LIBERTY CONSOLIDATED PLANNING COMMISSION

AGENDA FOR OCTOBER 15, 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: GumBranch Subarea Maps (Information)

2.2 Public Hearing: Amendment to the Liberty County Unified Development Ordinance (UDO). The proposed UDO amendment includes a revision to Table 203.1 in Article 203 to allow for the placement of double wide manufactured homes in the R-8 zone within Allenhurst and Walthourville. **Postponed to November 19, 2024.**

3.0 REZONING PETITIONS AND OTHER ZONING RELATED ITEMS

LIBERTY COUNTY

3.1 Rezoning Petition 2024-059-LC. A rezoning petition has been submitted by Marian Smith on behalf of owner, Laurel View Properties, LLC to rezone 1,062 +/- acres from A-1 (Agricultural), C-3 (Highway Commercial), and IC (Interstate corridor) to PUD (Planned Unit Development) for a mixed-use development with a variety of land use types including commercial and residential uses. The property is in an unincorporated area, Liberty County with a small portion within Midway City limits. The property is located at the northeast quadrant of Islands Highway and Interstate 95 and is further described as LCTM Parcels 265043 and 302001.

RICEBORO

3.2 Rezoning Petition 2024-060-R. A rezoning petition has been submitted by Elton Brown to rezone 1 acre +/- from AR-1 (Agricultural Residential) to R-8 (Single-family Residential-8) for the development of two additional single family residential developments. The property is located at 2045 Barrington Ferry Road in Riceboro and is further described as LCTM Parcel 166D007.

HINESVILLE

3.3 Rezoning Petition 2024-061-H. A rezoning petition has been submitted by Adam Wilkinson on behalf of owner George Guyett to rezone 1 acre +/- from R-20 (Single-Family Residential-20) to R-8

(Single-Family Residential-8) for the development of a duplex onsite. The property is located at 1220 Shaw Road in Hinesville and is further described as LCTM Parcel 060A047.

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