



Jackson County Board of Commissioners - Called Meeting

January 16, 2025 at 4:00 PM
Jackson County Administrative Auditorium

MINUTES

1. Call to Order - Chairman Marty Clark

The Jackson County Board of Commissioners held a planning retreat on Thursday, January 16, 2025 at 4:00 p.m. The meeting was called to order by Chairman Clark.

Commissioners Present: Chairman Marty Clark
Commissioner Jim Hix, District 1
Commissioner Chas Hardy, District 2
Commissioner Ty Clark, District 3
Commissioner Marty Seagraves, District 4
Commissioner Cole Elrod, District 5

Staff Present: Kevin Poe, County Manager
Gina Roy, Assistant County Manager
Alisha Gamble, Finance Director
Jamie Dove, Public Development Manager
Ericka Johnson, Deputy Clerk

Press: Mike Buffington, Mainstreet News/Jackson Herald

2. New Business

A. Public Development Retreat

To review and discuss the Map Amendment and Rezoning application process; review and discuss proposed Unified Development Code (UDC) text amendments; and other planning related initiatives

The retreat was held for planning and discussion purposes only, with no official action taken. The agenda included a review of the map amendment and rezoning application process, proposed Unified Development Code (UDC) text amendments, and other planning-related initiatives.

Comprehensive Plan & Future Land Use Map:

The board reviewed the character area map and considered whether suburban areas along the Athens-Clarke County boundary should be reduced or reclassified as rural. They also examined zoning along US 441, US 129, and SR 330, as well as the potential reduction of residential land near the Jackson County Airport to accommodate future airport expansion. Additionally, the group discussed scaling back residential areas on the county's eastern side and explored the possibility of expanding residential designations around new schools planned by the Board of

Education. Lastly, they deliberated on whether to extend commercial zoning along SR 53 north of Braselton.

Transportation Plan & Timeline:

The board briefly discussed public input on transportation concerns. They reviewed a list of proposed projects and agreed which ones would remain on the list. There was a consensus that it was unlikely there would be a new interchange at I-85 and SR 332.

Other Planning & Zoning Topics:

Staff provided information on sustainable neighborhoods, leading to a board discussion on potentially reducing the minimum heated square footage for homes. Additionally, staff distributed a year-to-date departmental review highlighting key achievements, challenges, and trends. Board members also reviewed departmental statistical data.

Upcoming Text Amendments:

Staff presented potential text amendments related to topics previously discussed, in addition to generators and additions to manufactured homes.

Impact Fees:

Staff presented information and a discussion followed on whether impact fees should be adjusted according to acreage.

County Vehicles:

Staff also presented a proposal to the board to lease all county vehicles from Enterprise Fleet Management. She reported the county had a growing inventory of aging vehicles. And, even as the board had approved the purchase of new vehicles for various departments, there was a tremendous backlog on the delivery of those vehicles. Staff believed this program would solve the county's vehicular needs by replacing them with newer, safer, and a more cost-effective fleet. Staff further explained that the county would lease the vehicles; however, there was an option, if in the future, the county no longer wanted to participate in the program. There was a consensus of the board to consider this item at the next regular board meeting.

3. Adjournment

There was no other business to discuss. Chairman Marty Clark declared the meeting adjourned at 6:34 p.m.

Jackson County Board of Commissioners
Approved: February 3, 2025



Attest: Ericka Johnson
Ericka Johnson, Deputy Clerk

Marty Clark
Marty Clark, Chairman

Jim Hix
Jim Hix, District 1 Commissioner

Chas Hardy
Chas Hardy, District 2 Commissioner

Ty Clack
Ty Clack, District 3 Commissioner

Marty Seagraves
Marty Seagraves, District 4 Commissioner

Cole Elrod
Cole Elrod, District 5 Commissioner

