

Newton County Board of Commissioners

Special Called Meeting Agenda

7:30 PM

Historic Courthouse-1124 Clark Street

Covington, Georgia 30014

Thursday, November 2, 2023

1. **Call to Order: Chairman Banes**
2. **Invocation**
3. **Pledge of Allegiance**
4. **Adoption of the Agenda**
5. **Public Zoning Hearing**

Rezoning, Future Land Use Map Amendment, Conditional Use Permit Petitions Shena Applewhaite, Director of Development Services

OLD BUSINESS (Tabled by the BOC for 60 days September 5, 2023)

1. **FLU23-000006 *Applicant has requested petition to be withdrawn at this time***

DISTRICT 1

Location: 43 Dry Pond Rd Map & Parcel Number: 51-18D FLUM: RR (Rural Residential)

Proposed FLUM: COM (Commercial) Zoning: AR (Agricultural Residential) Acreage: 17.57 approx.

Request: To amend the FLUM to COM in order to rezone it to commercial for a mini warehouse.

Applicant: Kenneth Batchelor 43 Dry Pond Rd. Covington GA

2. **REZ23-000013**

DISTRICT 3

Location: 2601 Access Rd

Map & Parcel Number: 0025-028 FLUM: DN, PRC,

Zoning: R-3 (Single-Family Residential) Acreage: 24

Request: To rezone the parcel from R-2 (Single-Family Residential) to M-1(Light Industrial)

Applicant: Maddox Nix 945 Bank Street Conyers, GA 30012 Rep: John Nix

3. **NEW BUSINESS CUP23-000009** DISTRICT 2

Location: 5350 Hwy 20

Map & Parcel Number: 0007A 039A FLUM: MX (Mixed Used)

Zoning: CN (Neighborhood Commercial) Acreage: 7.6

Request: To sell Alcohol at the restaurant.

Applicant: Christopher (Todd) Thomas 147 Tara Blvd. Loganville, GA 30052 Recommended approval by a vote of 4-0

4. **FLU23-000007**

DISTRICT 5

Location: Morgan Farms, Hwy 278

Map & Parcel Number: 99-001, 99-001E, 99-004, 99- 004A, 99-004B, 99-004D, 99-004E, 99-001A 99-003, 99-

001D, 99-045, 99-002

FLUM: RR – Rural Residential and PRC–Park/Recreation/Conservation Zoning: AR – Agricultural Residential

Acreage: Approximately 93 acres

Request: To amend the FLUM from RR/PRC to DN/PRC

Inline Communities, LLC 1776 Peachtree St. NW Suite 260S Atlanta, Ga 30309 Representative: Phil Johnson

Recommended denial by a vote of 4-0

1. **Citizen Comments**
2. **Board Comments**
3. **Adjourn**