

MINUTES
ANDERSON COUNTY REGIONAL PLANNING COMMISSION
JANUARY 14, 2025

Members Present

Ned Ferguson, Chairman
Tony Gregg, V. Chair
Tim Isbel
Ben Stephens
Robbie DeJarnette

Members Absent

Harold Edwards, Sec.
Jonathan Tue

Others Present

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 January 14, 2025. Following roll call, the agenda was reviewed and approved by unanimous consent.

APPROVAL OF MINUTES

The minutes from the regular monthly meeting in December were reviewed by the members. After review, a motion was made by Tony Gregg and seconded by Ben Stephens to approve the December 10, 2024 Minutes as written. The motion passed unanimously.

STAFF RECOMMENDATION FOR ITEMS TO BE PLACED ON CONSENT AGENDA

None.

NON-CONSENT AGENDA ITEMS:

REVIEW PATRICIA WATHO SUBDIVISION FINAL PLAT

A final plat (Tax Map 87, Parcel 22.01) was reviewed involving a proposed subdivision off an existing access easement connecting to Laurel Road within an R-1 District. The proposed subdivision involves subdividing a lot of record into 2 lots off an existing access easement. Both resulting lots contain an existing house with existing septic systems. The minor deficiencies identified at the agenda review have been corrected. A motion was made by Tony Gregg and seconded by Ben Stephens to grant approval for the plat contingent upon all signatures.

RECOMMENDATION FOR REZONING FROM R-1 TO C-1, TAX MAP 32, PARCEL 6.00, VALLEY LODGE #383

A rezoning request was considered for recommendation to the county commission from an R-1 District to a C-1 District for property located off Lambdin Road. The property is located in close proximity to the intersection with the Andersonville Highway, which contains multiple properties zoned as a C-1 District. The general character of the area is a mix of rural residential and commercial uses. Following discussion, a motion was made by Tim Isbel and seconded by Tony Gregg to recommend approval to the county commission to rezone the property to a C-1 District. The motion passed unanimously.

REVIEW DAUGHERTY CAMPGROUND SITE PLAN, TAX MAP 79, PARCEL 26.00

A site plan was submitted for a proposed campground off Frost Bottom Road within an A-1 District. The site plan is showing 8 individual campsites on the property. The applicant stated that initially approximately 3 campground sites will be developed for private use. Staff has reviewed the plan prior to the meeting applying the commercial campground regulations. There were some questions regarding the existing waterline and the septic system. Following further discussion, a motion was made by Tony Gregg and seconded by Ben Stephens to approve the site plan contingent upon the health department approving septic on the site. The motion passed unanimously.

BOND COMMITTEE:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:


None.

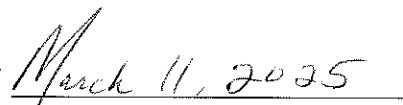
OTHER MATTERS:

The planning commission discussed the possibility of digital signatures on plats. Staff will research the matter further, but the consensus of the planning commission was to allow digital signatures.

Staff informed the commission of a regional training session that is being planned for March of this year.

At 7:35 PM, with no further business the meeting was adjourned.


Secretary


Date