

LOWNDES COUNTY BOARD OF COMMISSIONERS  
MINUTES  
WORK SESSION  
MONDAY, July 8, 2019

COMMISSIONERS PRESENT

Chairman Bill Slaughter  
Vice Chairman Mark Wisenbaker  
Commissioner Joyce E. Evans  
Commissioner Scott Orenstein  
Commissioner Demarcus Marshall

Commissioner Clay Griner was not in attendance.

Chairman Slaughter called the meeting to order at 8:30 a.m.

**MINUTES**

The minutes were presented for the work session of June 24, 2019, and the regular session of June 25, 2019. No changes to the minutes were requested.

**APPOINTMENTS**

**Keep Lowndes Valdosta Beautiful (KLVB)**

County Manager, Joe Pritchard, presented the appointment. Mr. Pritchard stated the seat currently held by Mr. Greg Powell expired June 30, 2019. Mr. Pritchard further stated both Mrs. Victoria Osteen and Mrs. Kelisa Brown have expressed an interest in serving. Chairman Slaughter stated he spoke with Mr. Powell and that his reason for ending his service is due to the term limits placed on KLVB board member appointments.

**Valdosta-Lowndes County Zoning Board of Appeals (ZBOA)**

County Manager, Joe Pritchard, presented the appointments. Mr. Pritchard stated the seat held by Mr. Paul Alvarado expired July 1, 2019, and the seat held by Mr. John McCall will expire on August 28, 2019. Mr. Pritchard stated both Mr. Alvarado and Mr. McCall have expressed a desire to continue to serve. Commissioner Marshall questioned the length of service of both appointees. Chairman Slaughter stated he believes both gentlemen have served at least three terms. Commissioner Marshall asked if there are any professional field requirements to fill certain demographics on the ZBOA, to which Chairman Slaughter replied no. Vice Chairman Wisenbaker asked if there are term limits on the ZBOA, to which Chairman Slaughter replied no.

## **Lowndes County Library Board**

County Manager, Joe Pritchard, presented the appointment. Mr. Pritchard stated the seat held by Ms. Melinda Taylor expired June 30, 2019. Mr. Pritchard further stated Ms. Taylor does not wish to be reappointed.

## **PUBLIC HEARING**

### **Rezoning Case REZ-2019-09 Mark Courson, 5761 Long Pond Rd. (0221A-063C) R-1 to R-10, County Water/Sewer, ~1.0 acre**

Planning Representative, Molly Stevenson, presented a request to rezone a one acre parcel so that it may be divided into two parcels for the purpose of developing two, half acre residential lots. Mrs. Stevenson stated R-10 zoning is in place to north, east and west of the subject property. Mrs. Stevenson further stated the TRC had no objectionable comments and the Planning Commission recommended approval of the request with one condition. Mrs. Stevenson added there were two residents that spoke against the matter at the Planning Commission meeting regarding a possible negative impact on area lakes and the fear multifamily housing might be developed. Vice Chairman Wisenbaker asked if the Commission could place conditions on the request, to which Mrs. Stevenson replied yes.

### **Rezoning Case REZ-2019-10 Ballard, Madison Hwy (0097-032) E-A to C-C and R-A, County Water and Septic, ~4.1 acres**

Planning Representative, Molly Stevenson, presented the item. Mrs. Stevenson stated the applicant would like to rezone for the purpose of establishing a boat trailer repair business and a home. Mrs. Stevenson stated the request is consistent with the Comprehensive Plan. Mrs. Stevenson further stated the TRC had no objectionable comments and the Planning Commission recommended approval.

### **Rezoning Case REZ-2019-11 Stewart, 4151 Stewart Circle R-1 to C-H, County Water and Sewer, ~12.911 acres**

Planning Representative, Molly Stevenson, presented the item. Mrs. Stevenson stated the applicant would like to rezone the property for the purpose of developing a new metal panel and supplies company. Mrs. Stevenson stated staff had no objectionable comments and the Planning Commission recommended approval. Mrs. Stevenson further stated staff received two letters of support from surrounding property owners, adding the area is trending commercial. Mrs. Stevenson added one neighbor spoke at the Planning Commission meeting to question the level of noise the business would produce. Chairman Slaughter asked if the location was the former home of Stewart Fertilizer, to which Mrs. Stevenson replied yes.

## **FOR CONSIDERATION**

### **Agreement with Cornerstone**

County Manager, Joe Pritchard, presented the item. Mr. Pritchard stated that as a part of Lowndes County's ongoing support for Moody Air Force Base, a contract between Cornerstone and the county has been prepared for consideration. Mr. Pritchard stated Cornerstone will be available to assist

with information related to matters that might impact Moody as well as providing information on other federal matters that might impact the county.

**Reports - County Manager**

No additional information was reported.

**ADJOURNMENT**

Commissioner Marshall made a motion to adjourn the work session, Commissioner Orenstein second. Chairman Slaughter adjourned the meeting at 8:41 a.m.

LOWNDES COUNTY BOARD OF COMMISSIONERS  
MINUTES  
REGULAR SESSION  
Tuesday, July 9, 2019

**COMMISSIONERS PRESENT**

Chairman Bill Slaughter  
Vice Chairman Mark Wisenbaker  
Commissioner Joyce E. Evans  
Commissioner Scott Orenstein  
Commissioner Demarcus Marshall

Commissioner Clay Griner was not in attendance.

Chairman Slaughter called the meeting to order at 5:30 p.m.

**INVOCATION**

Commissioner Wisenbaker

**PLEDGE OF ALLEGIANCE TO THE FLAG**

Commissioner Wisenbaker

**MINUTES**

The minutes were presented for the work session of June 24, 2019, and the regular session of June 25, 2019. Commissioner Orenstein made a motion to approve the minutes as presented, Commissioner Evans second. All voted in favor, no one opposed. Motion carried.

**APPOINTMENTS**

**Keep Lowndes Valdosta Beautiful (KLVB)**

County Manager, Joe Pritchard, presented the appointment. Mr. Pritchard stated the seat currently held by Mr. Greg Powell expired June 30, 2019. Mr. Pritchard further stated both Mrs. Victoria O'steen and Mrs. Kelisa Brown have expressed an interest in serving. Commissioner Orenstein nominated Ms. Kelisa Brown. There being no other nominations, Ms. Brown was appointed by acclamation.

**Valdosta-Lowndes County Zoning Board of Appeals (ZBOA)**

County Manager, Joe Pritchard, presented the appointments. Mr. Pritchard stated the seat held by Mr. Paul Alvarado expired July 1, 2019, and the seat held by Mr. John McCall will expire on August 28, 2019. Mr. Pritchard stated both Mr. Alvarado and Mr. McCall have expressed a desire to continue to serve. Mr. Pritchard stated there was a question regarding the length of service of both appointees asked during the work session. Mr. Pritchard further stated Mr. Alvarado has served since 2007, and Mr. McCall since 2012.

Commissioner Orenstein stated he understands Mr. McCall currently serves as Chairman, to which Mr. Pritchard replied yes. Chairman Slaughter opened the floor for nominations for the seat held by Mr. Alvarado. Commissioner Orenstein nominated Mr. Alvarado for reappointment. Commissioner Marshall nominated Mr. John Hogan for consideration. Vice Chairman Wisenbaker and Commissioner Marshall voted for Mr. Hogan. Commissioners Orenstein and Evans voted for Mr. Alvarado. Chairman Slaughter voted for Mr. Hogan to break the tie. Mr. John Hogan was appointed. Vice Chairman Wisenbaker nominated Mr. John McCall for reappointment. There being no other nominations, Mr. McCall was appointed by acclamation.

### **Lowndes County Library Board**

County Manager, Joe Pritchard, presented the appointment. Mr. Pritchard stated the seat held by Ms. Melinda Taylor has expired, adding Ms. Taylor does not wish to be considered for reappointment. Commissioner Evans nominated Dr. J. Elveta Miller. There being no other nominations, Dr. Miller was appointed by acclamation.

## **PUBLIC HEARINGS**

### **Rezoning Case REZ-2019-09 Mark Courson, 5761 Long Pond Rd. (0221A-063C) R-1 to R-10, County Water/Sewer, ~1.0 acre**

Planning Representative, Molly Stevenson, presented the item. Mrs. Stevenson stated the applicant would like to rezone in order to divide a one acre lot into two residential lots. Mrs. Stevenson further stated R-10 already exists to east, north and west of the subject property. Mrs. Stevenson stated there were no objectionable comments from the TRC and the Planning Commission recommended approval with one condition. Kern Walcher, 5994 Dykes Pond Road, spoke against the request. Mr. Walcher stated there is already too many R-10 zoned parcels around the lakes, adding the area needs to be protected. Mark Courson, 281 Enterprise Drive, spoke in favor of the request as the applicant. Mr. Courson stated his intent is to develop two half acre lots which are bigger than most of the lots in the area. Mr. Courson further stated the drainage from the property runs away from the lakes. Vice Chairman Wisenbaker made a motion to approve the request with the condition no modular or mobile homes, no duplexes, and (the GLPC recommended condition): the lots not be divided past the proposed two lots requested by the applicant, Commissioner Marshall second. All voted in favor, no one opposed. Motion carried.

### **Rezoning Case REZ-2019-10 Ballard, Madison Hwy (0097-032) E-A to C-C and R-A, County Water and Septic, ~4.1 acres**

Planning Representative, Molly Stevenson, presented the item. Mrs. Stevenson stated the applicant would like to rezone in order to establish a boat trailer business and build a home. Mrs. Stevenson further stated there is commercial development in the area, adding there were no objectionable comments from the TRC and the Planning Commission recommended approval. No one spoke for or against the request. Vice Chairman Wisenbaker made a motion to approve the request as presented, Commissioner Orenstein second. All voted in favor, no one opposed. Motion carried.

**Rezoning Case REZ-2019-11 Stewart, 4151 Stewart Circle R-1 to C-H, County Water and Sewer, ~12.911 acres**

Planning Representative, Molly Stevenson, presented the item. Mrs. Stevenson stated the applicant would like to develop a new metal panel and supply company. Mrs. Stevenson further stated the TRC had no objectionable comments and the Planning Commission recommended approval. No one spoke against the request. Mr. Chuck Smith, 5345 Bland Dairy Drive, spoke in favor of the request on behalf of the applicant. Mr. Smith stated the applicant would like to master plan the location similar to the Val North development, adding staff has been very helpful in the process. Commissioner Orenstein thanked Mr. Smith for his comments, adding it's always nice to hear an applicant speak favorable about the process. Commissioner Orenstein made a motion to approve the request as presented, Commissioners Evans and Marshall second. All voted in favor, no one opposed. Motion carried.

**FOR CONSIDERATION**

**Agreement with Cornerstone**

County Manager, Joe Pritchard, presented the item. Mr. Pritchard stated Cornerstone will advise the County regarding proposed changes in federal law and regulations that may affect services Lowndes County provides to Moody Air Force Base, such as water and sewer utilities, county roads, planning and zoning. Cornerstone will also advise the County on proposed changes in federal law and regulations that may affect other county provided or funded services, such as elections. Commissioner Marshall made a motion to approve the agreement as presented, Commissioner Orenstein second. All voted in favor, no one opposed. Motion carried.

**Reports - County Manager**

No additional information was reported.

Chairman Slaughter recognized the presence of Leadership Lowndes class members and thanked them for their interest in local government.

**Citizens Wishing To Be Heard - Please State Your Name and Address**

There were no citizens to be heard.

**Adjournment**

Vice Chairman Wisenbaker made a motion to adjourn the meeting, Commissioner Orenstein second. Chairman Slaughter adjourned the regular meeting at 5:52 p.m.