



## ***LIBERTY CONSOLIDATED PLANNING COMMISSION***

### ***AGENDA FOR JANUARY 20, 2026***

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The meeting begins at 4:30 p.m. in the Liberty County Courthouse Annex, 112 Main Street, Hinesville, Boardroom, 2<sup>nd</sup> floor.

Call to Order-----Phil Odom, Vice-Chairman  
Approval of Minutes-----Phil Odom, Vice-Chairman  
Final Agenda-----Jeff Ricketson, Secretary

#### **1.0 OLD BUSINESS**

#### **2.0 NEW BUSINESS**

##### **2.1 Election of Officers: Chair and Vice-Chair.**

##### **2.2 Proposed Amendment to the UDO to exclude manufactured homes in the agricultural districts in the City of Flemington. (Public Hearing)**

#### **3.0 REZONING PETITIONS AND OTHER ZONING RELATED ITEMS**

##### **HINESVILLE**

**3.1 Variance Request 2026-01-H.** A variance request has been submitted by Auldwin Frasier to reduce the required 10-foot side setback to 6 feet for the construction of two duplexes. The 0.45-acre parcel is located at 311 W. General Stewart Way in Hinesville, is further described as LCTM Parcel 055C049.

##### **RICEBORO**

**3.2 Variance Request 2026-02-R.** A variance request has been submitted by the Estates of Jestine Gordon and Theodore Gordon to reduce the required 60-foot access easement to 30 feet for a family conveyance subdivision. The property is located at 8434 EB Cooper Hwy., in Riceboro, and is further described as LCTM Parcel 166A004.

##### **HINESVILLE**

**3.3 Rezoning Petition 2026-03-H.** A rezoning petition has been submitted by Goose Creek Engineering, on behalf of the David McDonald Estate, to rezone +/- 0.49 acres from R-12 (Single-family Residential-12) to ATR (Attached Residential) for a 6-lot townhome development. The property is located at 749 Strickland Road in Hinesville and is further described as LCTM Parcel 046B146.

## **LIBERTY COUNTY**

**3.4 Variance Request 2026-04-LC.** A variance request has been submitted by Jacob Perna to increase the required 35-foot maximum building height limitation to 47 - 48 feet. The property is located at Bermuda Bluff Lane in unincorporated Liberty County and is further described as LCTM Parcel 340D050.

### **4.0 SITE PLANS, PRELIMINARY PLATS & FINAL PLATS**

### **5.0 GENERAL PUBLIC COMMENTS**

### **6.0 OTHER COMMISSION BUSINESS**

#### **7.1 Director's Report.**

### **7.0 ADJOURN**