

**City of Dawsonville**  
**April 15, 2013**  
**Regular Meeting of the Planning Commission**

BJ Farley, Commission Chair, called the April 15, 2013 City of Dawsonville Planning Commission regular meeting to order at 5:05 p.m.

PRESENT: Planning Commission Members: B.J. Farley, Ken Breeden, Pam Bragg, Richard Spaeth; Staff: Nalita Copeland, Planning & Zoning; Bonnie Warne, City Clerk: and concerned citizens of the City of Dawsonville and Dawson County.

INVOCATION AND PLEDGE: Pam Bragg gave the invocation and led the pledge.

NEXT MEETING DATE: BJ Farley announced that the next Planning Commission meeting is scheduled for Monday, May 20th, 2013 at 5:00pm at Dawsonville City Hall.

APPROVAL OF THE MINUTES: Ken Breeden motioned to approve the March 18<sup>th</sup>, 2013 Planning Commission minutes. Richard Spaeth seconded. The minutes were approved unanimously.

OLD BUSINESS: None

NEW BUSINESS: The following hearings were heard by the Planning Commission:

PUBLIC HEARING:

ZA-03-13-46162: Mark Sosebee Realty has requested a zoning map amendment (with a petition for annexation) for the 1.53 acres at TMP D05 024, located at 742 Hwy 9 North. Current county zoning is VCR (Vacation Cottage Restricted). Applicant requests to rezone to CIR (Restricted Industrial Commercial District).

There were 8 people in attendance.

Michael Sheets of 86 Wayback Rd, an employee of Gold Creek Foods, spoke in favor of the request and stated that they did not have definite plans, but the property would be used for future expansion.

Adjoining residents, Billy Singleton, Rhonda Whitmire, and Juanita Scarborough all spoke in opposition of the request. They are already having issues with odor, noise, dust, and lighting and do not want to see those issues increase or be imposed upon any further.

At the present time the home is being used as a residence, which is not allowed in CIR. A variance application has been submitted and will be heard at the next planning commission meeting.

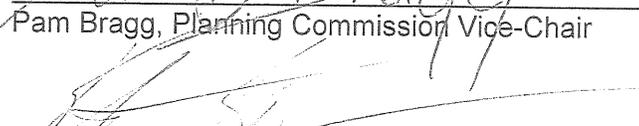
After discussing the issues and possible solutions, Ken Breeden made a motion to table the zoning amendment request until the variance request could be heard and other issues could be resolved. Pam Bragg seconded the motion. All were in favor and the request was tabled.

ADJOURNMENT: With no further business, BJ Farley asked for a motion to adjourn. Ken Breeden motioned to adjourn; Richard Spaeth seconded; Motion carried unanimously; Meeting was adjourned at 5:30 p.m.

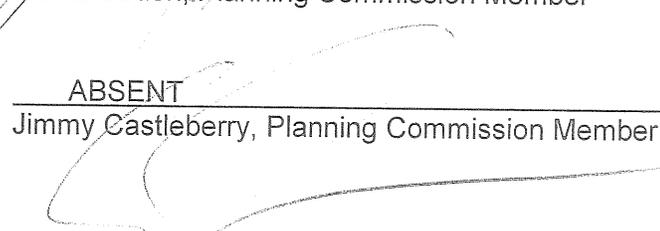
Minutes approved this May 20, 2013 by the City of Dawsonville Planning Commission.

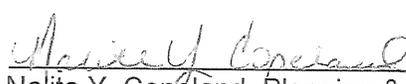
  
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BJ Farley, Planning Commission Chair

  
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Pam Bragg, Planning Commission Vice-Chair

  
\_\_\_\_\_  
Ken Breeden, Planning Commission Member

ABSENT  
\_\_\_\_\_  
Jimmy Castleberry, Planning Commission Member

  
\_\_\_\_\_  
Richard Spaeth, Planning Commission Member

Attested:   
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Nalita Y. Copeland, Planning & Zoning