

**City of Dawsonville**  
**July 9, 2018**  
**Planning Commission Regular Meeting**

Commission Chair Beth Duncan called the July 9, 2018 City of Dawsonville Planning Commission regular meeting to order at 5:31 p.m.

**Present:** Planning Commission Members present: Beth Duncan, John Walden, Ken Breeden, Steve Sanvi, and Mike Hornsby. Staff present: Zoning Administrator, Nalita Copeland. Councilman Phillips and Mayor Mike Eason were also present.

**Invocation and Pledge:** Steve Sanvi gave the invocation and led the pledge.

**Approval of the Agenda:** Ken Breeden motioned to approve today's agenda; John Walden seconded the motion; all were in favor 4/0.

**Approval of the Minutes:** Mike Hornsby motioned to approve the June 14, 2018 Planning Commission Special Called Meeting minutes; Ken Breeden seconded the motion. The minutes were unanimously approved 4/0.

**Old Business: Public Hearings**

At 5:33 p.m. Ken Breeden motioned to open the public hearings for ZA C8-00146, ZA C8-00147, ZA C8-00148, and ZA C8-00149; Mike Hornsby seconded; all were in favor 4/0.

ZA C8-00146: Downtown Development Authority of Dawsonville Georgia has requested a rezone of the 6.15 acre tract known as TMP D04 020 001, located at 415 HWY 53 East from PUD (Planned Unit Development) to INST (Institutional). Zoning Administrator, Nalita Copeland presented the request; no one spoke in favor or opposition.

ZA C8-00147: Downtown Development Authority of Dawsonville Georgia has requested a rezone of the 18.18 acre tract known as TMP D04 020, located at 135 Main Street from PUD (Planned Unit Development) to INST (Institutional). Zoning Administrator, Nalita Copeland presented the request; no one spoke in favor or opposition.

ZA C8-00148: City of Dawsonville has requested a rezone of the 1 acre tract known as TMP D03 033, located at 82 Allen Street from PUD (Planned Unit Development) to INST (Institutional). Zoning Administrator, Nalita Copeland presented the request; no one spoke in favor or opposition.

ZA C8-00149: City of Dawsonville has requested a rezone of the 0.75 acre tract known as TMP D03 032, located at 124 Allen Street from R-1 (Single Family Residential) to INST (Institutional). Zoning Administrator, Nalita Copeland presented the request; no one spoke in favor or opposition.

Ken Breeden motioned to close the public hearings for ZA C8-00146, ZA C8-00147, ZA C8-00148, and ZA C8-00149; John Walden seconded; all were in favor 4/0; public hearing closed at 5:38 p.m.

**Executive Session**

At 5:39 p.m. John Walden made a motion to go into an executive session; Steve Sanvi seconded; all were in favor 4/0.

At 6:02 p.m. Steve Sanvi motioned to close the executive session and resume regular session. He also clarified the purpose for going into executive session was to receive legal advice from City Attorney, Dana Miles; John Walden seconded; all were in favor 4/0.

John Walden made a motion to approve ZA C8-00146, ZA C8-00147, ZA C8-00148, and ZA C8-00149; Mike Hornsby seconded; all were in favor 4/0.

**New Business: Public Hearing**

Steve Sanvi motioned to open the public hearing for ZA C8-00162; John Walden seconded; all were in favor 4/0.

ZA C8-00162: David Blount has requested a zoning amendment for TMP 091 002 001, located at 2807 Hwy 9 North, consisting of 3.83 acres, from RA (Restricted Agriculture) to NB (Neighborhood Business). Zoning Administrator, Nalita Copeland presented the request; the applicant, Mr. David Blount spoke to the Commission and answered questions; no one spoke in opposition.

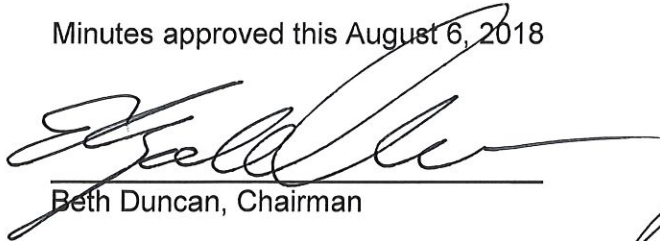
Mike Hornsby motioned to close the public hearing for ZA C8-00162; Steve Sanvi seconded; all were in favor 4/0.

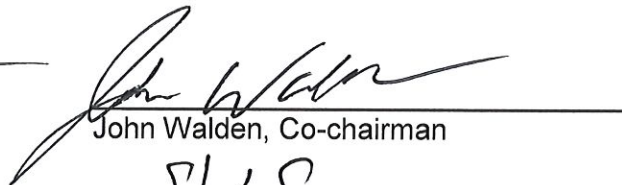
A motion to approve ZA C8-00162 was made by Steve Sanvi with John Walden seconding; all were in favor 4/0. The request will now go before Council on July 23, 2018.

**Next Meeting Date:** The next Planning Commission meeting is scheduled for Monday, August 6, 2018 at 5:30 p.m. at Dawsonville City Hall.

**Adjournment:** With no further business, Steve Sanvi motioned to adjourn; John Walden seconded; Motion carried unanimously 4/0. Meeting adjourned at 6:13 p.m.

Minutes approved this August 6, 2018


  
Beth Duncan, Chairman

  
John Walden, Co-chairman

\_\_\_\_\_  
Ken Breeden, Commissioner

  
Steve Sanvi, Commissioner

  
Mike Hornsby, Commissioner

Attested   
Nalita Y. Copeland, Zoning Administrator

STATE OF GEORGIA  
COUNTY OF DAWSON

**AFFIDAVIT OF THE CITY OF DAWSONVILLE PLANNING COMMISSION**

Commission Chairperson Beth Duncan, Commission Co-Chairperson John Walden, Commissioner Ken Breeden, Commissioner Steve Sanvi, and Commissioner Mike Hornsby; being duly sworn, state under oath that the following is true and accurate to the best of their knowledge and belief:

1. The City of Dawsonville Planning Commission met in a duly advertised meeting on the July 9, 2018.
2. During such meeting, the Commission voted to go into closed session.
3. The executive session was called to order at 5:39 p.m.
4. The subject matter of the closed portion of the meeting was devoted to the following matter(s) within the exceptions provided in the open meetings law: (check all that apply)

  X   Consultation with the City Attorney or other legal counsel to discuss pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the City or any officer or employee or in which the City or any officer or employee may be directly involved as provided in O.C.G.A. § 50-14-2(1);

       Discussion of tax matters made confidential by state law as provided by O.C.G.A. § 50-14-2(2) and \_\_\_\_\_;

       Discussion of future acquisition of real estate as provided by O.C.G.A. § 50-14-3(b)(1);

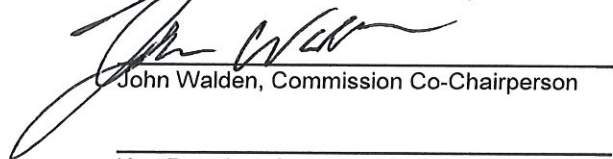
       Discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a City officer or employee as provided in O.C.G.A. § 50-14-3(b)(2);

       Other \_\_\_\_\_ as provided in: \_\_\_\_\_.

This 6<sup>th</sup> day of August 2018; By the City of Dawsonville Planning Commission:



\_\_\_\_\_  
Beth Duncan, Commission Chairperson



\_\_\_\_\_  
John Walden, Commission Co-Chairperson

\_\_\_\_\_  
Ken Breeden, Commissioner



\_\_\_\_\_  
Steve Sanvi, Commissioner



\_\_\_\_\_  
Mike Hornsby, Commissioner

Sworn to and subscribed before me this  
  6   day of   August  , 2018.

  Nelita Y. Copeland    
Signature

Notary Public  
My Commission expires:



**Nelita Y. Copeland**  
**NOTARY PUBLIC**  
Dawson County, Georgia  
My Commission Expires  
**May 15, 2019**