

Morgan County Planning Commission

Minutes
Work Session Meeting
March 22, 2019
8:00 a.m.

PRESENT: Brian Lehman, Faye Craft, Connie Booth, Clint Milford, Denny Myers, Scott Campbell, Doug Mundrick

NOT PRESENT: Maryann Dartnell, John McMahon, Tara Dillard

ALSO PRESENT: Chuck Jarrell, Tara Cooner

PUBLIC HEARING

ADMINISTRATIVE BUSINESS:

There is no administrative business

UNFINISHED BUSINESS:

There is no unfinished business.

NEW BUSINESS:

- I. Sandy Creek Baptist Church is requesting Conditional Use approval to build a Pavilion on 1.42 acres located at 4620 Sandy Creek Road (Tax Parcel 017-016A).

Ms. Cooner gave an overview of the Staff Report. The Planning Commission discussed why the structure was already partially complete.

- II. Rick Smith on behalf of Center Pointe Church is requesting Conditional Use Approval to construct a church on 3.08 acres located on Old Buckhead Road (Tax Parcel 036-063).

Ms. Cooner gave an overview of the Staff Report and expressed concern about the proposed driveway location across from College Avenue. The Planning Commission discussed the potential for traffic issues, as well the floodplain on the property. The historic house on the property was also mentioned.

- III. Edward McDuffie is requesting Conditional Use approval to operate an Event Facility on 58.55 acres located at 2761 Athens Highway (Tax Parcel 025-065).

Ms. Cooner gave an overview of the Staff Report. The Planning Commission expressed concern about access to the property, both directly from Highway 441 and from VFW Lane due to traffic traveling at excessive speeds. The steep slopes on the access road over the dam was also discussed. The number of proposed guests and the size of the event structure was talked about, including whether the building would need to be sprinkled.

Morgan County Planning Commission

- IV. Marvin Graham is requesting Conditional Use approval to place a single wide Manufactures home on 1 acre located at 1691 Cedar Grove Road (Tax Parcel 059-036).

Ms. Cooner gave an overview of the Staff Report and explained that there are other single wide manufactured homes in the area.

- V. Morgan County Planning & Development is requesting to rezone 2 acres located at the corner of Lower Apalachee and Morris Road, from Light Industrial (I1) to Agricultural Residential (AR) (Tax Parcel 035-092).
- VI. Morgan County Planning & Development is requesting to rezone 2.89 acres located on Morris Road, from Light Industrial (I1) to Agricultural Residential (AR)(Tax Parcel 035-092B).
- VII. Morgan County Planning & Development is requesting to rezone 10 acres located on Morris Road, from Light Industrial (I1) to Agricultural Residential (AR) (Tax Parcel 035-092E).
- VIII. Morgan County Planning & Development is requesting to rezone 3.2 acres located at 1381 Morris Road, from Light Industrial (I1) to Agricultural Residential (AR)(Tax Parcel 035-092F).
- IX. Morgan County Planning & Development is requesting to rezone 3.09 acres located on Morris Road, from Light Industrial (I1) to Agricultural Residential (AR)(Tax Parcel 035-092G).
- X. Morgan County Planning & Development is requesting to rezone 2.14 acres Located on Morris Road, From Light Industrial (I1) to Agricultural Residential (AR)(Tax Parcel 035-092H).
- XI. Morgan County Planning & Development is requesting to rezone 3.26 acres Located on Morris Road, from Light Industrial (I1) to Agricultural Residential (AR)(Tax Parcel 035-092I).

Ms. Cooner gave an overview of the Staff Report for the 7 rezoning applications and explained that the rezoning proposals were to correct a mistake made by the county. The Planning Commission inquired about the house permits issued for Morris Road.

- XII. Morgan County Planning & Development is requesting a text amendment to Article 7, Chapter 7.1 of the Morgan County Zoning Ordinance related to Accessory Buildings. WITHDRAWN
- XIII. Morgan County Planning & Development is proposing a text amendment to Article 7, Chapter 7.2 of the Morgan County Zoning Ordinance related to Accessory Dwellings. WITHDRAWN

Morgan County Planning Commission

ADJOURNMENT

The Chairman adjourned the meeting.

Brian Lehman
Brian Lehman, Chairman

Date 4/25/19

Tara Cooner
Tara Cooner, Secretary

Date 4-25-19

