

MINUTES
Heard County Planning
Commission Meeting
November 6, 2023

Roll Call:

Dustin Pate called meeting to order.
Josh Parmer gave an invocation.
Chad Wood not present.

Public Hearing:

A. Application for Rezone, from Rural Development to Commercial,
Circle T Ranch and Rentals.

Dustin Pates asks for a motion to open the public hearing.
Josh Parmer makes a motion.
Mr. Randy 2nd.
Motion carries

Scott Treadwell comes to the podium and states that he wants

to purchase the land and place a commercial propane storage tank on the property. He explains that he is planning to expand his business into this area and needs a place to fill his trucks closer to customers. The tank will be 30,000 gallons and governed by the state of Georgia for inspections. Mr. Treadwell said he had over 40 years in the propane business.

Lisa Fowlkes comes to the podium and explains she lives near the area and has concerns. She loves that as you enter Heard County you see the beautiful farms. She is concerned about traffic and noise this may generate.

Steve Patterson from Treadwell Gas speaks and states that most trucks coming to the site would be smaller than a school bus and that the

traffic would be minor. A transport truck would come 2-3 times a month to fill the large tank.

Richard Diment comes to the podium and states he lives across Hwy 27 from the property, and he is concerned about this being the proper places for a commercial business.

Dustin Pate asks for a motion to close the public hearing.

Josh Parmer makes a motion.

Mr. Randy 2nd.

Motion carries.

B. Application for Special Use, Marsha Hunt.

Dustin Pate asks for a motion to open the public hearing.

Josh Parmer makes a motion.

Larry Spruill 2nd.

Motion carries.

Marsha Hunt comes to the podium and explains that she feels the community where the church is located is underserved and she wants to turn the church she bought into a multi-use event center. She wants to have the church available for rent, a caretaker living space, and rent the lawn for flea markets and food truck events. Michael Hill suggested that for some of the uses described she would need to rezone the property.

Dustin Pate asks for a motion to close the public hearing.

Josh Parmer makes a motion.

Mr. Randy 2nd.

Motion carries.

Approval Of Minutes:

Josh Parmer makes a motion for the minutes to be approved as read.

Mr. Randy 2nd.

Motion Carries.

Unfinished Business:

NONE

New Business:

A. . Discussion/Decision -Application for Rezone, Circle T Ranch and Rentals.

Josh Parmer makes a motion to deny based on size of property.
Larry Spruill 2nd.
Motion Carries.

B. Discussion/Decision- Application for Special Use, Marsha Hunt.

Josh Parmer makes a motion to deny.
Charlene Storey 2nd.
Motion Carries.

Old Business:

NONE

Adjourn:

Josh Parmer makes a motion to adjourn.
Mr. Randy 2nd
Motion Carries.