

PLANNING AND ZONING
FIRST TUESDAY MEETING

December 2, 2008

The Jones County Board of Commissioners met for Planning and Zoning and their First Tuesday meeting at 6 p.m. December 2, 2008, in the Charlotte C. Wilson Conference Room at the Jones County Government. Members present were:

Preston Hawkins - Chairman
David C. Gault – Vice-Chairman
Larry Childs – District 1 Commissioner
Mell Merritt – District 3 Commissioner
Bert Liston – District 4 Commissioner

County Attorney, Frank Childs, was present.

Chairman Hawkins called the meeting to order at 6:05 p.m.
(Chairman Hawkins exercises his voting rights in the case of a tie.)

APPROVAL OF AGENDA:

Comm. Gault requested to add Approval to change the date to observe the Christmas Holiday as New Business #2. Michael C. Underwood, County Administrator, requested to add Football League rental of Jonesco Clubhouse as New Business #3. Comm. Gault made a motion to approve the agenda with the amendments as noted. Comm. Merritt seconded the motion. Vote – unanimous.

Len Woodard, Pastor of New Hope Baptist Church, opened the meeting with an invocation followed by the leading of the pledge.

PLANNING AND ZONING:

Item A: Tim Pitrowski, Director of Planning and Zoning, discussed a request from Mona L. Burton to rezone Lot B at Hickory Ridge Subdivision from C-2 to R-MH. The only potential impact would be on the adjacent, commercially zoned parcel. This will increase their required buffer from 5 feet to 75 feet along the rear property line. The Planning Commission recommended approval with the stipulation they leave a 10' strip of C-2 along the Southeastern

property line. Ms. Burton discussed her request with the Board; she is proposing to place a mobile home on the site for rental purposes. Len Turner owns property adjacent to Ms. Burton's property and spoke in opposition to C-2 zoning but would agree to C-1 zoning; C-1 would allow a 5 foot buffer. Comm. Liston made a motion to approve Mona L. Burton's request to rezone from C-2 to C-1. Comm. Gault seconded the motion. Vote – unanimous. See attachments for specifications.

Item B: Stephan Hanania discussed his request to rezone approximately one acre from AG-1 (Agricultural-Residential) to C-2 (General-Commercial) for the purpose of building a convenience store. The property is located at 2045 Highway 18 West, and is approximately 37 acres. Brian Jackson, Developer, owns property east of Mr. Hanania's and spoke in opposition to the request. Comm. Liston made a motion to approve Stephan Hanania's request to rezone approximately one acre where the original building was from AG-1 to C-2 for the purpose of a convenience store with the stipulation that approximately one acre will be surveyed. Comm. Gault seconded the motion. Vote 3-1. Comm. Liston, Comm. Gault and Chairman Hawkins in favor. Comm. Merritt opposed. Comm. Childs abstained. See attachments for specifications.

Item C: Tim Pitrowski discussed a request from Steve Hatton, for a variance to allow the creation of an additional lot on an existing private road. The request is to allow Mr. Hatton to subdivide his parcel and create a five acre parcel for loan purposes. This would qualify as a subdivision on a private road. There are currently six existing homes that are using this road. There have been two other additional lot requests approved on this road. The property is located at 263 Old Dixie Road, and is approximately 24.46 acres; the property is zoned Ag-1. Comm. Merritt made a motion to approve Steve Hatton's request to subdivide approximately five acres from his approximately 24.26 acres located at 263 Old Dixie Road. Comm. Gault seconded the motion. Vote – unanimous. See attachments for specifications.

APPROVAL OF MINUTES:

Comm. Childs made a motion to approve the minutes from the third Tuesday November 18, 2008, meeting. Comm. Liston seconded the motion. Vote – unanimous.

CONSENT AGENDA:

1. Adoption Agreement 2009 for the Section 125 Premium Only Plan
2. Adopt the Certificate of Resolution 2009 for POP

Comm. Gault made a motion to approve the Consent Agenda items one and two. Comm. Merritt seconded the motion. Vote – unanimous. See attachments for specifications.

3. Michael D. Underwood, County Administrator, discussed the addendum to Speed Limit Ordinance. The Jones County Sheriff's Department is in the process of updating their radar permit and their deadline is December 31, 2008. They have submitted an updated list of roads that are to be included as an addendum to the list submitted under ordinance number 898-169. Due to the fact there will not be another meeting prior to the December 31st deadline, it is considered an emergency that the ordinance be updated immediately in order to continue speed enforcement measures.

Comm. Gault made a motion to declare that an emergency exist affecting public safety, to waive requirements of Section 2-107, and to adopt the amendment to ordinance number 898-169 as submitted. Comm. Merritt seconded the motion. Vote – unanimous. See attachments for specifications.

Ms. Brittain asked about speed limits that have been changed in previous Commissioner Meetings. The changes were not made through amending an ordinance. It was the opinion of the County Administrator and the County Attorney that the ordinance did not have to be amended for previous changes by the Board.

VISITORS:

1. Carolyn Spanjer with the Red Cross requested use of the lunch room for a Blood Drive at a reduced rate. Ms. Spanjer said they would hold the drive the second Monday of every other month. A reduced rate of \$50 was discussed. No action was taken. Ms. Spanjer requested to be placed on the first Tuesday, January 6, 2009, agenda.
2. Martha Whitehurst was on the agenda but was not present. .

NEW BUSINESS:

1. Comm. Gault discussed a Gateway Grant of \$50,000 with no match of funds which had a deadline of November 30, 2008 and we missed the deadline. Comm. Gault said he would like the county to try again next year.

Public Hearing/–First Tuesday Meeting – December 2, 2008 – Continued

2. Michael D. Underwood requested the Board's approval to change the date the county will observe the Christmas Holiday. The State of Georgia is observing the Christmas Holiday on Thursday and Friday and the Courthouse will close at noon on Wednesday, December 24, 2008. Mr. Underwood proposed closing county offices at noon on Wednesday December 24, 2008 and to close the county offices on Thursday and Friday with the exception of the Convenience Centers which will reopen on Friday. Comm. Gault made a motion to have the employee Christmas Dinner at noon on Wednesday, December 24, 2008 and to close the county offices on Thursday and Friday with the exception of the Convenience Centers which will reopen on Friday. Comm. Liston seconded the motion. Vote – unanimous.
3. Comm. Merritt discussed the request from the Football League for a reduced rental rate of Jonesco Clubhouse for their annual Football Banquet. Comm. Merritt made a motion reduce the rental fee for the Jonesco Clubhouse to \$50 for the Football Banquet. Comm. Gault seconded the motion. Vote – unanimous.

Ms. Brittain asked about the reduced fees charged at the W. E. Knox Civic Center for groups that commit to an ongoing rental agreement. Churches have rented this weekly in the past. No action was taken.

OLD BUSINESS:

1. Tim Pitrowski, Planning and Zoning Director, discussed the proposed requirements for a county business license with the Board. Comm. Merritt recommended charging a flat fee for the business license as apposed to a rate structure that accounted for the number of employees at the business. Comm. Gault asked about the enforcement of business licenses. The Board discussed agricultural exemptions and internet businesses. Comm. Gault made a motion to postpone the Business License for the first Tuesday, January 6, 2009 to allow Frank Childs, County Attorney, to review the proposed Business License stipulations. Comm. Liston seconded the motion. Vote – unanimous.

COMMISSIONERS COMMENTS:

Comm. Merritt: Comm. Merritt thanked the public works department for their work on Luke Smith Road.

Comm. Childs: Comm. Childs requested to have a survey obtained of the property on River Road along the river. Consensus of the Board was for Michael D. Underwood, County Administrator, to obtain a survey of approximately 1,000 on River Road.

Public Hearing/–First Tuesday Meeting – December 2, 2008 – Continued

Comm. Gault: Comm. Gault said the Haddock Revitalization Committee wrote the Board a letter to thank them for the garbage cans in Haddock. Comm. Gault said we need to reapply for the TE grant.

Comm. Liston: Comm. Liston asked what could be done to reduce the speed limit on a section of Highway 49. Chairman Hawkins will check with the Department of Transportation's Traffic Engineer.

Chairman Hawkins: Chairman Hawkins said he has enjoyed his first four years on the Board and has had a great four years with Comm. Merritt. Chairman Hawkins said the Lord has blessed him with good health and he has perfect attendance for the past four years of Board meetings.

Comm. Merritt thanked the county for allowing him to serve as Commissioner for the past four years.

Chairman Hawkins presented Comm. Merritt with a plaque at this time.

ADJOURNMENT:

Comm. Childs made a motion to adjourn into an executive session to discuss litigation and personnel. Comm. Liston seconded the motion. Vote – unanimous. The meeting adjourned at 7:18 p.m.

At this time, the Board took a five-minute break.

RECONVENED:

Comm. Liston made a motion to reconvene the regular meeting. Comm. Gault seconded the motion. Vote – unanimous. The meeting reconvened at 7:44 p.m.

Comm. Gault made a motion to amend the Defined Benefit Retirement Plan to allow the inclusion of the Board appointed county attorney in the plan provided this is an option available with GEBCorp and to amend the 2009 Budget to move legal fees into the salary line item in the law department in the total salary amount of \$1,000 per month. Comm. Merritt seconded the motion. Vote – unanimous.

At this time, Mr. Cleghorn requested the use of two fields at the Highway 49, Recreation Complex on December 13, 2008 for a fundraiser to benefit Kim Fowler who has been diagnosed with cancer. Comm. Gault made a motion to allow Mr. Cleghorn the use of two fields at the Highway 49 Recreation Complex on December 13, 2008 for a reduced rate of \$50. Mr. Cleghorn will provide concessions. Comm. Merritt seconded the motion. Vote – unanimous.

Public Hearing/–First Tuesday Meeting – December 2, 2008 – Continued

County Administrator Mike Underwood discussed problems with the restrooms at the Highway 18 Complex. Consensus of the Board was to replace all fixtures to include sinks in the restrooms with SPLOST funds. Fixtures will be auto sensor except the sinks.

Commissioner Larry Childs asked to supervise the installation of concrete slabs on Curtis James Road to save the county money. Consensus of the Board was to allow Comm. Childs to oversee the concrete work.

ADJOURNMENT:

Comm. Liston made a motion to adjourn. Comm. Merritt seconded the motion. Vote – unanimous. The meeting adjourned at 8:00 p.m.

APPROVED

Jones County Board of Commissioners

Preston Hawkins, Chairman

David C. Gault, Vice-Chairman, District 2

Larry Childs, District 1 Commissioner

Bert Liston, District 4 Commissioner

Leila Brittain, Clerk of the Board