

THE FAYETTE COUNTY PLANNING COMMISSION met on April 7, 2022 at 7:03 P.M. in the Fayette County Administrative Complex, 140 Stonewall Avenue West, Fayetteville, Georgia.

MEMBERS PRESENT: Arnold Martin, Chairman
Jim Oliver
Danny England

MEMBERS ABSENT: Brian Haren, Vice-Chairman
John H. Culbreth

STAFF PRESENT: Chanelle Blaine, Zoning Administrator

NEW BUSINESS

1. Consideration of the Minutes of the meeting held on March 3, 2022.

Danny England made a motion to approve the minutes of the meeting held on March 3, 2022. Jim Oliver seconded the motion. The motion passed 3-0. Brian Haren and John Culbreth were absent.

2. Consideration of a Minor Final Plat of The Roger Gillam Estate. The property will consist of 3 lots zoned A-R, is located in Land Lot 56 of the 4th District and front(s) on McIntosh Road and Grant Road.

Roger Gillam introduced himself and stated I have 15 acres at the corner of Grant and West McIntosh. He said there is a house in the middle of the 15 acres and we are just wanting to split it into three (3) five (5) acre tracts.

Chairman Martin stated I will bring it back to the Planning Commission. He asked are there any questions for Mr. Gillam?

Jim Oliver asked are you doing this for family members?

Roger Gillam replied no, I don't live there.

Arnold Martin asked is the property fully cleared.

Roger Gillam replied one (1) of the lots if fully wooded and the other lot where the house is at will be mostly cleared, and the other lot to the right is probably 80 percent cleared pasture.

Chairman Martin asked are there any other questions or comments for Mr. Gillam? If not do I have a motion?

Danny England made a motion to approve the Minor Final Plat of the Roger Gillam Estate. Jim Oliver seconded the motion. The motion passed 3-0. Brian Haren and John Culbreth were absent.

PUBLIC HEARING

- 3. Consideration of Petition No. 1318-22 Mark Wurster, Owner, and David Barber, Marksmen Construction, Inc., Agent, request to rezone 1.35 acres from R-45 Conditional to R-45 Conditional to delete a condition of rezoning to reduce a 30-foot setback, 20 feet of which shall be a natural buffer along the south side property line to 15 feet to install a septic replacement area and to construct a single-family residence closer to the side property line. This request pertains only to Lot 5 of Olde Oak Unit Three Subdivision and is located in Land Lot 203 of the 5th District and fronts on Olde Oak Drive.**

Chanelle Blaine stated we do not have a full board and you have the opportunity to table tonight. She said you have to make that decision before we get started.

David Barber replied it's fine.

Chairman Martin stated we have the gist of what you are wanting to do but is there anything else that you would like to tell us or show us?

David Barber replied when we first started this project, we couldn't figure out why that large buffer was there. He said Chanelle and Pete looked, and they couldn't find the reasoning for it. He stated we just asked that we could move the house further towards the property line so it can be easier for us to get the driveway cut in. He added also for the replacement area of the septic system that is the main reason.

Chairman Martin stated based upon our earlier decisions about this, we accept that we are going to make allowances for that.

Jim Oliver asked did you have any objection with the neighbor next door.

David Barber stated the only comment we had was from the guy to the south whose house is there was worried about the drainage easement, but that is covered with pipe going through there.

Chairman Martin asked if there was anyone who wished to speak in favor of the rezoning. Hearing none, he asked if there was anyone who wished to speak in opposition to the rezoning. Hearing none, he said then I will bring this back to the Planning Commission for discussion.

Danny England made a motion to approve Petition No. 1318-22 with conditions. Jim Oliver seconded the motion. The motion passed 3-0. Brian Haren and John Culbreth

were absent.

Jim Oliver made a motion to adjourn. Danny England seconded. The motion passed 5-0.

The meeting adjourned at 7:14pm.

PLANNING COMMISSION
OF
FAYETTE COUNTY



ARNOLD MARTIN, CHAIRMAN

ATTEST:



CHANELLE BLAINE
PLANNING COMMISSION SECRETARY

