



LIBERTY CONSOLIDATED PLANNING COMMISSION

AGENDA FOR JANUARY 20, 2026

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

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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