**

***Liberty Consolidated Planning Commission***

***Agenda for JUly 18, 2022***

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

Call to Order----------------------------------------------Tim Byler, Chairman

Approval of Minutes-------------------------------------Tim Byler, Chairman

Final Agenda ---------------------------------------------Jeff Ricketson, Secretary

1. **OLD BUSINESS (None)**

1. **NEW BUSINESS**

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

**WALTHOURVILLE**

**3.1** **Type “B” Home Occupation 2022-047-W.** A request was submitted by Brenda Mitchell, applicant and owner, to be able to have a commissary (base of operation) for a food truck at 86 Martin Court, further described as LCTM-Parcel 040D-003.

**HINESVILLE**

**3.2** **Rezoning Petition 2022-048-H.** A request was submitted by JGCM Rental, LLC, (Chris Mahaffey), owner, to rezone 0.87 acres of land from C-2 (General Commercial District) to R-A-1 (Multi-Family Dwelling District) for one proposed apartment building to be located at the intersection of Pacific Place and Veterans Pkwy, further described as LCTM-Parcel 045D-044.

**3.3 Lot Coverage Variance 2022-049-H.** A request was submitted by Shaun E. and Tarsa D. Podunavac, owners of 631 Trevor Street, to be allowed to exceed the 20% lot coverage that is required per ordinance. Property is further described as LCTM-Parcel 044D-159. Property owners would like to install an inground pool. Property is zoned R-3 (Single Family Dwelling District).

**LIBERTY COUNTY**

**3.4 Conditional Use 2022-050-LC.** A request was submitted by Myrkwood Farms, LLC, applicant, on behalf of Edward Layden, owner, for an agricultural enterprise and agritourism hub at 73 Johnson Circle and further described as LCTM-Parcels 235-014 and 235-015; Properties are zoned AR-1 (Agricultural Residential Districts) and A-1 (Agricultural Districts)

**FLEMINGTON**

**3.5** **Setback Variance 2022-051-FL.** A front yard setback variance was submitted by Sofran Partners, LLC, in regard to a required 30 ft. parking/driveway setback off East Oglethorpe Hwy. Applicant is asking for a 4-foot encroachment into this 30 ft. Setback. The proposed development is a grocery-anchored shopping center parcel plus one outparcel; both proposed parcels are to be located on the east side of the intersection of East Oglethorpe Hwy and Flemington Village Boulevard. Properties are further described as LCTM-Parcel 070-001. Property owner is SEI Development, LLC.

**HINESVILLE**

**3.6** **Setback and Lot Coverage Variance 2022-052-H.** A side yard building setback variance and a lot coverage variance at 103 Stewart Terrace was filed by Cynthia Rigdon and Judith Shippey, owners, to encroach 22 ft. into the required 30 ft. side yard building setback. Property owners would like to install an 18 ft. x 20 ft. carport on the side of the residence. Property is further described as LCTM-Parcel 055D-024.

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

**4.1 Final Plat for Cherokee Station Ph. 3B**.  A request by Dryden Enterprises for approval of a final plat for 20 single-family residential lots on Meloney Drive in Hinesville.

**4.2 Preliminary Plat for 15 West Tracts A & E**.  A request by RTS Homes for approval of a preliminary plat for 93 single-family residential lots on W. 15th Street in Hinesville.

**5.0 INFORMATIONAL ITEMS**

**6.0 GENERAL PUBLIC COMMENTS**

**7.0 OTHER COMMISSION BUSINESS**

**7.1 Director’s Report.**

**8.0 ADJOURN**