

M I N U T E S  
GLYNN COUNTY PLANNING COMMISSION  
JUNE 2, 1992 9:00 A.M.

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MEMBERS PRESENT: Larry Evans, Chairman  
Carolyn Hill  
William Holland  
Ira Moore  
Wayne Stewart

ABSENT: Sidneye Henderson  
Benjamin Jaudon

STAFF PRESENT: Larry Taylor, Building and Development  
Deborah Chapman, Zoning Administrator  
Jennifer Detloff, Planner  
Janet Loving, Administrative Secretary

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Chairman Larry Evans called the meeting to order and the invocation was given.

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Preliminary Plat, Road Approval  
Indigo Drive and Moss Road  
Brunswick/Glynn County Dev. Authority

Mr. Larry Taylor stated that it was not necessary to have a representative present. He stated that this property is located at the Brunswick-McBride Industrial Park. The request is for a road extension. He stated staff recommends approval.

Following review, a motion was made by Mr. William Holland to approve this request. Motion was seconded by Ms. Carolyn Hill and unanimously adopted.

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GC-8-92

Request to Rezone from GC General Commercial to MR Medium Residential, Lots 180 and 181 of St. Simons Beach Subdivision, consisting of 15,000 square feet, located on the south side of Oglethorpe Avenue, the west side of 13th Street and the north side of Beachview Drive, address known as 557 Beachview Drive, St. Simons Island.

Property owned by Joseph B. Baird, Jr.

Ms. Deborah Chapman stated that the subject property is located within the area proposed for the Village Preservation Ordinance overlay zone. Several other requests in this area have already been deferred pending the final results of the proposed

Ordinance. Ms. Chapman stated that staff recommends deferral of this request. She stated the applicants concur with staff's recommendation for deferral.

It was noted that no one was present to represent this request.

Following discussion, a motion was made by Mr. Ira Moore to recommend deferral of this request. Further discussion ensued regarding the Village Preservation Ordinance. Chairman Larry Evans asked if a date were set to reconsider this request. Ms. Chapman stated that staff anticipates forwarding the recommendation on the Ordinance to the County Commission in July for their approval. Afterwhich, the request could be reconsidered at the August 4th Planning Commission Meeting. At this point the motion was amended by Mr. Ira Moore to recommend deferral of this request until the August 4th Planning Commission Meeting. Motion was seconded by Mr. Wayne Stewart and unanimously adopted.

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GC-10-92

Request to Rezone from R-6 One-Family Residential to GC General Commercial, Lot 24 of Washington Square Subdivision, lot consisting of 2,850 square feet fronting 30 feet on the south side of Sixth Street, beginning 310 feet east of Habersham Street.

Property owned by John A. Jones;  
Attorney Donald B. Napier, Agent

Due to no one being present to represent this request, Chairman Larry Evans stated this item would be discussed later in the meeting pending the arrival of the agent.

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SUP-1-92

Request for a Special Use Permit in an R-9 One-Family Residential Zoning District for the location of a Mobile Home as a Medical Hardship. Subject property consisting of approximately 3.3 acres located on the northwest corner of Old Jesup Road and Boyd Drive, address known as 401 Old Jesup Road.

Property owned by Edward L. and Frances V. Martin.

Mr. Edward Martin was present for discussion.

Ms. Deborah Chapman presented the staff's report. She stated that this request is for a Special Use Permit in an R-9 One-Family Residential District to allow the location of a mobile home as a documented medical hardship.

Ms. Chapman stated that the subject property currently has one existing site built home which is occupied by Mr. and Mrs. Martin. Mrs. Martin would like to move a mobile home on the 3 acre parcel of land in order to look after her mother, Mrs. Loyd, and provide the needed care for her.

Ms. Chapman explained that staff received a statement from Dr. David L. Lawson confirming that Ms. Gertrude Loyd has medical problems which require her to live in a protective environment so that her daily needs may be attended to.

Under Section 702.4 of the Glynn County Zoning Ordinance, a mobile home may be allowed as a special use for a two (2) year period when a documented hardship exists. Ms. Chapman stated that staff feels this is a documented medical hardship and therefore recommends approval of this request.

Mr. Wayne Stewart expressed that he has spoken with several neighbors in the area and they are all in favor of Mr. Martin's request. Mr. Stewart then asked what happens after the two (2) year period. Ms. Chapman explained that after the two (2) year period the mobile home will be removed. However, if the hardship continues to exist, the applicant may request a two (2) year extension, which is processed at the discretion of the Glynn County Board of Commissioners.

Following discussion, a motion was made by Mr. Wayne Stewart to recommend approval of this request. Motion was seconded by Ms. Carolyn Hill and unanimously adopted.

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Upon a motion made by Mr. William Holland and seconded by Mr. Wayne Stewart, the Minutes of the May 5, 1992 Planning Commission Meeting and the Minutes of the April 28, 1992 Public Hearing were approved and unanimously adopted.

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GC-10-92

Request to Rezone from R-6 One-Family Residential to GC General Commercial, Lot 24 of Washington Square Subdivision, lot consisting of 2,850 square feet fronting 30 feet on the south side of Sixth Street, beginning 310 feet east of Habersham Street.

Property owned by John A. Jones;  
Attorney Donald B. Napier, Agent

This item was deferred until the next Planning Commission Meeting due to no one being present to represent the request.

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Under Commission Items, it was the consensus of the Planning Commission to have a work session on June 23, 1992 at 3:00 p.m. in Room 215 of the Office Park Building to re-examine the section of the St. Simons Village Ordinance prohibiting signs and stickers in store windows. Mobile home regulations will also be discussed at the work session.

There was a brief discussion regarding proper procedure in notifying the news media of public hearings.

Also under Commission Items, Chairman Larry Evans requested staff to obtain copies of the Minutes from previous County Commission Meetings in which the moratorium regarding the Sign Ordinance was discussed. Ms. Carolyn Hill suggested that members of the Planning Commission rotate and attend the night meetings of the Glynn County Board of Commissioners.

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Mr. Edward L. Martin, property owner, expressed his complaints and concerns regarding the houseboat issue. Mr. Martin was advised to document his complaints and contact the County Building Official and the Glynn County Health Department. It was also suggested that Mr. Martin contact his elected officials in writing. Mr. Kirk Schlemmer, Senior Planner with the Coastal GA Regional Development Center, offered his assistance to Mr. Martin.

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Meeting Adjourned At 9:45 A.M.