



*You Are Why We Are Here*

**FRANKLIN COUNTY BOARD OF COMMISSIONERS**  
**PUBLIC HEARING - MINUTES**  
**January 8, 2024**  
**5:30 PM**

**Present:** Chairman, Jeff Jacques  
District 1 Commissioner - Robert Franklin  
District 2 Commissioner - Kyle Foster  
District 3 Commissioner - Elizabeth Busby  
District 4 Commissioner - Josh Smith – Sick - Attending Via Zoom

**Media:** Shane Scoggins, Franklin County Citizen Leader  
MJ Kneiser, WLHR Radio – Attending Via Zoom

**Staff:** Terry Harris, County Manager  
Kandy Bond, County Clerk  
Jack Samuels, County Attorney  
Robert Ogburn, Planning & Zoning Director/Assistant County Manager  
Alexandria Gunter, Planner – Planning & Zoning  
Kelsey Hill – Dual Admin – Planning & Zoning/County Manager

**Item 1. Call to Order**

Chairman Jacques called the meeting to order and welcomed everyone in attendance.

**Item 2. Approval of the Agenda**

*Chairman Jacques asked the board for a motion to approve the agenda as presented.*

*Motion to Approve – Commissioner Foster*

*Motion Seconded – Commissioner Busby*

*Discussion: None*

*All in favor vote: motion carried 5-0 (agenda approved)*

**Item 3. Items for Discussion**

- A. V-2023-007 Variance:** Gary Walker, Applicant and property owner, has filed an application for a Variance to the Unified Development Code, Chapter 1, "General and Legal Status Provisions," Article 1-1, "General Provisions," Section 1-109, "One principal dwelling unit on a lot" to replace the previous six mobile homes on lot. The property consists of a +/- 2.53 \_acre tract located on Muddy Branch Rd. Canon, GA 30520 (Map/Parcel 054/ 016). **Planning Commission Recommends Denial 3-0**

Questions/Public Comments: Gary Walker – I purchased this property on Muddy Branch Road in 2013, and there were six trailers. I was going to fix up the trailers but they were to run down. So then, I was going to move them and put in new trailers. Once it was cleaned off, I got side tracked with the kids going to college and playing football. I have other rental properties and people are calling me all the time wanting to rent properties. I bought this land to do rental income properties. It's already setup and has septic and water. I was told it was grandfathered in and then when I come back and they said the plans had changed. When I bought it, they said there wouldn't be anymore trailer parks or junk yards in the county but the ones already there would be grandfathered in, that's the only reason I bought it. It's in the center of my property, like I said it has all the septic tanks, water, and a concrete drive. It's not going to be an eyesore it's going to be nice homes. I take pride in all my rental property.

In Favor: None

Opposition: None

- B. RZ-2023-019 Rezone:** Stanton Porter, applicant and Pedro Ramirez-Martinez, Property Owner have filed an application for Rezone from Agricultural General (AG) to Rural Residential (RR) for a +/- 14.15 \_acre tract located at 869 Old Stagecoach Rd. Carnesville, GA 30521 (Map/Parcel 028/074A). Proposed use: Major Subdivision **No recommendation: Application withdrawn by applicant**

Questions/Public Comments: N/A - Withdrawn

In Favor:

Opposition:

- C.** Scott Strickland has submitted a Citizen Zoning request to change from Highway Business (HB) to Agricultural Intensive (AI). The property is located at 165 Conger Rd. Carnesville, GA 30521 (Access on Highway 320) on a +/- 19.19 \_acre tract (Map/Parcel 028/061 C). **Planning Commission Recommends approval 3-0**

Questions/Public Comments: Robert Ogburn – this is a correction to the original zoning.

In Favor: None

Opposition: None

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**Item 4. Announcements**

None

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**Item 5. Adjourn**

Chairman Jacques asked the board for a motion to adjourn.

Motion to Adjourn - Commissioner Busby

Motion Seconded – Commissioner Foster

Discussion: None

All in favor vote: 5-0 (approved to adjourn)

### Upcoming Meetings


January 30, 2024 – BOC Work Session @ 6:00 PM

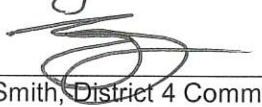
February 5, 2024 – BOC Public Hearing @ 5:30 PM

February 5, 2024 – BOC Regular Meeting @ 6:00 PM

February 27, 2024 – BOC Work Session @ 6:00 PM

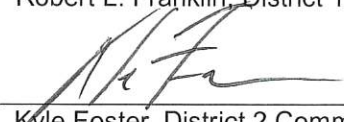
Signed on the 5<sup>th</sup> day of February 2024

  
Jeff Jacques, Chairman

  
Josh Smith, District 4 Commissioner

  
Robert L. Franklin, District 1 Commissioner

  
Terry Harris, County Manager

  
Kyle Foster, District 2 Commissioner

  
Kandy Bond, County Clerk

  
Elizabeth Busby, District 3 Commissioner

