



Jackson County Planning Commission

November 21, 2024 at 6:00 PM
Jury Assembly Room - County Courthouse

AGENDA

1. **Call to Order**
2. **Invocation & Pledge of Allegiance**
3. **Roll Call**
4. **Approval of Minutes**
 - A. October 24, 2024 Draft Minutes
5. **Planning Staff Comments**
6. **Reading of Zoning Hearing Procedures**
7. **Public Hearing**

New Business:

- A. RZ-24-0215 : Rebecca Quintana, 885 Swain Road, Commerce; 6 acres (Map 013/Parcel 010A2)
Request to rezone from A-2 (Agricultural Rural Farm District) to AR (Agricultural Residential) in order to subdivide into 2 tracts
- B. RZ-24-0211 : Barry Lord, 2572 Sandy Creek Road, Commerce; 6.83 acres (Map 002/Parcel 010B)
Request to rezone from A-2 (Agricultural Rural Farm District) to AR (Agricultural Residential District) in order to subdivide into 3 tracts
- C. RZ-24-0227 : James Latty, 2437 Plainview Road, Maysville; 6.97 acres (Map 077/Parcel 010)
Request to rezone from A-2 (Agricultural Rural Farm District) to MH (Manufactured Housing District) in order to subdivide into 2 tracts
- D. RZ-24-0226 : Charles Retkofsky, 921 Silver Dollar Road, Maysville; 6.81 acres (Map 063A/Parcel 046)
Request to rezone from A-2 (Agricultural Rural Farm District) to MH (Manufactured Housing District) in order to subdivide into 2 tracts

- E. MA-24-0144 : Mary Cooper, Winder Highway, Jefferson; 3.15 acres (Map 083/Parcel 040)
Request to keep the Character Area Map as "Suburban" and change the Future Land Use Map from "Commercial" to "Residential"
- F. MA-24-0138 : Benjamin Drerup, 5631 Jackson Trail Road, Hoschton; 35.19 acres (Map 107/Parcel 009C3)
Request to change the Character Area Map from "Agricultural" to "Rural" and change the Future Land Use Map from "Agriculture/Forestry" to "Residential"
- G. RZ-24-0231 : Will White, Woods Bridge Road, Commerce; 9.47 acres (Map 048/Parcel 021A)
Request to rezone from A-2 (Agricultural Rural Farm District to R-1 (Residential, Low-Density Single-Family District) in order to subdivide into 10 tracts
- H. RZ-24-0230 : David Elder, Waterworks Road, Commerce; 3.01 acres (Map 025/Parcel 009M)
Request to rezone from A-2 (Agricultural Rural Farm District) to R-1 (Residential, Low-Density Single-Family District) in order to subdivide into 3 tracts
- I. MA-24-0139 : Stanton Porter, Highway 124 W, Jefferson; 1.94 acres (Map 094/Parcel 017G)
Request to change the Character Area Map from "Agriculture" to "Urban" and change the Future Land Use Map from "Residential" to "Commercial"
- J. MA-24-0140 : Stanton Porter, Highway 124 W, Jefferson; 5.15 acres (Map 094/Parcel 017D)
Request to change the Character Area Map from "Agriculture" to "Urban" and change the Future Land Use Map from "Residential" to "Commercial"

8. Adjourn.

The Jackson County Board of Commissioners will address the recommendation of the Planning Commission Board at a public hearing on December 16, 2024 at 6:00 p.m. at the Jackson County Courthouse, 5000 Jackson Parkway, Jefferson, GA 30549 in the Jury Assembly Room.