

MINUTES
ANDERSON COUNTY REGIONAL PLANNING COMMISSION
MARCH 12, 2024

Members Present

Ned Ferguson, Chairman
Tony Gregg, V. Chair
Harold Edwards, Sec.
Tim Isbel
Ben Stephens

Members Absent

Robbie DeJarnette

Others Present

Marjorie Pressley, Codes Dir.
David Crowley, Consultant
Lisa Crowley
Other interested parties

ETDD Staff Representative: Joe Barrett

CALL TO ORDER AND APPROVAL OF AGENDA

Chairman Ned Ferguson called the meeting to order at 6:30 P.M. on March 12, 2024. Following roll call, the agenda was reviewed and approved by unanimous consent.

APPROVAL OF MINUTES

The minutes from the regular monthly meeting in February were reviewed by the members. After review, a motion was made by Tony Gregg and seconded by Ben Stephens to approve the February 13, 2024 Minutes as written. The motion passed unanimously.

CONSENT AGENDA:

None.

NON-CONSENT AGENDA ITEMS:

REVIEW CLYDE ELLIOT SUBDIVISION FINAL PLAT

A final plat (Tax Map 21, Parcel 75.00) was reviewed involving a proposed subdivision off Hill Road within an R-1 District. The proposed subdivision involves subdividing a lot of record into two lots. The rear lot will be served exclusively by the joint permanent easement. The JPE will be an extension of an existing access easement. The plat has been reviewed and meets all the requirements. A motion was made by Harold Edwards and seconded by Tony Gregg to grant approval for the plat. The motion passed unanimously.

HOLLINGSWORTH PROPERTY CONSULTANTS RE-SUBDIVISION (LOTS 13-22)

A final re-plat (Tax Map 55, Parcel 34.00) was reviewed involving a proposed subdivision off Joseph Francis Way within an R-1 District. The proposed re-subdivision involves revising a section of lots within the approved subdivision. The lots have been revised by decreasing the depths of the lots that are located within the designated floodplain. The county has a bond on file for the remaining improvements within the subdivision. A motion was made by Tony Gregg and seconded by Harold Edwards to grant approval for the plat. The motion passed unanimously.

RECOMMENDATION FOR REZONING FROM A-2 TO C-1, TAX MAP 65, PARCEL 42.04,
JOHN LOWE ESTATE

A rezoning request was considered for recommendation to the county commission from an A-2 District to a C-1 District for property located off the Lake City Highway (U.S. 25W). The property is not contiguous with a commercial district, but there is an existing building that used to be a commercial operation. There are also some properties in the vicinity that are zoned as commercial. There was some discussion of the difficulty in the county to rezone property to commercial that is not contiguous with other commercial districts. For these situations, the commercial policies in the adopted land use plan are considered. Following discussion, a motion was made by Harold Edwards and seconded by Tony Gregg to recommend approval to rezone to a C-1 District to the county commission. The motion passed unanimously.

BOND COMMITTEE:

None.

OLD BUSINESS:

None.

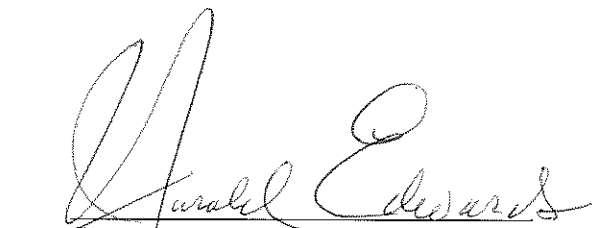
NEW BUSINESS:

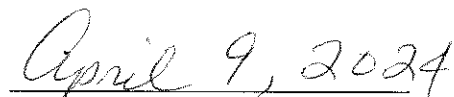
None.

OTHER MATTERS:

None.

At 6:45 PM, with no further business the meeting was adjourned.


Secretary


Date