

**After  
Agenda**

**Board of Commissioners of Spalding County  
Zoning Public Hearing  
Thursday, September 24, 2009  
6:00 PM  
Meeting Room, Courthouse Annex**

The Spalding County Board of Commissioners held their Zoning Public Hearing in Room 108 in the Courthouse Annex, Thursday, September 24 2009, beginning at 6:00 o'clock p.m. with Commission Chairman Edward Goss, Jr. presiding and Commissioners Gwen Flowers-Taylor, Eddie L. Freeman, Bob Gilreath and Commissioner David Phillips (arriving late) present. Also present were County Manager William P. Wilson, Jr., Assistant to the County Manager Paul Van Haute, County Zoning Attorney Newton M. Galloway, and Teresa Watson to record minutes.

**A. Call to Order.**

Note: Persons desiring to speak must sign in for the appropriate application. When called, speakers must state their names and addresses and direct all comments to the Board only. Time allotted to speakers will be five minutes each, unless otherwise noted at the Board's discretion. No speakers will be allowed to readdress the Board without express consent from a Board member. Outbursts from the audience will not be tolerated. Common courtesy and civility are expected at all times.

**B. New Business:**

- 1. Application #09-12S:** Mi Suk Guhwang, Owner – Nancy D. Hagler, Agent – 1035 Vineyard Road (7.3 acres located in Land Lot 59 of the 3<sup>rd</sup> Land District) – requesting a Special Exception to allow a kennel in the AR-1 District.

Commissioner Phillips arrived to the meeting just before the vote was taken.

*Motion to approve Application #09-12S: Mi Suk Guhwang, Owner, with the following conditions, by Commissioner Flowers-Taylor, seconded by Commissioner Phillips, carried by a vote of 4-0.*

- a. All existing structures, refuse and debris shall be removed from the property before construction on the kennel is begun.*
  - b. A 25-foot undisturbed buffer shall be required on all sides that are abutting residential property. Said buffer shall be supplemented with plat material of sufficient height to provide visual screening of the facility from adjacent property.*
  - c. Any site lighting shall be designed so as to not glare into adjacent residential areas.*
  - d. A site plan, meeting the requirements of Appendix J of the Spalding County Unified Development Ordinance (UDO) shall be submitted to the county for approval prior to obtaining a development permit for the kennel.*
  - e. The kennel building shall be required to be enclosed.*
- 2. Amendment to UDO #A-09-07:** Article 17A. VN Village Node – Section 1704:A – amend Development Review and Approval Process.

*Motion to table Amendment to UDO #A-09-07: Article 17A. VN Village Node, by Commissioner Flowers-Taylor, seconded by Commissioner Phillips, carried by a vote of 4-0.*

3. **Amendment to UDO #A-09-08:** Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District.

*Motion by Commissioner Flowers-Taylor to approve Amendment to UDO #A-09-08: Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District with the change discussed to delete the word “maintained” in Item I and the refined wording for Item j which restates that “Office use cannot result in increased traffic and/or noise.” After discussion, Commissioner Flowers-Taylor withdrew her motion.*

*Motion to table Amendment to UDO #A-09-08: Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District by Commissioner Phillips. Motion died for lack of a second.*

*Motion to deny Amendment to UDO #A-09-08: Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District by Commissioner Gilreath, seconded by Chairman Goss, and the vote was 2-1-1 with Commissioner Phillips abstaining because he did not fully understand the issue and Commissioner Flowers-Taylor voted in opposition. Mr. Galloway determined this vote, under the Spalding County rules of order, did not pass the motion because of conflicting rules. Chairman Goss requested another motion.*

*Commissioner Flowers-Taylor moved to table Amendment to UDO #A-09-08: Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District, seconded by Commissioner Phillips. Motion failed by a vote of 2-2.*

*Commissioner Gilreath moved to deny Amendment to UDO #A-09-08: Article 5. AR-1 Agricultural and Residential – Section 503:B(17) – amend to allow Office use in the AR-1 District, seconded by Chairman Goss. Motion to deny carried 4-0.*

C. **Other Business:**

D. **Adjournment.**

*Motion to adjourn at 7:25 p.m., by Commissioner Gilreath, seconded by Commissioner Phillips, carried by a vote of 4-0.*