



Jackson County Planning Commission

June 26, 2025 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. May 22, 2025 Draft Minutes
5. **Planning Staff Comments**
6. **Reading of Zoning Hearing Procedures**
7. **Public Hearing**

New Business:

- A. MA-25-0160 : Grand Communities, LLC., 710 Curk Roberts Road, Braselton; 21.28 acres (Map 118/Parcel 009)
Request to change the Character Area Map from "Agricultural" to "Suburban" and change the Future Land Use Map from "Agricultural/Forestry" to "Residential"
- B. MA-25-0161 : SageView Land Concepts, LLC., 6491 Jackson Trail Road, Hoschton; 5.98 acres (Map 106/Parcel 013B)
Request to keep the Character Area Map as "Suburban" and change the Future Land Use Map from "Residential" to "Commercial"
- C. MA-25-0162 : SageView Land Concepts, LLC., 12 Elias Hayes Trail, Jefferson; 2.08 acres (Map 106/Parcel 013K)
Request to keep the Character Area Map as "Suburban" and change the Future Land Use Map from "Residential" to "Commercial"
- D. MA-25-0163 : SageView Land Concepts, LLC., 1510 Tapp Wood Road, Hoschton; 1.56 acres (Map 106/Parcel 013J)
Request to keep the Character Area Map as "Suburban" and change the Future Land Use Map from "Residential" to "Commercial"

- E.** RZ-25-0259 : David McDonald, 4191 Maysville Road, Commerce; 19.36 acres (Map 034/Parcel 007)
Request to rezone from A-2 (Agricultural Rural Farm District) to HRC (Highway Retail Commercial District) to resolve a nonconforming situation and allow for the continued operation of an automobile-related business
- F.** SU-25-0085 : David McDonald, 4191 Maysville Road, Commerce; 19.36 acres (Map 034/Parcel 007)
Request for a Special Use in order to have outdoor storage and/or display within the overlay district
- G.** SU-25-0086 : David McDonald, 4191 Maysville Road, Commerce; 19.36 acres (Map 034/Parcel 007)
Request for a Special Use to allow automobile or other vehicle repair and/or painting within the overlay district
- H.** RZ-25-0258 : Mary Cooper, Geiger Road/Cedar Grove Church Road, Winder; 46.194 acres (Map 084/Parcel 006)
Request to rezone from PCFD (Planned Commercial Farm District) to A-2 (Agricultural Rural Farm District) in order to subdivide into 2 tracts

8. Adjourn.

The Jackson County Board of Commissioners will address the recommendation of the Planning Commission Board at a public hearing on July 21, 2025 at 6:00 p.m. at the Jackson County Courthouse, 5000 Jackson Parkway, Jefferson, GA 30549 in the Jury Assembly Room.