LIBERTY CONSOLIDATED PLANNING COMMISSION

AGENDA FOR DECEMBER 17, 2024

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

1.0 OLD BUSINESS

2.0 NEW BUSINESS

2.1 Comprehensive Plan Update: Hinesville (Mid) Subarea Maps (Information)

3.0 REZONING PETITIONS AND OTHER ZONING RELATED ITEMS

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3.1 Rezoning Petition 2024-064-LC. A rezoning petition has been submitted by Donald E. Bauman to rezone 6.61 acres +/- from A-1 (Agricultural) and AR-1(Agricultural Residential) to C-3 (Highway Commercial) for a general automotive repair and storage lot for boats and RV's. Property is located on Leroy Coffer Highway and is further described as LCTM Parcel 157002 portion thereof.

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3.2 Variance Request 2024-065-H. A variance request has been submitted by Jharean Martinez to reduce the required side yard setback of 5 feet for an accessory building to 3 feet. Property is located at 803 Westminster Court in Hinesville and is further described as LCTM Parcel 054D033.

3.3 Rezoning and Annexation Petition 2024-066-H. A rezoning and annexation petition has been submitted by Jimmy Shaken on behalf of owner, Lawrence J. Zaslavsky to rezone 8.67 acres +/- from AR-1 (Agricultural Residential) and PUD (Planned Unit Development) to ATR (Attached Residential) for townhome development. Annexation into the City of Hinesville LCTM Parcel 036C003 is also being petitioned for. Property is located off W 15th Street and is further described as LCTM Parcels 036C016 and 036C003.

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3.4 Variance Request 2024-067-LC. A variance request has been submitted by Gary Gaddy to reduce the required front yard setback of 20 feet to 12 feet and to reduce required rear yard setback of 15 feet to 12 feet for a new mobile home. Property is located at 118 Circle Drive in Unincorporated Liberty County and is further described as LCTM Parcel 340D015.

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3.5 Rezoning Petition 2024-068-H. POSTPONED to January meeting. A rezoning petition has been submitted by Cannon Maki on behalf of owners Susan R. Copner and Pacita V. Brinkerhoff to rezone 0.9 acres +/- from R-12 (Single-family Residential-12) to C-2 (General Commercial) for Murphy Express Gas Station and Convenience Store. Property is located at 405 Timberlane Circle and 413 Timberlane Circle in Hinesville and is further described as LCTM Parcels 057B061 and 057B052. **POSTPONED**

4.0 SITE PLANS, PRELIMINARY PLATS & FINAL PLATS

5.0 INFORMATIONAL ITEMS

6.0 GENERAL PUBLIC COMMENTS

7.0 OTHER COMMISSION BUSINESS

7.1 Director's Report.

8.0 ADJOURN