



CITY OF KINGSLAND, GEORGIA

PLANNING AND ZONING

MINUTES • DECEMBER 6, 2021

Regular Meeting

City Council Chamber

6:00 PM

107 South Lee Street - City Hall, Kingsland, GA 31548

I. CALL TO ORDER

Matthew Hooks	Board Member
Martin Turner	Board Member
Dalice Mitchell	Board Member
Michael Haynes	Board Member
Bryant Shepard	Chairman
Rebecca Shannon	Board Member
Fyrth Morris	Vice Chairman

II. APPROVE MINUTES FROM LAST MEETING

Michael Haynes made a motion to approve last months minutes. Martin Turner seconded the motion. Becci Shannon & Bryant Shepard abstained. The motion carried.

III. AGENDA ITEMS

1. Home Occupation-103 Cypress Bend-Map & Parcel 107W 016A -

John Sweat has applied for a Home Occupation Permit for a pressure washing business know as "Camden Pro Wash". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. Zoning is PD/R-1. Staff recommends approval.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Rebecca Shannon, Board Member
SECONDER:	Matthew Hooks, Board Member
AYES:	Hooks, Turner, Mitchell, Haynes, Shepard, Shannon, Morris

2. Home Occupation-989 May Creek Dr.-Map & Parcel 095A 029 -

Joshua Prosen has applied for a Home Occupation Permit for a gutter installation business know as "Freedom Gutters". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. Zoning is R-1. Staff recommends approval.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Matthew Hooks, Board Member
SECONDER: Michael Haynes, Board Member
AYES: Hooks, Turner, Mitchell, Haynes, Shepard, Shannon, Morris

3. Re-Zoning-Parcel 120-008J -

Joss Josselyn with Josselyn Homes, Inc. has applied for a re-zoning of parcel 120 008J containing approximately 12.50 acres located on the east side of Marsh Harbour Pkwy. The applicant is requesting the parcel be re-zoned to PD/R-2 (Planned Development/Low Density Residential) for the purpose of a duplex community development. The applicant submitted a PD that has been reviewed and approved by the Planning Director and Building Official. Zoning is PD/R-3. Staff recommends approval.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Michael Haynes, Board Member
SECONDER: Dallice Mitchell, Board Member
AYES: Hooks, Turner, Mitchell, Haynes, Shepard, Shannon, Morris

4. Preliminary Plat-Marsh Harbour -

Bennett Surveying, Inc., acting agent for Joss Josselyn, has submitted an application for a preliminary plat approval for Marsh Harbour Subdivision that will consist of 22 duplex lots on approximately 12.50 acres. The preliminary plat has been reviewed by the Planning Department and staff sees no issues at this time. The developer will follow the PD that has been submitted and approved. Zoning is PD/R-2.

Staff recommends approval if re-zoning of PD/ R-2 is approved.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Michael Haynes, Board Member
SECONDER: Rebecca Shannon, Board Member
AYES: Hooks, Turner, Mitchell, Haynes, Shepard, Shannon, Morris

IV. ADJOURNMENT

Citizens present at this meeting were Deborah McGrew, Craig F. Nelson, Fatima Nelson, Prince & Monique Stokley, Jo & Keith Johnston, Joshua Prosen and Joss Josselyn. John Sweat was present via Webex.

Moe Morris made a motion to adjourn. Matthew Hooks seconded the motion. The motion carried unanimously. The meeting adjourned at 6:48 PM.

Bryant Shepard, Chairman

ATTEST:

Natalie Moreland, Clerk Receptionist