



Jackson County Board of Commissioners

August 18, 2025 at 6:00 PM
Jury Assembly Room - County Courthouse

AGENDA

1. **Call to Order - Chairman Marty Clark**
2. **Invocation - County Manager Kevin Poe**
3. **Pledge of Allegiance - Commissioner Jim Hix**
4. **Approval of Minutes**
 - A. August 4, 2025 Draft Minutes
To approve the meeting minutes for August 4, 2025
 - B. August 6, 2025 Draft Minutes
To approve the minutes for the August 6, 2025 planning session
5. **Citizen Input**

Each speaker is provided up to four (4) minutes to address the board on any item that is not listed on this agenda.
6. **Reports**
7. **Recognitions, Appointments, and Special Items**
 - A. Appointment to Jackson County Board of Health
Consider appointing Commissioner Marty Seagraves to the Jackson County Board of Health. This appointment will replace Chairman Marty Clark and will grant Commissioner Seagraves full voting rights on all matters before the Jackson County Board of Health.
 - B. Appointment to Jackson County Board of Adjustment - Remainder of 4 Year Term
To appoint an individual to serve the remainder of a 4-year term on the Jackson County Board of Adjustment being vacated by Cameron Watts
 - Term expires December 31, 2027
8. **Consent Agenda**
 - A. Approve upgrade to the E911 recording system

- To approve an upgrade of the E911 Recording System
- B. Approve adding a training console for E911 operations
To approve the addition of a E911 dispatcher console for training purposes.

9. New Business

- A. Proclamation for National Recovery Month 2025
Approve a proclamation designating September 2025 as National Recovery Month in Jackson County
- B. Adopt the Jackson County Human Resources Policy and Procedure Manual (Revised 2025; effective August 18, 2025)
Adopt the Jackson County Human Resources Policy and Procedure Manual (Revised 2025; effective August 18, 2025)
- C. School Resource Officer Contract
An agreement between the Jackson County Board of Education, the Jackson County Board of Commissioners, and the Sheriff's Office to agree to the staffing of SROs in the Jackson County School System.
- D. Award bid for renovations and addition to the Historic Braselton Gym Project
To revise the funding plan previously presented on August 4, 2025, and to award the construction bid for the renovations and addition to the Historic Braselton Gym.
- E. Creation of a Streetlight Special Tax District for Allen Manor Subdivision
To authorize the Chairperson to establish a special tax district for streetlights for Allen Manor subdivision. An application has been submitted by Kevin Hornbuckle as authorized representative.
- F. Creation of a Streetlight Special Tax District for Jackson Farms Subdivision
To authorize the Chairperson to establish a special tax district for streetlights for Jackson Farms. An application has been submitted by Toby Heard as authorized representative.
- G. Jackson County 2055 Comprehensive Plan Public Hearing and Request for Transmittal
To request the transmittal of the 2055 Comprehensive Plan to the Northeast Georgia Regional Commission (NEGRC) and the Georgia Department of Community Affairs (DCA) for review and approval.
- H. Jackson County Transportation Plan Update - Adoption by Resolution
To request the Commission to adopt a resolution approving and adopting the transportation plan update
- I. Capital Improvement Element (CIE) and Community Work Program Annual Update
An annual update of the Capital Improvement Element (CIE) and Community Work Program is required by the Georgia Department of Community Affairs (DCA).
- J. Consider One (1) Year Moratorium Regarding Convenience Stores, Gas Stations, Car Washes, and Vape/Head Shops
A resolution of the Jackson County Board of Commissioners establishing a moratorium for one (1) year on the acceptance of new applications for site

development/land disturbance permits, building permits, and occupational tax certificates for convenience stores, gas stations, car washes, and vape/head shops.

10. Zoning Related Business

A. New Business

1. 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
2. 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"
3. SU-25-0087 : Ron Coffey, 11425 Lewis Braselton Boulevard, Braselton; 13.106 acres (Map 112/Parcel 017B)
Request for a Special Use in order to have outdoor storage and/or display within the overlay district
4. MA-25-0164 : Thomas Benton, 771 Wheeler Road, Commerce; 4 acres (Map 011/Parcel 021)
Request to change the Character Area Map from "Agricultural" to "Suburban" and change the Future Land Use Map from "Agricultural/Forestry" to "Commercial"
5. RZ-25-0262 : Alexander Purcell, Hoods Mill Road / Waterworks Road, Commerce; 5.715 acres (Map 024/Parcel 007D)
Request to rezone from A-2 (Agricultural Rural Farm District) to R-1 (Residential, Low-Density Single-Family District) in order to subdivide into 5 tracts
6. SU-25-0089 : James Bouchard, 4689 Maysville Road, Commerce; 3.79 acres (Map 033/Parcel 053A)
Request for a Special Use in order to have outdoor storage and/or display within the overlay district
7. SU-25-0090 : James Brooks, 7467 Highway 82 Spur, Maysville; 20.4 acres (Map 047/Parcel 016H)
Request for a Special Use to operate a landscaping company within the A-2 (Agricultural Rural Farm District) zoning district
8. SU-25-0088 : J. Brian Kimsey, 2367 US Highway 441, Commerce; 30.13 acres (Map 012/Parcel 012)
Request for a Special Use in order to have outdoor storage and/or display within the overlay district

11. Adjournment

