



Bulloch BOC/Planning and Zoning Commission

Work Session

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~ Minutes ~

Clerk of the Board

Tuesday, January 31, 2023

10:00 AM Honey Bowen Building Multi-Purpose Room

I. Call to Order

Chairman Thompson called the meeting to order.

Attendee Name	Title	Status	Arrived
Ray Mosley	Vice-Chairman	Present	
Anthony Simmons	Commissioner	Present	
Curt Deal	Commissioner	Present	
Roy Thompson	Chairman	Present	
Jappy Stringer	Commissioner	Present	
Charles Chandler	Planning Commissioner	Present	
Gary Edwards	Planning Commissioner	Present	
Schubert Lane	Planning Commissioner	Present	
Yolanda Tremble	Planning Commissioner	Present	
Jeanne Anne Marsh	Planning Commission Chairman	Present	
Timmy Rushing	Commissioner	Present	
Ryne Brannen	Planning Commissioner	Present	
Betsy Riner	Planning Commissioner	Present	
Toby Conner	Commissioner	Present	

II. Invocation and Pledge

Commissioner Ray Mosley gave the invocation and pledge of allegiance.

III. Work Session

1. Staff Report (ID # 2657)

Discussion of recommended modifications to various development ordinances including Appendix B Subdivision Regulations and Appendix C Zoning.

COMMENTS - Current Meeting:

County Manager Tom Couch gave an introduction and overview of the Comprehensive Plan. He gave a slide presentation detailing the Smart Bulloch 2040 Comprehensive Plan.

Planning and Zoning Director James Pope discussed zoning ordinance revisions and specific use standards. He discussed recommendations for modifications to various development ordinances including Appendix B Subdivision Regulations and Appendix C Zoning.

2. Staff Report (ID # 2658)

Discussion of the Stormwater Drainage Ordinance.

COMMENTS - Current Meeting:

County Engineer Brad Deal stated the purpose of the ordinance. He also gave information concerning certain exemptions from the ordinance and requirements under the ordinance.

IV. Commission and Staff Comments

Questions concerning parking lot ordinances were address by County Manager Tom Couch. He stated that the parking ordinances would give more latitude to County Engineer Brad Deal and the Planning and Zoning department. He stated that traffic studies will generate the necessary data to support plans and developments.

Mr. Couch stated that the wells needed for Hyundai would be the first permitted.

Fire Chief Ben Tapley explained the ISO water equation as it pertains to the water flow for houses.

V. Adjourn

Chairman Thompson asked for a motion to adjourn.

1. Motion To: Motion to Adjourn.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Toby Conner, Commissioner
SECONDER:	Schubert Lane, Planning Commissioner
AYES:	Mosley, Simmons, Deal, Thompson, Stringer, Chandler, Edwards, Lane, Tremble, Marsh, Rushing, Brannen, Riner, Conner