

MINUTES

JOINT PLANNING COMMISSION

MAY 15, 2018 - 4:30 P.M.

Historic Courthouse, 701 "G" Street, Brunswick, GA

Mainland Planning Commission

Present: Gary Nevill, Chairman
Tim Murphy, V. Chairman
Bill Edgy
Larissa Harris
Mary Hunt
Gene Lee

Islands Planning Commission

Present: Patrick Duncan, Chairman
Stan Humphries, V. Chairman
Carla Cate
Odessa Rooks
Desiree Watson
Joel Willis

Absent: John Williams

Absent: Ed Meadows

Staff Present

Aaron Mumford, Glynn County Attorney
Will Worley, Senior Assistant County Attorney
Pamela Thompson, Community Development Director
Janet Loving, Admin/Recording Secretary

MPC Chairman Gary Nevill called the meeting to order and the invocation was given followed by the Pledge of Allegiance.

TA3771

Proposed amendments to the Glynn County Zoning Ordinance, Article VII, Section 727, "Beach and Dune Protection."

An amendment to the Zoning Ordinance of Glynn County, Georgia to revise Sections 727.3; 727.4; 727.5; and to add a Section 727.8; to revise who assists the Board of Commissioners in determining the development setback line in the Beach and Dune Protection District; to provide for additional permitted uses in such district; to clarify a reference to "District" in Section 727.4; to provide for additional conditional uses in such district; to revise the review process for Beach and Dune Activities on Sea Island; and for other purposes.

The proposed text amendment and an explanation of changes were provided to the members for review and presented by Ms. Pamela Thompson. During which time, additional changes were proposed by both Planning Commission groups and reviewed by county staff. Afterward, the floor was opened for public comments.

The following residents were present to speak in favor of this proposal: Mr. Bill McHugh, Vice President and General Counsel for Sea Island Company; Mr. Scott Steilen, President and CEO of Sea Island Company; Mr. Woody Woodside, President of Golden Isles Chamber of Commerce; and Dr. Peter Murphy of the Glynn County Board of Commissioners. In their support for this amendment, the proponents expressed concerns for all Glynn County residents; however, in the wake of damages caused by two major storms in our area, they're hoping that this amendment passes expeditiously in order for Sea Island Company to maintain its "five-star" resort status which ultimately benefits all of Glynn County.

The following residents were present to oppose this amendment: Mr. Julian Smith and Ms. Jane Frazier, President of the Stuttering Foundation of America. They expressed concerns about this proposal being poorly written, vague, inadequate public notice provided, and there is a lack of definition offered for "dune enhancement." They were also concerned that this proposal would only benefit Sea Island, and they proclaimed that it was inappropriately initiated by county staff. There being no further comments, the public hearing was closed and discussion continued among staff and the Planning Commission Members.

At the end of discussion, a motion was made by Mr. Stan Humphries of the Islands Planning Commission to **recommend approval of TA3771** with the scope narrowed specifically to what Sea Island Company needs to accomplish now to proceed forward, including tonight's suggested revisions, and that a six month sunset provision be provided. During this six month time period, staff should work toward preparing a more complete ordinance for the Joint Planning Commission's consideration. The motion was seconded by Mr. Joel Willis and unanimously adopted by the **Islands Planning Commission**.

A motion was made by Mr. Tim Murphy of the Mainland Planning Commission to **recommend approval of TA3771** with the scope narrowed specifically to what Sea Island Company needs to accomplish now to proceed forward, including tonight's suggested revisions, and that a six month sunset provision be provided. During this six month time period, staff should work toward preparing a more complete ordinance for the Joint Planning Commission's consideration. The motion was seconded by Mr. Bill Edgy and unanimously adopted by the **Mainland Planning Commission**.

(Staff will prepare a draft to include tonight's revisions.)

There being no further business to discuss, the meeting was adjourned at 5:45 p.m.