



LIBERTY CONSOLIDATED PLANNING COMMISSION

AGENDA FOR OCTOBER 20, 2020

The meeting begins at 4:30 p.m. in the Historic Courthouse, 100 Main Street, Hinesville, LCPC office, 2nd floor. Virtual participation via ZOOM will be also be available.

Call to Order-----Tim Byler, Chair
Approval of Minutes-----Tim Byler, Chair
Final Agenda -----Jeff Ricketson, Secretary

1.0 OLD BUSINESS (None)

2.0 NEW BUSINESS

2.1 Ordinances and Resolutions (None)

3.0 REZONING PETITIONS AND OTHER ZONING RELATED ITEMS

ALLENHURST

3.1 Home Occupation Petition 2020-034-A. A petition was submitted by Lisa Johnson to request a Type B Home Occupation License to operate a cosmetology service from her home. Property is further described as LCTM-Parcel 049B-169 and is owned by Byron Johnson.

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3.2 Rezoning Petition 2020-035-LC. A petition was submitted by Pat Bowen, owner, to rezone 3 acres of land, more or less, from A-1 (Agricultural District) to B-2 (General Commercial) for a storage warehouse on North Coastal Highway.

3.3 Rezoning Petition 2020-036-LC. A petition for a variance was submitted by Benjamin Carrol Jr., owner, to be allowed to reduce the rear setback requirements from 20 ft. to 12 ft. Property is further described as LCTM-Parcel 340D-012.

HINESVILLE

3.4 Rezoning Petition 2020-037-H. A petition was submitted by Joel Ezeora, owner, to rezone 0.58 acres of land, more or less, from R-3 (Single-Family Dwelling District) to MH-2 (Single-Family Manufactured Home Dwelling District) on Strickland Road off Elma G. Miles Parkway. Property is further described as LCTM-Parcel 046B-158.

3.5 Rezoning Petition 2020-038-H. A petition was submitted by Mark R. Todd, applicant, on behalf of Magnolia Manor, Inc, to rezone 3.00 acres of land, more or less, from R-1 (Single-Family Dwelling District) to R-A-1 (Multi-Family Dwelling District) on properties located on E. G. Miles Parkway and

further described as LCTM-Parcels 057A-097 and 057A-096 (a combined 3-acre portion thereof). The property owner is the Mollie Ashmore Estate.

3.6 Special Permit Use 2020-039-H. A petition was submitted by Mark R. Todd, applicant, on behalf of Magnolia Manor, Inc, to have a special permit use to operate a senior living center/nursing home on properties off E. G. Miles Parkway which are further described as LCTM-Parcels 057A-096 and 057A-097 (10 acres). The property owner is the Mollie Ashmore Estate.

3.7 Variance 2020-040-H. A variance request on a side yard building setback was submitted by Carmen Cole, owner, to have an attached storage building encroach by about 6 ft. into the required 10 ft. side yard setback. Property is located at 2602 Page Lane and is further described as LCTM-Parcel 030B-033.

4.0 SITE PLANS, PRELIMINARY PLATS & FINAL PLATS

4.1 Preliminary Plat Approval. Request for approval of a Preliminary plat request for an 85-lot subdivision for single-family homes on West 15th Street. The property is owned by RTS Homes.

5.0 INFORMATIONAL ITEMS

6.0 GENERAL PUBLIC COMMENTS

7.0 OTHER COMMISSION BUSINESS

7.1 Director's Report

8.0 ADJOURN