



CITY OF KINGSLAND, GEORGIA

PLANNING AND ZONING

MINUTES • JANUARY 3, 2023

Regular Meeting

City Council Chamber

6:00 PM

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

I. PUBLIC HEARING

1. Public Hearing for Variance-Parcel 107 007R, 205 Easy St. -

Clyde Anderson is requesting a variance to the Kingsland Land and Development Ordinance, Article VIII, Sec. 80.1.2 - Minimum Lot area of park shall be (5) acres. The applicant is requesting a .11 - acre variance that will allow for the applicant to develop an RV Park on a 4.89 acre parcel located at 205 Easy St.

II. CALL TO ORDER

Matthew Hooks	Board Member	(Absent)
Michael Haynes	Board Member	
Kathy Markes	Board Member	
Bradley Shuck	Board Member	
Walter Fuller Jr.	Board Member	
Bryant Shepard	Chairman	
Fyrth Morris	Vice Chairman	

III. APPROVE MINUTES FROM LAST MEETING

Fyrth Morris made a motion to approve last months minutes. Walter Fuller, Jr. seconded the motion. The motion carried unanimously.

IV. AGENDA ITEMS

1. Variance-Parcel 107 007R-205 Easy St. -

Clyde Anderson is requesting a Variance to Article VIII, Section 80.1.1 - Minimum Lot Area Per Park Shall Be (5) Acres. Applicant is requesting a .11 - acre variance to the required lot size for a proposed RV Park. The parcel size for the proposed RV Park is 4.89 Acres. Zoning is C-4 (Interchange Commercial). Staff recommends approval of the variance request.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Fyrth Morris, Vice Chairman
SECONDER: Michael Haynes, Board Member
AYES: Haynes, Markes, Shuck, Fuller Jr., Shepard, Morris
ABSENT: Hooks

2. Home Occupation-803 Edmund Ave.-Map & Parcel 094 049F -

Melinda Acoff has applied for a Home Occupation Permit for an online travel agency known as "Unapologetically Booked". 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: Michael Haynes, Board Member
SECONDER: Kathy Markes, Board Member
AYES: Haynes, Markes, Shuck, Fuller Jr., Shepard, Morris
ABSENT: Hooks

3. Home Occupation-112 Lakefield Dr.-Map & Parcel 107M 008A -

Stephen Brown has applied for a Home Occupation Permit for a handyman business known as "YSB Improvements, LLC". 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: Michael Haynes, Board Member
SECONDER: Walter Fuller Jr., Board Member
AYES: Haynes, Markes, Shuck, Fuller Jr., Shepard, Morris
ABSENT: Hooks

4. Home Occupation-203 W. Maple Ave.-Map & Parcel K2908 006 -

Katie Butterworth & Kristina LaPlant have applied for a Home Occupation Permit for an online sign & decor business known as "The Hen's, LLC". The applicants have been notified and both agree to the requirements of a Home Occupation as noted in KLADO. Zoning is R-1. Staff recommends approval.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Fyrth Morris, Vice Chairman
SECONDER: Walter Fuller Jr., Board Member
AYES: Haynes, Markes, Shuck, Fuller Jr., Shepard, Morris
ABSENT: Hooks

5. Home Occupation-221 W. Jacobs Ave.-Map & Parcel K10 01 003 -

Taurus Gibbs has applied for a Home Occupation Permit for a handyman business known as "Gibbs Pressure Washing, Paint & Trim, LLC". 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: **DEFERRED [UNANIMOUS]** **Next: 2/6/2023 6:00 PM**
MOVER: Fyrth Morris, Vice Chairman
SECONDER: Walter Fuller Jr., Board Member
AYES: Haynes, Markes, Shuck, Fuller Jr., Shepard, Morris
ABSENT: Hooks

V. ADJOURNMENT

Citizens present at this meeting were Melinda Acoff, Katie Butterworth, Kristina Laplant, Steve Brown, Yalyle Brown and Robbie Cheek.

Fyrth Morris made a motion to adjourn. The motion carried unanimously. The meeting adjourned at 6:19 PM.

Bryant Shepard, Chairman

Natalie Moreland, Clerk/Receptionist