, LLC.

(I1b2) Alcoholic Beverage License, MJ Family Korean Kitchen Inc dba Seoul Korean Kitchen
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Alcoholic Beverage License for MJ Family Korean Kitchen Inc dba Seoul Korean Kitchen.

(I1b3) Alcoholic Beverage License, Deep 502 LLC dba Dip Smoke & Vape
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Alcoholic Beverage License for Deep 502 LLC dba Dip Smoke & Vape.

(I1c) Planning Services

(I1c1) Easement Encroachment Agreement, 380 W. Milledgeville Rd, Tax Map H03 Parcel 139A, and currently zoned B-3 (General Business District).
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Easement Encroachment Agreement for tax map H03 parcel 139A.

(I1c2) Ancillary Dwelling Variance, 3211 Ray Owens Road, Tax Map 025 Parcel 025, 12.16 +/- acres, and currently zoned R-A (Residential Agricultural).
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda an Ancillary Dwelling Variance for tax map 025 parcel 025.

(I1c3) Conditional, License, Encroachment and Maintenance Agreement with MEGAH Real Estate Holdings for Tax map 078 parcel 156 located within the Evans Town Center Overlay District.
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda the Conditional, Lease, Encroachment and Maintenance Agreement with MEGAH Real Estate Holdings for tax map 078 parcel 156.

(I1c4) Conditional License, Encroachment and Maintenance Agreement with CSRA Electrical Joint LLC for Tax map 074 parcel 084A
Approved forwarding to the February 20, 2024 Board of Commissioners Consent Agenda a Conditional License, Encroachment and Maintenance Agreement with CSRA Electrical Joint LLC for tax map 074 parcel 084A.

(I1d) Other Committees

(I2) Items Added at the Meeting

J. LEGAL MATTERS

K. STAFF REPORTS

(K1) Planning Services

(K1a) January 2024 Planning Department Work Load measurement monthly report
Planning Services Director Sterling provided as information the January 2024 Planning Department Work Load measurement monthly report.

(K1b) December 2023 Plan Review Work Load measurement monthly report
Planning Services Director Sterling provided as information the December 2023 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.

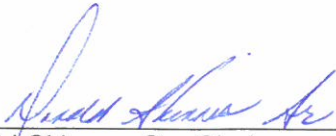
(K2c) Temporary Event Alcohol Permits
Development Services Director Scarbary provided as information the Development Services Division temporary event alcohol permits.

L. COMMISSIONERS' AND PUBLIC COMMENTS AND PARTICIPATION

M. EXECUTIVE SESSION

N. ADJOURNMENT

Chairman Skinner adjourned the meeting at 8:52 a.m.



Donald Skinner, Sr., Chairman



Patrice R. Crawley, County Clerk