

**City of Dawsonville**  
**July 15, 2013**  
**Regular Meeting of the Planning Commission**

BJ Farley, Commission Chair, called the July 15, 2013 City of Dawsonville Planning Commission regular meeting to order at 5:05 p.m.

PRESENT: Planning Commission Members: B.J. Farley, Ken Breeden, Pam Bragg, Richard Spaeth; Staff: Nalita Copeland, Planning & Zoning; Bonnie Warne, City Clerk: and concerned citizens of the City of Dawsonville and Dawson County.

INVOCATION AND PLEDGE: Richard Spaeth ask for a moment of silence and led the pledge.

NEXT MEETING DATE: BJ Farley announced that the next Planning Commission meeting is scheduled for Monday, August 19th, 2013 at 5:00pm at Dawsonville City Hall.

APPROVAL OF THE MINUTES: Ken Breeden motioned to approve the May 20<sup>th</sup>, 2013 Planning Commission minutes. Pam Bragg seconded. The minutes were approved unanimously.

PUBLIC HEARING:

OLD BUSINESS: The following hearings were heard by the Planning Commission:

ZA-03-13-46162: Mark Sosebee Realty has requested a zoning map amendment (with a petition for annexation) for the 1.53 acres at TMP D05 024, located at 742 Hwy 9 North. Current zoning is R1.. Applicant requests to rezone to CIR (Restricted Industrial Commercial District).

Mark Sosebee, owner of the property; and Michele Battle, Attorney for Mark Sosebee and Gold Creek Foods, both spoke in favor and stated that in an effort to address the issues, they have submitted an amended application requesting HB Zoning and they are also working on a detailed landscape plan. Ms. Battle asked that the zoning request be deferred to allow them time to accomplish this and for the amended application to be properly advertised to the public.

Rhonda Whitmire, on behalf of herself and the other neighbors, spoke in opposition of the request and ask that everything possible be done to preserve the residents' quality of life.

Following a lengthy discussion concerning the issues and possible solutions, Ken Breeden made a motion that it be tabled until the matters are resolved. Richard Spaeth seconded the motion. All were in favor.

PUBLIC HEARING:

NEW BUSINESS: The following hearings were heard by the Planning Commission:

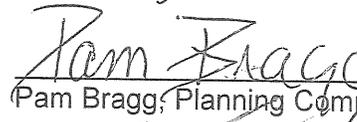
CA 01-2013-07: Danny Brock has applied for a Certificate of Appropriateness in the Historic District of Dawsonville at 33 Hwy 9 S, TMP # D03 043. The applicant has submitted plans for the addition of awnings on the front of the building.

No one was present in favor of the request or in opposition. Ken Breeden motioned to table the request. Pam Bragg seconded. All were in favor. The request was tabled until next month. Nalita Copeland from the Planning and Zoning department will notify the applicants of the new hearing date.

ADJOURNMENT: With no further business, BJ Farley asked for a motion to adjourn. Richard Spaeth motioned to adjourn; Ken Breeden seconded; Motion carried unanimously; Meeting was adjourned at 5:38 p.m.

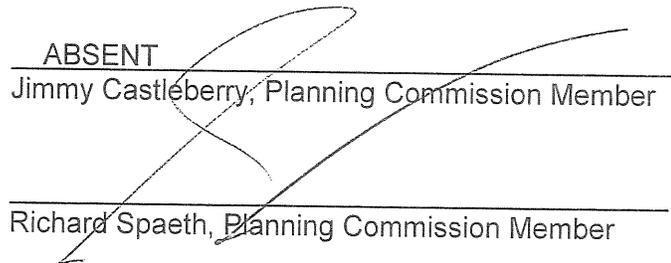
Minutes approved this August 19<sup>th</sup>, 2013 by the City of Dawsonville Planning Commission.

  
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BJ Farley, Planning Commission Chair

  
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Pam Bragg, Planning Commission Vice-Chair

  
\_\_\_\_\_  
Ken Breeden, Planning Commission Member

ABSENT  
\_\_\_\_\_  
Jimmy Castleberry, Planning Commission Member

  
\_\_\_\_\_  
Richard Spaeth, Planning Commission Member

Attested:   
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Nalita Copeland, Planning & Zoning