

CHAIR
Tim Byler
VICE CHAIR
Phil Odom
ASST. VICE CHAIR
Lynn Pace
SECRETARY
Jeff Ricketson



COMMISSIONERS
Sarah Baker
Alonzo Bryant
John Hodges
Marshall Kennemer
Durand Standard
Samone Norsworthy

November 30, 2020

The Liberty Consolidated Planning Commission met on Monday, November 30, 2020, in the Historic Courthouse, 100 Main St., Hinesville, GA virtually via ZOOM. Phil Odom, Vice-Chairman, called the meeting to order. Vice-Chairman Odom asked for a motion to accept the final agenda. Samone Norsworthy made a motion to approve the final agenda. The motion was seconded by Marshall Kennemer and passed unanimously. The public was notified of the meeting and the agenda was posted in accordance with Georgia Law.

COMMISSIONERS PRESENT:

John Hodges
Lynn Pace
Phil Odom
Samone Norsworthy
Marshall Kennemer

ABSENT:

Alonzo Bryant
Durand Standard
Tim Byler
Sarah Baker

LCPC STAFF PRESENT:

Kelly Wiggins, Executive Assistant
Jeff Ricketson, Executive Director
Mardee Sanchez, Engineering Director
Curles Butler, Senior Inspector

Vice-Chairman Odom asked the public to disclose prior to speaking if they had contributed more than \$250.00 to any elected official who would be voting on these zoning matters.

1.0 OLD BUSINESS (None)

2.0 NEW BUSINESS

2.1 Ordinances and Resolutions (None)

3.0 REZONING PETITIONS AND OTHER ZONING-RELATED ITEMS (None)

4.0 SITE PLANS, PRELIMINARY PLATS & FINAL PLATS

4.1 Final Plat Approval. A request for final plat approval has been submitted by RTS Homes, LLC for final plat approval and dedication of roads for Tranquil South Phase 3. Final plat and dedications are for an additional 73 single family lots located off Old Hines Road and O.C. Martin Drive.

Mardee Sanchez presented this final plat to the Planning Commission.

RECOMENDATION: Approval of final plat and acceptance of dedications as noted on plat with standard and the following special conditions:

A letter of credit for remaining primary improvements in the amount of \$ 3,300.00

A letter of credit for secondary improvements in the amount of \$ 154,608.00

A letter of credit for warranty of work (maintenance) in the amount of \$ 99,862.13

Prior to consideration by Flemington City Council, the final record drawings shall be reviewed and found acceptable by LCPC.

Prior to issuance of the first certificate of occupancy in this phase, the pond shall be fenced.

MOTION: Lynn Pace

SECOND: Marshall Kennemer

VOTE: Unanimous in favor with standard and the listed special conditions

This final plat will go before the Flemington City Council on December 8, 2020 at 4:30 PM if the conditions have been met.

5.0 INFORMATIONAL ITEMS (None)

6.0 GENERAL PUBLIC COMMENTS (None)

7.0 OTHER COMMISSION BUSINESS

7.1 Director's Report (None)

8.0 ADJOURN

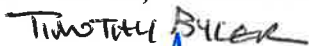
MOTION: Marshall Kennemer

SECOND: Samone Norsworthy

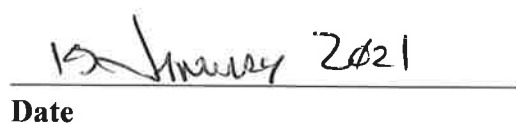
VOTE: Unanimous



Phil Odom, Vice-Chairman



Jeff Ricketson, Secretary to the Board



Date