

Commissioner Smith asked Mr. Dillard to display the tower location map. Commissioner Smith made a motion to approve the request as presented, second by Commissioner Wisenbaker. All voted in favor, no one opposed. Motion carried.

REZ-2025-15 Stewart Circle ~13.6ac, 3923, 4025 & 4051 Stewart Circle, C-C & R-1 to C-H, County Utilities

County Planner, J.D. Dillard, presented the item. Mr. Dillard stated this request represents a change in zoning on the subject property from C-C (Crossroads Commercial) & R-1 (Low Density Residential) to C-H (Highway Commercial) zoning, in order to unify the zoning for the property to be developed with a mixture of commercial uses. The subject property is within the Urban Service Area and U.S. 41 Corridor Overlay, and Community Activity Center and Institutional Activity Center Character Areas, which recommend C-H zoning. Primary access is off of Stewart Circle and there are existing drives and proposed easements connecting to the Val North Commercial complex. There is a large, approximately 5.6 acres of wetlands, which will have to be further delineated before any development occurs. Mr. Dillard stated there were trees removed from Hurricane Helene as well as junk vehicles and housing issues that Code Enforcement has been dealing with and those have been mitigated, and the current property owner is fully aware and in compliance. The TRC and Planning Commission recommended approval. Commissioner Marshall made a motion to approve the request as presented, second by Commissioner Orenstein. All voted in favor, no one opposed. Motion carried.

FOR CONSIDERATION

Lowndes County Responsible Dog Ownership Ordinance

County Manager, Paige Dukes, presented an ordinance modifying the process for determining whether a dog is classified as "dangerous" or "vicious" following a bite or attack. Previously, such cases were reviewed by a citizen review board appointed by the Commission. Under the new ordinance, that board is dissolved, and the authority to hear appeals of "dangerous" or "vicious" dog determinations is transferred to the Probate Court. Pet owners still retain the right to challenge these determinations. Commissioner Orenstein made a motion to adopt the ordinance as presented, second by Commissioners Wisenbaker and Smith. All voted in favor, no one opposed. Motion carried.

Purchase of Wetland Credits for Twin Lakes Road Paving Project

Director of Engineering Services, Chad McLeod, presented a proposal from Williams Investments, LLC, in the amount of \$54,400.00 for the purchase of wetland credits required for the Twin Lakes Road Paving Project. Mr. McLeod stated the wetland credits are \$20,000.00 per credit, and Lowndes County will need 2.72 wetland credits to finalize the permit. Commissioner Marshall made a motion to approve the purchase as presented, second by Commissioner Orenstein. All voted in favor, no one opposed. Motion carried.

Agreement for PI No. 0015614 CR 136/Old Quitman Road @ CSX #637487Y

Director of Engineering Services, Chad McLeod, presented the item. Mr. McLeod stated the Georgia Department of Transportation (GDOT) is proposing to replace the CR136/Old Quitman Bridge over the tracks of CSX Transportation. Lowndes County is part of the agreement since Old Quitman Road is a county local road. Mr. McLeod stated that GDOT will be responsible for all funding related to this project. Additionally, Mr. McLeod stated the project is on schedule to have a let date of November 21, 2025. Commissioner Marshall inquired about the estimated project duration. Mr. McLeod answered that no firm timeline has been established, but a project of this nature could take approximately eighteen (18) months to complete. Commissioner Wisenbaker made a motion to approve the