

CALLED MEETING  
THE BRUNSWICK - GLYNN COUNTY JOINT PLANNING COMMISSION  
AUGUST 14th, 1973  
8:30 A. M.

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PRESENT: Chairman Neal Gale, John Baldwin, Harry Driggers,  
Wayne E. Floyd, James E. Hancock and Father Marlon  
S. Poitier

ABSENT: Dorman McDonald and Cormac McGarvey

ALSO PRESENT: Director Edward H. Stelle

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"701" Study Report by Director.

The Director explained that each year the Coastal Area Planning and Development Commission submits an application to the Department of Housing and Urban Development for "701" Planning funds. This is a means of securing federal assistance through application at the state level for cities with populations under 50,000. In the past, that Commission has made various studies with the assistance of the Planning Commission, such as existing land use, housing needs analysis and economic base study, under this program. However, the Coastal Area is unable to undertake any further studies jointly with the Planning Commission at this time due to lack of staff. Therefore, they are agreeable to making application to receive funds for use by the Planning Commission in preparing additional planning studies. This can be accomplished through a contribution of \$1,000 from the Planning Commission and the possible utilization of high school and college students on a part-time basis or consultants. Mr. Stelle stated that recently the Federal grant for all 8 counties included in the Coastal Area has been reduced from about \$50,000 to \$12,000.

The members were in accord that up-dated studies are needed. However, before establishing any priorities as to what planning phases should be considered and areas needing study, they requested a field inspection be made with the Director. Mr. Stelle said that any expenses incurred for such an inspection would be reimbursed at a later date through the program. Scheduling of this tour would be established at the Planning Commission's September 1973 meeting.

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Transportation Study Report by Director.

The Director discussed a proposed agreement between the City, County and State Department of Transportation for a Transportation plan for this area. He explained that, after a county reaches a population of 50,000 as designated by the U. S. Bureau of Census,

a transportation plan becomes a requirement prior to receiving any Federal funds for road construction. This plan will include a study in relation to streets and highways as to traffic capacities; needed improvements; data for future land use which will reflect the need for additional streets and roads; and will establish priorities. Mr. Stelle explained that the majority of the work would be performed by the Department of Transportation, with considerable Planning Commission staff participation required in providing land use data and population and economic base projections.

The Director stated that while no official action is required at this time, he wished to inform the members as to progress being made concerning co-ordinated planning for the City and County.

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Glynco Impact Study Report by Director.

The Director reported on the impact of the closing of N A S Glynco, effective December 31st, 1974. He said that every effort had been made by political and semi-political agencies in an all-out effort in hopes that the facility could be retained. However, this has proven futile. Mr. Stelle explained that, as a result, proposals are now being solicited from consultants to determine who could provide the best planning and feasibility work for this study. He added that proposals are being prepared by Georgia Tech, Eric Hill & Associates, Hammer Siler & George Associates, Sasaki Dawson & DeMay Associates, Inc., Wilbur Smith Associates and others in this respect. He added that any reports will be distributed to the individual members upon their receipt.

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Mobile Home Committee Report.

Mr. Floyd, as chairman of a special mobile home committee, reported that this committee, after studying the various aspects of mobile homes and their location, recommends that no change be made in provisions for mobile home uses in the Glynn County Zoning Ordinance. He explained that this recommendation was based on 1) there is no critical need at this time for any change as there is ample land available in a number of zoning districts for such use, as well as in mobile home parks, and 2) further temporary mobile home provisions, other than in medical hardship, would not be in the best interests of sound planning.

After careful deliberation, a motion was made by Mr. Floyd, seconded by Mr. Baldwin and unanimously adopted, to recommend to the Glynn County Commission that no change be made to the Glynn County Zoning Ordinance in this respect at this time, as 1) there is no critical need at present for any modification in that there are currently seven zoning classifications which allow mobile homes in the Ordinance, and 2) any change might adversely affect the development of quality mobile home parks.

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Definitions in the Glynn County Zoning Ordinance.

The Director stated he felt that prior to any action, additional research and study should be given prior to any recommendations for amendments to the Glynn County Zoning Ordinance for the inclusions of definitions for "motel" and "apartment" and any modification of the existing definition of "hotel". Any such amendments would be to clarify in which of these uses kitchen facilities would be permitted.

After discussion, a motion was made by Mr. Floyd, seconded by Father Poitier and unanimously adopted that the Director inquire of the County Commission as to their wishes for recommendations from the Planning Commission in this respect before proceeding further.

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MEETING ADJOURNED AT 10:00 A. M.