

LOWNDES COUNTY BOARD OF COMMISSIONERS  
MINUTES  
WORK SESSION  
Monday, March 7, 2022

COMMISSIONERS PRESENT

Chairman Bill Slaughter  
Vice Chairman Joyce Evans  
Commissioner Scott Orenstein  
Commissioner Mark Wisenbaker  
Commissioner Demarcus Marshall  
Commissioner Clay Griner

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

**MINUTES**

The minutes were presented for the work session of February 21, 2022 and the regular session of February 22, 2022. No changes to the minutes were requested.

**APPOINTMENT**

**Valdosta-Lowndes County Land Bank Authority**, County Manager, Paige Dukes, presented the appointment. Mrs. Dukes stated the seat currently held by Mr. Jason Dove has expired and Mr. Dove is not interested in being reappointed. Commissioner Wisenbaker asked if the Commission had a member serving on this authority, Chairman Slaughter answered yes, Vice Chairman Evans. Vice Chairman Evans asked that we contact Mr. Dove to verify that he would not like to continue to serve on the Land Bank Authority.

**PUBLIC HEARING**

**REZ-2022-04 Radney, 5761 Long Pond Road, R-10 w/conditions to R-10, County Water/Sewer, ~1.0 acre**, Planning and Zoning Director, J.D. Dillard, presented the item. Mr. Dillard stated this request is to remove the existing conditions from the 2019 case and divide the northern parcel into two 1/4 acre lots for the purpose of building three spec homes at approximately 2,000 square feet within the next twelve to eighteen months.

Mr. Dillard stated the Planning Commission recommended approval with the following conditions:

1. Modular or mobile homes are not allowed.
2. Duplexes are not allowed.
3. The northern lot (Lot 1) may only be split once into a R-10 conforming lot for the purpose of building a 2,000 square feet heated single-family home.

Chairman Slaughter asked if the original request was to remove conditions and verified the applicant has agreed to those conditions remaining, with the exception of the northern lot being subdivided into two lots, Mr. Dillard answered that is correct. Commissioner Marshall asked if the homes were going

to be 2,000 square feet or more than 2,000 square feet, Mr. Dillard answered the vote at the the Planning Commission meeting was 2,000 square feet. Chairman Slaughter cautioned the Commission regarding limiting the minimum/maximum square footage. Commissioner Orenstein asked if the Commission can make that condition legally. Chairman Slaughter asked County Attorney, Walter Elliott to respond. Mr. Elliott stated you could, but the Chairman makes a valid point. Mr. Elliott stated for clarity he would state that lot one may be split only once into an R-10 conforming lot. Commissioner Wisenbaker asked how should we resolve this issue, County Attorney, Walter Elliott stated it depends on your intent, if the intent is to permit lot one to be split into two lots you would clarify lot one may be split into two lots each having a minimum square footage. Commissioner Orenstein asked if this was the same property owner, Mr. Dillard answered no, in 2019 the owner was Mark Courson and the current owner is Cody Radney. Commissioner Marshall asked if there was a Homeowners Association (HOA) fee, Mr. Dillard responded he was unsure. Chairman Slaughter responded to his knowledge there was not a Homeowners Association fee.

**REZ-2022-05 Lakeland Hwy (0184 054), E-A to R-A, Well & Septic, ~5.3 acres,** Planning and Zoning Director, J.D. Dillard, presented the item. Mr. Dillard stated this request represents a change in zoning on the subject property from E-A (Estate Agricultural) zoning to R-A (Residential Agricultural) zoning. Mr. Dillard stated the applicant would like to divide approximately 5.3 acres into two equal parcels for single family homes. Mr. Dillard stated the subject property is within the rural service area and possesses road frontage on Lakeland Highway and Old State Road. Further, Mr. Dillard stated the Planning Commission recommends approval and the TRC has no objectionable comments.

## **FOR CONSIDERATION**

**2022 Public Defender Contracts,** Southern Judicial Circuit Public Defender, Wade Krueger, presented the item. Mr. Krueger stated the agreement is being presented as a renewal, adding there are no changes to the contract. Chairman Slaughter asked Mr. Krueger to meet with him after the meeting.

## **BID**

**Bid for Vehicle Lift for Mechanical Shop at Public Works,** Purchasing Agent, Amy Woods, presented a bid to purchase a vehicle lift for the mechanical shop at Public Works. Mrs. Woods stated Steril submitted the only bid that met specifications, in the amount of \$44,900.00.

## **REPORTS - County Manager**

County Manager, Paige Dukes, wished Fire Chief, Lloyd Green a very happy birthday.

## **ADJOURNMENT**

Vice Chairman Evans made a motion to adjourn the meeting, Commissioner Wisenbaker second. Chairman Slaughter adjourned the meeting at 8:42 a.m.