

**Minutes of Public Hearing
Elbert County Board of Commissioners
Monday, July 12, 2021**

Rezoning request from Michael and Cheryl Case to rezone approximately 30.47 acres on Middleton Shores Road from RR (Rural Residential) to GB (General Business) to expand their existing campground site. The Planning Commission recommended to approve this application.

Rezoning request from Teri Massey to rezone 1.5 acres from RR (Rural Residential) to RI (Residential) located at 3065 Moore Road. This request is to subdivide a larger parcel into a smaller tract to comply with the zoning requirements. The Planning Commission recommended to approve this application.

Rezoning request from Greg Moon to rezone approximately 2.65 acres at 1382 Lexington Highway from A (Agricultural) to R1 (Residential). This request is to subdivide into a smaller tract of land to comply with the zoning requirements. The Planning Commission recommended to approve this application.

Rezoning request from Lee Connell to rezone approximately 6 acres from Mixed Use to I (Industrial) located at 1938 Hartwell Highway. The proposed use is for a retail propane bulk plant. The Planning Commission recommended to approve this application.

Rezoning request from Lee Connell to rezone approximately 1.5 acres from Mixed Use to R1 (Residential). The property has an existing mobile home on site. The Planning Commission recommended to approve this application.

There were no public comments on the above rezoning requests.

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Chairman Lee Vaughn called the meeting to order. Present were Chairman Vaughn, Vice Chairman Kenneth Ashworth, Commissioner Horace Harper Commissioner Chris Alexander, Commissioner Casey Freeman, Jr., Commissioner Freddie Jones, County Administrator Bob Thomas, County Attorney Bill Daughtry, County Clerk Tamara Butler and CFO Phil Pitts.

After the Pledge to the United States flag the invocation was given by Commissioner Jones.

Adoption of the Agenda. Chairman Vaughn asked for a motion to amend the agenda to remove item 5) Request from Mrs. Scoggins to address the Board regarding camper regulations and to add an Executive Session. Commissioner Ashworth made the motion to amend the agenda and approve the agenda as amended. Commissioner Freeman seconded the motion. The motion passed 5-0.

Adoption of the Minutes of June 14, 2021, and the Called Meeting on June 20, 2021. Commissioner Harper made a motion to approve the minutes as read. Commissioner Alexander seconded the motion. The motion passed 5-0.

Acceptance of letter of resignation from Mr. Rodney Daniel from the Elbert County Planning Commission. Mr. Daniel was one of the original members of the Planning Commission when it was formed in 2012. Commissioner Ashworth made a motion to approve the Mr. Rodney Daniels resignation. Commissioner Alexander seconded the motion. The motion passed 5-0.

Discussion and approval of the reappointment of Mr. Thomas Jackson to the Elbert County Planning Commission for another 4-year term. Commissioner Ashworth made a motion to approve the reappointment of Mr. Thomas Jackson. Commissioner Jones seconded the motion. The motion passed 5-0.

Discussion and approval of the reappointment of Mr. Otho Graham to the Elbert County Planning Commission for another 4-year term. Commissioner Ashworth made a motion to approve the reappointment of Mr. Otho Graham. Commissioner Freeman seconded the motion. The motion passed 5-0.

Rezoning request from Michael and Cheryl Case to rezone approximately 30.47 acres on Middleton Shores Road from RR (Rural Residential) to GB (General Business) to expand their existing campground site. The Planning Commission recommended to approve this application. Commissioner Alexander made a motion to approve the rezoning request from Michael and Cheryl Case. Commissioner Freeman seconded the motion. The motion passed 5-0.

Rezoning request from Teri Massey to rezone 1.5 acres from RR (Rural Residential) to RI (Residential) located at 3065 Moore Road. This request is to subdivide a larger parcel into a smaller tract to comply with the zoning requirements. The Planning Commission recommended to approve this application. Commissioner Alexander made a motion to approve the rezoning request from Teri Massey. Commissioner Ashworth seconded the motion. The motion passed 5-0.

Rezoning request from Greg Moon to rezone approximately 2.65 acres at 1382 Lexington Highway from A (Agricultural) to R1 (Residential). This request is to subdivide into a smaller tract of land to comply with the zoning requirements. The Planning Commission recommended to approve this application. Commissioner Freeman made a motion to approve the rezoning request. Commissioner Harper seconded the motion. The motion passed 5-0.

Rezoning request from Lee Connell to rezone approximately 6 acres from Mixed Use to I (Industrial) located at 1938 Hartwell Highway. The proposed use is for a retail propane bulk plant. The Planning Commission recommended to approve this application. Commissioner Ashworth made a motion to approve the rezoning request. Commissioner Alexander seconded the motion. The motion passed 5-0.

Rezoning request from Lee Connell to rezone approximately 1.5 acres from Mixed Use to R1 (Residential). The property has an existing mobile home on site. The Planning Commission recommended to approve this application. Commissioner Alexander made a motion to approve the rezoning request. Commissioner Harper seconded the motion. The motion passed 5-0.

Discussion and approval of a Second Reading to amend Section 11.01.02 of the Elbert County Zoning Ordinance regarding procedures of notifying adjacent property owners for rezoning and conditional use requests. Mr. Daughtry stated this amendment to the ordinance requires the Code Enforcement office notify all property owners within one hundred (100) feet of the property subject to the rezoning of the date, time, and place of the required public hearings. Commissioner Freeman made a motion to approve this amendment to the ordinance. Commissioner Harper seconded the motion. The motion passed 5-0.

Discussion and approval of a Second Reading to amend Chapter 38 of the Code of Ordinances to prohibit the placement of a mobile home in Elbert County unless the mobile-home owner also owns the land. This will not apply to mobile home parks. Mr. Daughtry stated the purpose of this amendment is if someone wishes to locate a mobile home on a piece of property; we would require that they own the property. Commissioner Freeman made a motion to approve this amendment to the ordinance. Commissioner Harper seconded the motion. Before voting, Commissioner Alexander stated he had received several calls against this change in the ordinance. The motion passed 4-1. Commissioner Alexander voting against.

Request from Parks and Recreation Department to surplus a Bunton Textron BZT 31 Zero turn mower. Serial number ABZT8221. Commissioner Freeman made a motion to approve adding this item as surplus. Commissioner Harper seconded the motion. The motion passed 5-0.

Discussion and approval of a request from the Elbert County Fire Department for safety equipment for our volunteer firefighters. Funds can be paid from the American Rescue Plan Act. Mr. Thomas stated this was much needed firefight firefighter turn-out gear and newer model pagers. Total amount is \$295,650. Commissioner Alexander made a motion to approve this request. Commissioner Freeman seconded the motion. The motion passed 5-0.

Finance Report. Mr. Pitts stated the Hotel/Motel tax fund is in good shape than in previous years and he recommends looking at tourism related projects to fund. General Fund expenditures are under budget.

Public Comments. There were no public comments.

Executive Session. Commissioner Freeman made a motion to enter Executive Session. Commissioner Harper seconded the motion. The motion passed 5-0.

Upon returning Chairman Vaughn asked for a motion to enter General Session. Commissioner Alexander made the motion; Commissioner Freeman seconded. The motion passed unanimously.

Chairman Vaughn stated a settlement was reached on a medical expense claim for a county agent in the amount of \$38,586. Commissioner Alexander made a motion to approve this settlement; Commissioner Freeman seconded the motion. The motion passed unanimously.

Adjournment. Commissioner Harper made a motion to adjourn. Commissioner Alexander seconded the motion. The motion passed unanimously.