

August 1, 2006

The Walton County Board of Commissioners held its regular monthly meeting on Tuesday, August 1, 2006 at 6:00 p.m. in the Board Room of the Walton County Government Building, 303 South Hammond Drive, Suite 330, Monroe, Ga. Those present included Chairman Kevin Little, Commissioners Clinton Ayers, Michael Turner, Vickie Gasaway, Lamar Palmer, and Gerald Atha, Asst. County Clerk Rhonda Hawk, County Attorney Kirby Atkinson, and Planning Director Mike Martin. A list of citizens and other employees in attendance at this meeting is on file in the auxiliary file under this meeting date. Commissioner Robinson was not present.

Chairman Little called the meeting to order at 6:10 p.m. and led those present in the Pledge of Allegiance. Chairman Little opened the meeting in prayer.

Commissioner Turner made a motion to adopt the agenda adding Discussion of Land Donated by Meridian Homes. Commissioner Atha seconded the motion. All voted in favor.

The Board considered a Planning Commission recommendation to approve a request to alter zoning conditions on property located on Hickory Grove Church Road for Weatherford Construction. The property is further identified on WC Tax Map N72A, Parcels 1 and 4. Chairman Little opened the public hearing on the matter. Charna Parker stated that the applicant had requested to remove the condition of brick or rock fronts on Lots 4 and 7. There was no one present in opposition. Chairman Little closed the public hearing on the matter. Commissioner Ayers made a motion to approve the request. Commissioner Atha seconded the motion. All voted in favor.

The Board considered a Planning Commission recommendation to approve a request to alter zoning conditions on property located on US Hwy. 78 for South Eastern Land Services, LLC. The effected property is identified on WC Tax Map C189, Parcel 9A. Chairman Little opened the public hearing on the matter. Dave Avant and Allan Brantley of South Eastern Land Services, LLC requested that the buffer conditions on the Hwy. 78 side of the property be reduced from 500 feet to 200 feet, in order to increase the buffer from 200 feet to 525 feet between the Apalachee River and the landfill operation. Mr. Avant stated that the zoning alteration would better protect the integrity of the river. No opposition was present. Chairman Little closed the public hearing on the matter. Commissioner Palmer made a motion, seconded by Commissioners Atha, to approve the request. Commissioners Ayers, Gasaway, Palmer and Atha voted in favor. Commissioner Turner opposed the motion due to the increase in capacity of the landfill. The

motion carried 4-1.

The Board considered a Planning Commission recommendation to approve a rezone from A-1 to R-1 with OSC overlay on 36.00 acres for a single-family subdivision for Michael Lee Owens. The effected property, owned by Alice & Madalee Owens, is located on P. J. East Road and is further identified on WC Tax Map C78, Parcel 4. Chairman Little opened the public hearing on the matter. Michael Owens came before the Board in support of the rezone request. Shannon Bailey and Eugene Ruark, representing residents in the community, spoke in opposition. After further discussion, Chairman Little closed the public hearing on the matter. Commissioner Gasaway made a motion to approve the rezone from A-1 to a straight R-1 with all brick foundations, 2400 sq. ft. homes and masonry or hardy plank siding with no vinyl siding. Commissioner Turner seconded the motion. All voted in favor.

The Board considered a Planning Commission recommendation to approve a rezone from A-1 and A-2 (MH) to R-1 with OSC overlay on 34.66 acres for a single-family subdivision for Brylie Creek Dev. Inc. The property is located at Grady Smith Road and Bay Creek Church Road and is further identified on WC Tax Map C42, Parcels 7, 28 and 29spl. Chairman Little opened the public hearing on the matter. Attorney John Spence, representing the applicant, came before the Board in support of the rezone and presented a letter reserving Constitutional Rights. There was no one present in opposition to the rezone. Chairman Little closed the public hearing on the matter. Commissioner Ayers made a motion, seconded by Commissioner Atha, to approve the rezone with the stipulation that all existing buildings be removed from the property; voted and carried unanimously.

The Board considered a Planning Commission recommendation to approve a rezone from A-2 OSC to A-1 for a private drive, single-family subdivision on 53.190 acres for Ronnie and Cindy Hodges. The property is located at Alcovy Station Road and County Line Road and is further identified on WC Tax Map C81, Parcels 46 and 54. Chairman Little opened the public hearing on the matter. Ronnie Hodges came before the Board in support of the request. There was no one present in opposition to the rezone. Chairman Little closed the public hearing on the matter. Commissioner Gasaway made a motion, seconded by Commissioner Ayers, to approve the rezone request. All voted in favor.

The Board considered a Planning Commission recommendation to approve amendments to the Walton County Land Development Ordinance as shown on Errata Sheet dated 6-1-06. Commissioner Turner made a motion, seconded by Commissioner Ayers, to approve the amendments with the exception of item #3; voted and carried unanimously.

Commissioner Ayers made a motion to accept the following rights of way: Midway Estates – Lew Drive; Brooks Crossing II Subdivision – Brookshire Drive, Brookshire Court; Hickory Grove estates – Hickory Grove Drive and Powell Court. Commissioner Turner seconded the motion; voted and carried unanimously.

The Board reviewed a contract for consulting with Sturgis Digital Communications for the Tax Commissioners Office. Commissioner Palmer made a motion, seconded by Commissioner Turner, to approve the contract. All voted in favor.

The Board discussed Fire Services for South Walton and the Oasis Community. Commissioner Palmer opened the discussion stating that there are 300 residents in the area with inadequate fire protection. Fire Chief Steve Couch, Ronnie Hodges and Michael Owens spoke in favor of re-opening the Oasis Fire Station. After much discussion, Commissioner Palmer made a motion to re-open the Oasis Fire Station. Commissioner Turner seconded the motion. Chairman Little, Commissioners Palmer and Turner voted in favor of the motion. Commissioners Ayers, Gasaway and Atha opposed the motion. The motion failed. After further discussion, Commissioner Turner made a motion to table the matter until the situation can be discussed with the City of Social Circle. Commissioner Ayers seconded the motion. Commissioners Ayers, Turner, Gasaway and Atha voted in favor. Commissioner Palmer opposed the motion. The motion carried 4-1.

The Board discussed plans for a park on property donated by Meridian Homes. The property is located on Hwy. 81 at Twin Lakes Road. No votes were taken on the matter.

Jeff May and Phil Spruill spoke during public comment.

At 7:48 p.m., Commissioner Ayers made a motion to adjourn the meeting. Commissioner Turner seconded the motion. All voted in favor.

All documents of record for this meeting are on file in either the addendum book or auxiliary file under this meeting date.

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KEVIN W. LITTLE, CHAIRMAN      RHONDA HAWK, ASST. CLERK

CLINTON AYERS, DISTRICT 1      MICHAEL TURNER, DISTRICT 2

VICKIE M. GASAWAY, DIST. 3      LAMAR PALMER, DISTRICT 4

GERALD ATHA, DISTRICT 5      JOHN ROBINSON, DISTRICT 6