

STATESBORO PLANNING COMMISSION

April 10, 2012

5:00 p.m.

City Hall Council Chambers

Minutes

Present: Planning Commission Members Ray Hendley, Rick Barr, Andrew Hansen, Brian Hulseley, and Nick Propps. City of Statesboro staff: Director of Community Development Mandi Cody, and Development Clerk Cindy Steinmann.

Absent: Commissioner Teresa Concannon.

1. Approval of Meeting Agenda

Motion to approve given by Commissioner Barr; seconded by Commissioner Hulseley. Motion carried 5-0. Agenda set.

Note: Commissioner Hendley joined the Commissioners following the motions.

2. Approval of Minutes

a. February 14, 2012 meeting.

Motion to approve given by Commissioner McCollar; second by Commissioner Barr. Motion carried 6 to 0. Minutes approved.

Commissioner Propps recognized Commissioner Hendley for receiving the Rotary Citizen of the Year award.

3. New Business

- a. **APPLICATION # RZ 12-03-01:** TI – Gentilly Gardens, LLC requests a zoning map amendment of 2.03 acres from R15 (Single Family Residential) to CR (Commercial Retail) for property located at 625 Gentilly Road (Tax Parcel Number: MS73000002000)

Development Clerk Cindy Steinmann presented the staff report and answered questions from the Commissioners. Community Development Director Mandi Cody answered questions from the Commissioners as well. Steve Wolhfeil of Hussey, Gay, Bell, and DeYoung represented the applicant and answered questions from the Commissioners.

Commissioner Hendley motioned to recommend approval of Application RZ 12-03-02; seconded by Commissioner McCollar. Motion carried 6-0. Planning & Development Director Mandi Cody confirmed that the motions included the following staff recommended condition:

Condition: 10' behind the back of the curb on Gentilly Road should be dedicated to the City of Statesboro as right of way or permanent easement for construction of sidewalk(s) by the City in the future.

- b. **APPLICATION # RZ 12-03-02:** Gopher Hole Investments, LLC requests a zoning map amendment of 1.1 acres from PUD/CR (Planned Unit Development/Commercial Retail) to CR (Commercial Retail) for property located on Brampton Avenue (Tax Parcel Number: MS74000198A005)

Development Clerk Cindy Steinmann presented the staff report and answered questions from the Commissioners. Community Development Director Mandi Cody answered questions from the Commissioners as well. No one spoke on behalf of the applicant.

Motion to recommend approval of Application RZ 12-03-02 given by Commissioner Hansen with the following staff recommended condition; seconded by Commissioner Barr. Motion carried 6-0.

Condition: A sidewalk, five (5) foot in width and compliant with ADA standards shall be constructed and installed by the Applicant in the right of way of Brampton Avenue and Bermuda Run Road along the frontage of the subject property to the satisfaction of the City Engineer as the property develops.

Commissioner Propps stated that Commissioner Concannon notified him that she would not be attending the meeting and noted that a quorum was present.

4. Announcements

Mandi Cody stated that the elimination of the 15 day review period between Planning Commission and City Council was approved. She also mentioned that both the Planning Commission & City Council dates were included on the property notification signs. She explained that both the Gentilly Gardens

and Brampton Avenue cases would proceed to City Council during their next regular session. She also stated that there will be a Planning Commission meeting next month.

Commissioner McCollar asked if he could be provided with City Council minutes. Ms. Cody answered by stating that they are posted to the website after they are approved by Council.

Commissioner Barr asked about the status of several cases and Ms. Cody explained that they are still under review.

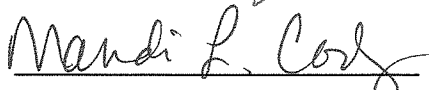
5. Adjourn

Chairman Nick Propps called the meeting adjourned.

These minutes were adopted by the City of Statesboro Planning Commission at its May 8, 2012 meeting.



Chair – Nick Propps



Secretary – Mandi Cody, Director of
Community Development