



After Agenda
Board of Commissioners - Zoning Public Hearings
August 24, 2023 6:00 PM
Room 108, Annex Building
119 E. Solomon Street
Griffin, GA 30223

The Spalding County Board of Commissioners held their Zoning Public Hearing on Thursday, August 24, 2023, in Room 108 of the Spalding County Annex Building, beginning at 6:00 p.m. with Vice Chairperson James Dutton presiding. Commissioners Rita Johnson, Ryan Bowlden and Gwen Flowers-Taylor were present for the meeting. Chairman Clay Davis was absent from the meeting. Also present were County Manager, Dr. Steve Ledbetter, County Zoning Attorney, Newton Galloway, Director of Community Development, Charles Reese, and County Clerk, Kathy Gibson to record the minutes.

A. Opening (Call to Order)

The meeting was called to order by Vice Chairman James Dutton.

PLEASE SILENCE YOUR CELL PHONES AND ALL OTHER ELECTRONIC DEVICES.

B. Invocation

1. Commissioner Gwen Flowers-Taylor, District 1, delivered the Invocation.

C. Pledge to Flag

1. Commissioner Rita Johnson, District 3, led the Pledge to the Flag.

D. Public Hearings

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. Speakers will be allotted three (3) minutes to speak on their chosen topics as they relate to the matters being considered by the Board of Commissioners on this Agenda. No questions will be asked by any of the commissioners during citizen comments. Outbursts from the audience will not be tolerated. Common courtesy and civility are expected at all times during the meeting.

Motion/Second by Johnson/Flowers-Taylor to enter a public hearing at 6:02 p.m. Motion carried by a unanimous vote.

1. Consider the approval of minor plat SD 23-03 Tucker Ridge. This plat consists of 8 lots with the current zoning of AR-1, Agricultural and Residential.

Motion/Second by Bowlden/Flowers-Taylor to close the public hearing at 6:07 p.m. Motion carried by a unanimous vote.

Motion/Second by Bowlden/Johnson to approve a minor plat subdivision for 23-03 Tucker Ridge. This plat consists of eight (8) lots with the current zoning of AR-1, Agricultural and Residential with the following staff conditions:

- 1. Per the Spalding County Uniform Development Ordinance, any amendments to this plat will require approval from the Board of Commissioners.***
- 2. Architectural design shall be governed by Section 501(l) of Spalding County's Unified Development Ordinance.***

Motion carried by a 3-1 vote (Flowers-Taylor).

E. New Business

1. Consider the appeal for Nash Foods, Owner- Shehnaz Motani- The appeal is in regard to the denial of their alcohol license due to not meeting the distance requirement.

Motion/Second by Flowers-Taylor/Johnson to table the appeal for Nash Foods, Owner- Shehnaz Motani, regarding a denial of their alcohol license due to the location not meeting a distance requirement, until such time an physical measurement of the distance can be made by staff and reported for consideration. Motion carried by a 3-1 vote (Bowlden).

The Board then directed staff to research and prepare a text amendment to bring the Spalding County UDO into compliance with State Law and to include a limit to the number of liquor stores within a service area.

F. Other Business

1. Consider selecting an Aquatic Center management company based on post-RFP summary.

The consensus of the Board is to narrow the pool of candidates down to two: United Pools and Aquatic Management based on the original RFP, references received, and responses given by the organizations polled. Then to work with these two agencies better define the details of a contract.

G. Executive Session - None.

H. Adjournment

Motion/Second by Johnson/Bowlden to adjourn the meeting at 7:27 p.m. Motion carried by a unanimous vote.