



LIBERTY CONSOLIDATED PLANNING COMMISSION

AGENDA FOR SEPTEMBER 15, 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

HINESVILLE

3.1 Rezoning Petition 2020-027-H. A petition was submitted M.E. Sack Engineering on behalf of Liberty Properties and Holdings Co., LLC, owner, to rezone 290.53 acres of land, more or less, from R-A-1 (Multi-Family Residential Dwelling District) to PUD (Planned Unit Development District) for approximately 150 multi-family residential units and approximately 800 single family residential units. Property is further described as LCTM-Parcel 085-001 (Hinesville portion thereof).

LIBERTY COUNTY

3.2 Rezoning Petition 2020-030-LC. A petition was submitted by Jaw Services, LLC, owner, to rezone 0.89 acres of land, more or less, from AR-1 (Agricultural Residential District) to B-2 (General Commercial District) for warehouse use. Property is further described as LCTM-Parcel 036D-021.

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3.3 Variance 2020-031-H. A variance request on a rear and side yard building setback was submitted by Matthew McKnight, owner, to have a shed encroach by about 5 ft. into the required 15 ft. side yard setback and approx. by 8.4 ft. into a 15 ft. recorded drainage easement in the rear of the property. Property is located at 629 Georgia Avenue and is further described as LCTM-Parcel 055B-028.

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3.4 Sign Variance 2020-032-H. A variance request for a stanchion/monument sign setback was submitted by 103 E. General Stewart Way, LLC, owner, to have a sign erected approximately 5 ft. from E. General Stewart Way right-of-way rather than the required 10 ft. Property is located at 103 E. General Stewart way and is further described as LCTM-Parcel 055D-194.

LIBERTY COUNTY

4.1 Billboard Variance 2020-033-LC. A variance request to install a billboard on E. Oglethorpe Hwy was submitted by BeSeen Outdoor Advertising. Property is located on E. Oglethorpe Hwy across the intersection with Leroy Coffey Hwy., further described as LCTM-Parcel 120-070. Property consists of 1.55 acres of land, more or less, and is zoned B-2 (General Commercial District). Property owner is Bertha L. Windom. The billboard is proposed to be erected approximately 780 ft. from the closest existing billboard on Leroy Coffey Hwy rather than the required 1,000 ft.

4.0 SITE PLANS, PRELIMINARY PLATS & FINAL PLATS

4.1 Preliminary Plat. Griffin Park Extension, Phase 2. A preliminary plat request has been submitted by Dryden Enterprises for 52 single family lots located on Grandview Drive.

5.0 INFORMATIONAL ITEMS

6.0 GENERAL PUBLIC COMMENTS

7.0 OTHER COMMISSION BUSINESS

7.1 Director's Report

8.0 ADJOURN