

MINUTES

BRUNSWICK - GLYNN COUNTY
JOINT PLANNING COMMISSION

MAY 15, 1979 9:00 A.M.

Present: Chairman Billy R. Gibson
S. Gerald Atkinson
Johnie O. Boatright
W. W. Crosby
Andy Haman
Bill Hicks

Absent: Margaret A. Brown
Harry I. Driggers

Also Present: Edward H. Stelle, Executive Director
Frank Kurchinski, Planner
Deborah B. Chapman, Administrative Assistant

Chairman Gibson called the meeting to order and Mr. Crosby gave the invocation.

Upon a motion made by Mr. Boatright and seconded by Mr. Crosby the Minutes of May 1, 1979, were unanimously approved.

GC - 10 - 79 (reference GC-45-73)

Request for site plan approval for a proposed racquetball club on a 2.3 acre tract being a portion of the Freeman-Mazo portion of the Triangle Tract, located approximately 817 feet east of the intersection of Demere Road and Sea Island Road on the south side of Demere Road

Mr. Tommy Haisten and Mr. Bill Hooker, architect, were present for discussion.

Mr. Stelle pointed out that at the last JPC Meeting a motion was unanimously adopted to amend the Master Plan of the above subject property for the location of the proposed racquetball & health club. He stated that action today is for site plan approval. Mr. Stelle then pointed out that one of the major questions regarding this development last meeting was access and parking. He stated that the parking and access has been redirected and everything is in order for approval. The plans were then presented to the Commission for their review.

The paving of the turning lane was then discussed. The developers stated that they plan to pave the turning lane in the future.

Motion was made by Mr. Haman, seconded by Mr. Atkinson and unanimously adopted to recommend approval of the above site plan subject to paving of the turning lane prior to development of this project.

Pecan Point Subdivision
Preliminary Approval

Developer - Sara Wildsmith
Surveyor - C. D. Peacock

Mrs. Sara Wildsmith, developer, was present for review.

Mr. Stelle pointed out that the subject property is located adjacent to Groveside Park Subdivision.

It was noted that this is a 32.43 acre tract zoned FA Forest - Agricultural allowing 20,000 square foot lot development for a total of 49 lots. It was also noted that the area is west of I-95 and therefore does not require paving of the roads within the subdivision.

The plat of the proposed subdivision was then submitted for review. Mr. Stelle stated that the 5% openspace requirement is being met by cash payment in lieu of land dedication.

It was noted that access to the subdivision would be via Touchstone Parkway.

Mr. Stelle stated that the requirements for preliminary approval have been met, therefore he stated that the staff recommends approval.

Motion was made by Mr. Haman, seconded by Mr. Boatright and unanimously adopted to approve the Preliminary Plat of Pecan Point Subdivision.

Mr. Stelle introduced Mr. Mac Burdette, Coastal Area Planning & Development Commission. Mr. Stelle stated that the JPC staff is working with Mr. Burdette to obtain funds for the restoration study of the Altamaha Canal.

Mr. Burdette stated that funds may be available for an application grant for 50/50 matching funds in the amount of \$25,000. He then gave a brief background on the Altamaha Canal and it's function over the many years.

Mr. Dudark then gave a brief outline of the potential functions that the Altamaha Canal could be used for, they are as follows: 1) historic preservation; 2) recreation; 3) transportation; 4) residential development; 5) mosquito control; and 6) tourism. He pointed out that there are many uses that can be compiled.

Mr. Stelle pointed out that the County does own a right-of-way of 100'. He further pointed out that the local match would not have to be cash. He then stated that the funds would be used to study the area and see the feasibility of the restoration.

Motion was then made by Mr. Haman, seconded by Mr. Crosby and unanimously adopted that a resolution be sent to the County Commission stating the Planning Commission's support in obtaining funds for the restoration study for the Altamaha Canal.

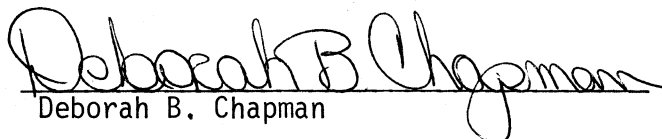
Mr. Stelle then submitted a list of projects approved with funds allocated, proposed projects, projects planning underway with funds applied for, and projects under construction, for the City of Brunswick, County and other agencies. He pointed out that this list will be used by the department heads of the City and County and other agencies.

Mr. Stelle then pointed out that the Joint Planning Commission will be responsible for all grant activities of the County.

Mr. Haman then questioned about the FA Forest - Agricultural zoning classification. Mr. Stelle pointed out that he has been looking into this matter and one of the solutions to the matter would be to amend the FA Forest - Agricultural zoning classification to allow conventional homes as permitted uses and mobile homes as a conditional use.

Following discussion of this matter, Mr. Haman made a motion that this amendment be advertised for discussion at a JPC Public Hearing. Motion was seconded by Mr. Boatright and unanimously adopted.

Meeting Adjourned at 10:00 A.M.


Deborah B. Chapman

May 15, 1979