



Lee County - Leesburg - Smithville Planning Commission

CHAIRMAN JASON SHEFFIELD, VICE-CHAIRMAN JIM QUINN
JOHNNY GOLDEN, KYLE LUCKIE, MIKE MCVEY, CHARLIE BARNER, SHIRLEY STILES

AGENDA

February 1, 2024 at 6:00 P.M.

Opal Cannon Auditorium

T. Page Tharp Governmental Building

102 Starksville Avenue North

Leesburg, GA 31763

PAGE(S)

I. **CALL TO ORDER**

II. **ACKNOWLEDGEMENT OF GEORGIA LAW REGARDING CAMPAIGN CONTRIBUTIONS**

III. **NEW BUSINESS**

(A) None

IV. **APPROVAL OF MINUTES**

(A) Approval of the minutes from the January 4, 2024, Planning Commission meeting.

V. **PUBLIC HEARINGS**

ZONING APPLICATION

CONDITIONAL USE APPLICATION

(A) **Muckalee Plantation, LLC. (Z24-001)** has submitted an application to the Lee County Planning Commission requesting a Conditional Use permit to operate an associated wedding venue and bed & breakfast inn, in the AG-1 (Active Agriculture District). This property is in the First Land District of Lee County. The total acreage of Tract 2 is 1,693.933 acres. The wedding venue proposes to utilize 23.64 of those acres. The east property line borders the Muckalee Creek and is in flood zones A & AE. All existing and proposed development and uses are located outside the SFHA and in flood zone X. The parcel number is 049 159, Lovers Lane Road, Leesburg, GA 31763.

TEXT AMENDMENTS

None

VI. **UNFINISHED BUSINESS**

None

VII. **ANNOUNCEMENTS**



The Lee County Board of Commissioners will conduct a public hearing on **Tuesday, February 13, 2024 at 6:00 p.m.**, and a final vote on **Tuesday, February 27, 2024 at 6:00 p.m.**, in the Opal Cannon Auditorium of the T. Page Tharp Governmental Building, located at 102 Starksville Avenue North, Leesburg, Georgia 31763.

VIII. ADJOURNMENT

Agenda subject to change without notice

Meetings of the Planning Commission and the Board of Commissioners are open to the public. Georgia law requires that all parties who have made campaign contributions to any member of the Board of Commissioners in excess of two hundred fifty dollars (\$250) within two (2) years immediately preceding the filing of this request, and who desire to appear at the public hearing in opposition to the application, shall, at least five (5) days prior to the public hearing, file a campaign contribution report with the Lee County Planning Commission.

Persons with special needs relating to handicapped accessibility or foreign language interpretation should contact the ADA Coordinator at (229) 759-6000 or through the Georgia Relay Service (800) 255-0056 (TDD) or (800) 355-0135 (voice). This person can be contacted at the T. Page Tharp Building in Leesburg, Georgia between the hours of 9:00 a.m. and 4:00 p.m., Monday through Friday, except holidays, and will assist citizens with special needs given proper notice of seven (7) working days. The meeting rooms and buildings are handicap accessible.