

WHITE COUNTY PLANNING COMMISSION MINUTES  
REGULAR SESSION

Monday, November 6<sup>th</sup>, 2023  
6:00 pm

White County Senior Center  
1239 Helen Hwy, Cleveland, Ga. 30528

Those present were Larry Freeman, R.K. Ackerman, Dona K. Burke, Charlie Thomas, Linda Dixon, Brad Ash, and John Yarbrough. Staff members present were Harry Barton, John Sell, and Mercedes Dodd.

Chairman Thomas called the meeting to order. Mr. Yarbrough gave the invocation. No changes made to the agenda. Motion to approve the minutes of September 25<sup>th</sup>, 2023 and October 2<sup>nd</sup>, 2023 made by Ms. Dixon and seconded by Ms. Burke. Motion was unanimous.

**Application of Sean Marsh** to request a variance from Section 30-165(I) Groundwater Protection Standards for minimum lot size. Property is located on Towering Oaks Drive, Cleveland, GA, 30528. Tax map and parcel is 045B-076. Total acreage is 1.08.

The applicant, Sean Marsh of 1811 West Oak Knoll Circle in Davie, FL, was present. Mr. Barton gave a summary of the application. Mr. Marsh did not have anything to add.

Motion to approve the variance made by Ms. Burke and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant to contact Environmental Health for plat approval.

**Application of Debbie West** to request a variance from Section 601 Access. Property is located on Hauler Drive, Cleveland, GA, 30528. Tax map and parcel is 075-095. Total acreage is 1.00.

The applicant, Debbie West of 57 Hauler Drive, was present. Mr. Barton gave a summary of the application. Ms. West said she is giving an acre to a child.

Motion to approve the variance made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant to contact his office for next steps.

**Application of Judy Heath** to request a variance from Section 14-133(g) for setbacks in an RV Park. Property is located at 32 Yogi Bear Boulevard, Cleveland, GA, 30528. Lot 60 in Mountain Lakes Campground. Tax map and parcel is 031F-052.

The applicant, Judy Heath of 81 Woodcrest Drive in Cartersville, GA, was present. Mr. Barton gave a summary of the application. Ms. Heath explained her request is for a one-foot setback, which would be seven to eight feet from the adjoining neighbor's wall, and said that she has a letter from the adjoining neighbor.

Motion to approve the variance made by Ms. Burke and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicant to contact the building department for a building permit and requested she include the neighbor letter in her application.

**Application of Susan Walls** to request a variance from Section 601 Access. Property is located on Airport Road, Cleveland, GA, 30528. Tax map and parcel is 063-027D. Total acreage is 1.11.

The applicant, Susan Walls of 107 Runway Circle in Cleveland, was present. Mr. Barton gave a summary of the application. Ms. Walls said they plan to build a home for a family member for caretaking purposes.

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Motion to approve the variance made by Ms. Burke and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant to contact Environmental Health for plat approval.

**Application of Ella McCusker** to request a variance from Section 802 Lot Width and Size for a second dwelling. Property is located at 223 The Pines Road, Cleveland, GA, 30528. Tax map and parcel is 050-006. Total acreage is 4.73.

The applicant, Ella McCusker of 221 The Pines Road, was present. Mr. Barton gave a summary of the application. Ms. McCusker said the purpose is for short-term rental on the barn that was built 10 years ago and would prefer short-term over long-term rental for safety purposes. She said she would like to rent it out for extra income. She said the barn was there when she purchased the property and that she was unaware that there was not a building permit for it. Mr. Barton explained that this is not the hearing for short-term rental, but to hear the request for second dwelling. He said Ms. McCusker would need to work with the building department to get the structure permitted as a dwelling. Ms. Dodd explained the applicant would need the variance in order to apply for the building permit.

Motion to approve the variance made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant to contact the building department for a building permit.

**Application of Stacy Sullens** to request a variance from Section 802 Lot Width and Size for a second dwelling. Property is located at 89 Poultry Road, Cleveland, GA, 30528. Tax map and parcel is 076-085. Total acreage is 72.60.

The applicant, Stacy Sullens of 253 Poultry Road, was present. Mr. Barton gave a summary of the application. Mr. Sullens said the second dwelling is for a child.

Motion to approve the variance made by Ms. Burke and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant to contact the building department for a building permit.

**Application of Carolyn Bralley, on behalf of Landsong Properties, LLC,** to request a variance from Section 601 Access. Property is located on Hobart Lane, Sautee Nacoochee, GA, 30571. Tax map and parcel is 070-017. Total acreage is 11.86.

The applicant, Carolyn Bralley of 147 Hobart Lane was present. Mr. Barton gave a summary of the application. Ms. Bralley confirmed the request is for family.

Motion to approve the variance made by Mr. Ackerman and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicant to bring the original plat to his office.

**Application of Thomas McConnell** to request a variance from Section 601 Access. Property is located on McConnell Drive, Helen, GA, 30545. Tax map and parcel is 043-013. Total acreage is 204.85. The applicant, Thomas McConnell of 305 McConnell Drive, was present. Mr. Barton gave a summary of the application. Mr. McConnell said roughly 180 acres is going to Smithgall Woods and the other is for family. Mr. Barton said the board normally requires a 30 foot easement but the plat shows a 20 foot easement.

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Motion to approve the variance made by Mr. Ackerman and seconded by Ms. Burke. Motion was unanimous. Mr. Barton advised the applicant to contact his office for plat processing.

**Application of Local Homes LLC** to request a variance from Section 601 Access. Property is located at 678 Eagle Rock Road, Cleveland, GA, 30528. Tax map and parcel is 050C-002. Total acreage is 1.00. A representative, Michael Hill for 678 Eagle Rock Road, was present. Mr. Barton gave a summary of the application. Mr. Hill said the property is owned by the company he works for and there is currently a contract on it for sale. He said the buyers are requesting the tracts, which have existing buildings, be split, but the company would also like it to be split in case the sale falls through.

Motion to approve the variance made by Mr. Ackerman and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the representative to contact Environmental Health for plat approval.

**Application of James Cannon** to request a variance from Section 14-133(d)(1) RV Park lot size. Property is located at 160 Stag Leap Drive, Cleveland, GA, 30528. Lot 142 in Elkmont Campground. Tax map and parcel is 045D-202. The applicant, James Cannon of 160 Stag Leap Drive, was present. Mr. Barton gave a summary of the application. Mr. Cannon explained he would like to separate the lots to prevent any legal dispute if he was to sell one. Mr. Barton explained that the current property line splits the building.

Motion to approve the variance made by Ms. Burke and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant to contact his office to discuss next steps.

**Application of Carol Williams** to request a variance from Section 601 Access. Property is located on Secluded Pond Road, Cleveland, GA, 30528. Tax map and parcel is 003-014. Total acreage is 4.00. The applicant, Carol Williams of 101 Secluded Pond Road, and her representative, Chad Knott of 233 Mossy Creek Point in Cleveland, were present. Mr. Barton gave a summary of the application. Mr. Knott explained the county approved the 5-acre tract in 1995 and a 1-acre tract around 2000. He said Ms. Williams is requesting for approval of the 3-acre tract in the back so she can sell it.

Motion to approve the variance made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant to contact Environmental Health for plat approval.

**Application of Lori VanSickle** to request a variance from Section 601 Access for a mortgage variance. Property is located on Sunkist Drive, Cleveland, GA, 30528. Tax map and parcel is 022-103B. Total acreage is 1.87. The applicant, Lori VanSickle of 33 Ranger Road in Dawsonville, GA, was present. Mr. Barton gave a summary of the application, adding that properties with a mortgage variance will go back to the larger tract once the mortgage has been satisfied. Ms. VanSickle added that a variance was approved last month for a third dwelling, but the mortgage company would not give her a loan with two other dwellings on the property.

Motion to approve the variance made by Ms. Dixon and seconded by Ms. Burke. Motion was unanimous. Mr. Barton advised the applicant to contact his office to discuss changes to be made by the surveyor.

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**Application of Steve and Kathy Schmidt** to request a variance from Section 601 Access. Property is located at 43 Thornblade Trail, Cleveland, GA, 30528. Tax map and parcel is 017-094B. Total acreage is 1.33.

The applicants, Steven and Kathy Schmidt of 5050 Highway 129 North in Cleveland, were present. Mr. Barton gave a summary of the application, adding that the short-term rental application will be in November but the current request is to move the access. The applicants did not have anything to add.

Motion to approve the variance made by Ms. Burke and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicants that he would contact them when the plat was ready for pickup.

**Application of David Allen** to request a variance from Section 601 Access. Property is located on Goat Neck Road, Cleveland, GA, 30528. Tax map and parcel is 073-0156 & 073-157, Tracts 2 & 4. Total acreage is 5.31.

The applicant, David and wife Mindy Allen of 1336 Goat Neck Road, was present. Mr. Allen confirmed that all tracts are for children.

Motion to approve the variance made by Mr. Ackerman and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant to contact Environmental Health for plat approval.

**Application of Eddie Hood** to request a variance from Section 601 Access. Property is located on Surveyors Drive, Cleveland, GA, 30528. Tax map and parcel is 004-106. Total acreage is 24.09. The applicant, Eddie Hood of 153 Surveyors Drive, was present. Mr. Barton gave a summary of the application. Mr. Hood said the purpose is to give property to children and to make a will.

Motion to approve the variance made by Ms. Dixon and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant that he would contact him when the plat was ready for pickup.

**Application of April James** to redistrict property located at 964 Rabun Road Sautee Nacoochee, Georgia, 30571 from R-1 Residential Single Family District and C-1 Community Commercial District to C-2 Highway Business District. Tax map and parcel 071-147A. Total acreage is 22.17. Present zoning is R-1 Residential Single Family District and C-1 Community Commercial District.

The applicant, April James of 1019 Preacher Campbell Road in Clarkesville, GA, and her representative, Steve Smith of 145 Youngsmith Road in Cleveland, were present. Mr. Barton gave a summary of the application. Mr. Smith said the initial zoning was not correct and they feel that in the best interest of the county and peace in the valley that they would be willing to relinquish many of the legal rights, 95.2% of the permitted uses, while retaining unfettered right to pursue only the other 4.8%.

Ms. James said permitted uses #33, #36, and #58 of Section 1402 are all already there and that she wants to keep what they are.

Motion to recommend approval as has been requested as to the Board of Commissioners made by Ms. Dixon and seconded by Mr. Freeman. Mr. Ackerman requested to add conditions. Chairman Thomas explained the board would vote on this motion to see where it goes and if it fails then the board could

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make another motion . Motion carried by a 4-2 majority, with Mr. Ackerman and Mr. Yarbrough in opposition. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Vincenu Visuti** to redistrict property located at 16 Windy Acres Road, Cleveland, Georgia, 30528 from R-3 Residential Seasonal District to R-2 Residential Multi-Family District. Tax map and parcel 045B-057. Total acreage is 1.98. Present zoning is R-3 Residential Seasonal District. The applicant, Vincenu Visuti of 3447 Hwy 255 N in Sautee Nacoochee, was present. Mr. Barton gave a summary of the application. Mr. Visuti explained that he plans to withdraw this request to R-2 so he can reapply for the special use permit, but wants to proceed with the recommendation without losing the R-3 zoning. Mr. Barton clarified that this request is for R-3 to R-2 and would also need a conditional use permit for group homes.

Motion to recommend denial to the Board of Commissioners made by Ms. Burke based on she does not think it is a good location for what he is requesting. Mr. Yarbrough seconded the motion. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Frank Liesen** to request a conditional use permit located at 91 Small Pond Drive, Cleveland, Georgia, 30528. Tax map and parcel 060D-039. Total acreage is 5.09. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

Mr. Yarbrough abstained from the next two applications due to his connection with Truett McConnell College, which is Mr. Liesen’s employer.

The applicant, Frank Liesen of 89 Small Pond Drive, was present. Mr. Barton gave a summary of the application. When asked what his plans for the home being a permanent residence, Mr. Liesen said this is a place for retirement, but he does not know when that would be. He said his son would be there for at least two years and they anticipate being there a long time with possible missions in Germany. He said someone would be designated to oversee the rental when his son is not there and he is in Germany. Mr. Liesen said they could live in one home and manage the other that would be rented to fund missionary stays since those would be no charge. He said the purpose of the short-term rental is only to finance and pay the dues to run it for missionaries to stay there. He said he plans to have missionaries stay there the majority of the time, but it depends on financially how it will work since there is a mortgage on the home and they would need to pay housekeepers and taxes. In reference to the road, he said he will reach out to the neighbors and that he is willing to contribute financially as well as contribute labor.

Motion to recommend denial to the Board of Commissioners made by Ms. Burke based on covenants recorded and placed on the property in 1971. She explained Mr. Liesen purchased Tracts 1, 9, and 10, with Tract 1 being divided into two tracts. She presented the plat and covenants, citing verbiage from the covenants stating “no activities should be carried on said land which would contribute to unreasonable and substantial interference with the use and enjoyment of the land by the residential owners.” She stated too many people have said they do not want it and people are knocking on their doors looking for the rental that is supposed to come through the winery.

Ms. Dixon seconded the motion. The motion carried by a 4-1 majority with Mr. Ackerman opposed and Mr. Yarbrough abstained. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

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**Application of Frank Liesen** to request a conditional use permit located at 89 Small Pond Drive, Cleveland, Georgia, 30528. Tax map and parcel 060D-039. Total acreage is 5.09. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

The applicant, Frank Liesen of 89 Small Pond Drive, was present. Mr. Barton gave a summary of the application. Mr. Liesen asked if there was this stipulation on the land, why did the board approve Mount Yonah Vineyard’s short-term rental. Ms. Burke said she was not at that meeting. Mr. Liesen said his house is the first house on the road and does not come close to the neighbors that are bothered by what is happening. He said he thinks it is a great cause and hopes one could be accepted. Ms. Dixon said Mount Yonah Vineyard had not paid their road maintenance as of yesterday. Mr. Liesen said he understood that they had committed to never have traffic come on their road, to which Ms. Dixon said they are. Mr. Ackerman said he believed it is better to keep the vineyard out of this since there are discrepancies and this has to do with Mr. Liesen’s property only. Mr. Liesen said the problems that the neighbors voiced, he shares but they do not apply to the property he is applying for.

Motion to recommend denial to the Board of Commissioners made by Ms. Burke based on the same explanation for 91 Small Pond Drive. Ms. Dixon seconded the motion. The motion carried with a 4-1 majority, with Mr. Ackerman opposed and Mr. Yarbrough abstained. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Paige Hulsey, on behalf of Donald Weideman**, to redistrict property located on Honeybrook Lane, Cleveland, Georgia, 30528 from R-1 Residential Single Family District to R-3 Residential Seasonal District. Tax map and parcel 077-090. Total acreage is 5.00. Present zoning is R-1 Residential Single Family District.

The applicant, Paige Hulsey of 240 Honeybrook Lane, was present. Mr. Barton gave a summary of the application. When asked if the issues with road easements and encroachments had been resolved, Ms. Hulsey explained that the gravel had been removed prior to the meeting and it was previously a logging road. She said she added gravel about a year ago, but the issue could not be resolved so she removed the gravel and no longer uses that access. She said she now uses the existing driveway easement and cuts through the pasture. Ms. Hulsey said she already has one tiny home on the property that was rented for a short time.

Motion to recommend denial to the Board of Commissioners made by Ms. Burke based on the easement that goes through other people’s property and the zoning that the farm is, it does not belong there. Ms. Dixon seconded the motion. The motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Pam Collins** to request a conditional use permit located at 482 Monroe Ridge, Sautee Nacoochee, Georgia, 30571. Tax map and parcel 069-584. Total acreage is 1.00. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

The applicant, Pam Collins of 482 Monroe Ridge, was present. Mr. Barton gave a summary of the application. Ms. Collins had nothing to add.

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Motion to recommend approval to the Board of Commissioners made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Daryl Lovell, on behalf of Generation Church of North Georgia**, to request a conditional use permit located on Duncan Bridge Road, Cleveland, Georgia, 30528. Tax map and parcel 077-171. Total acreage is 3.39. Proposed use is for a place of worship. Present zoning is C-1 Community Commercial District.

The applicant, Daryl Lovell of 1973 Holiness Campground, was present. Mr. Barton gave a summary of the application. Mr. Lovell had nothing to add.

Motion to recommend approval as requested to the Board of Commissioners made by Mr. Yarbrough and seconded by Mr. Ackerman. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Susan Cabrera** to request a conditional use permit located at 3377 Town Creek Road, Cleveland, Georgia, 30528. Tax map and parcel 020-015. Total acreage is 2.28. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

The applicant, Susan Cabrera of 3377 Town Creek Road, was present. Mr. Barton gave a summary of the application. Ms. Cabrera stated there are no rules and regulations like a standard subdivision. She said there are eight lots and got approval from three, plus her two that she owns. She said of the eight lots, three are vacant lots and she believes the other homes are rentals.

Motion to recommend approval as requested to the Board of Commissioners made by Mr. Ackerman and seconded by Ms. Burke. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Jim Patton** to request a conditional use permit located at 24 Luke Road, Cleveland, Georgia, 30528. Tax map and parcel 061-146N. Total acreage is 1.50. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

The applicant, Jim Patton of 675 Mountain Meadows Road in Cleveland, was present. Mr. Barton gave a summary of the application. Mr. Patton had nothing to add.

Motion to recommend approval to the Board of Commissioners made by Ms. Burke and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Erik Perrine** to request a conditional use permit located at 242 Eagles Nest Road, Sautee Nacoochee, Georgia, 30571. Tax map and parcel 068-144A. Total acreage is 1.00. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

The applicant, Erik Perrine 242 Eagles Nest Road, was present. Mr. Barton gave a summary of the application. Mr. Perrine had nothing to add.

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Motion to recommend approval to the Board of Commissioners made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 16<sup>th</sup> at 9am.

**Application of Jeff Nix, on behalf of Douglas Nix**, to redistrict property located at 0 Hwy. 115 East, Cleveland, Georgia, 30528 from R-1 Residential Single Family District to C-2 Highway Business District. Tax map and parcel 047D-159. Total acreage is 7.42. Present zoning is R-1 Residential Single Family District.

The applicant, Jeff Nix of 856 Warwick Road in Cleveland, was present. Mr. Barton gave a summary of the application. Mr. Nix said he is present on behalf of his brother and that they plan to clean up the property and place to sell. He said they would like to rezone it commercial to help with the ability to sell.

Motion to recommend approval to the Board of Commissioners made by Ms. Burke and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Robert Edmonds** to request a conditional use permit located at 360 Miners Mountain Road, Sautee Nacoochee, Georgia, 30571. Tax map and parcel 055D-024. Total acreage is 2.98. Proposed use is to place in "Short Term Rental" program. Present zoning is R-1 Residential Single Family.

The applicant, Robert Edmonds of 88 Hummingbird Lane in Pike Road, AL, was present. Mr. Barton gave a summary of the application. Mr. Edmonds explained the property has been a vacation rental since it was built in 2000. He said he is the third owner and it has been a rental for the last five years of his ownership. He said he has spoken with neighbors and the board of directors for the nearby RV park, all of which who are fine with his request.

Motion to recommend approval to the Board of Commissioners made by Ms. Burke and seconded by Mr. Ackerman. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Diane Robertson** to request a conditional use permit located at 1071 Myra Branch Road, Helen, Georgia, 30545. Tax map and parcel 042B-019. Total acreage is 0.70. Proposed use is to place in "Short Term Rental" program. Present zoning is R-1 Residential Single Family.

The applicant, Diane Robertson of 3752 Alden Court Marietta, GA, was present. Mr. Barton gave a summary of the application. Ms. Robertson explained the lot is old and is 0.70, which she has owned for about 12 years and remodeled. She said she has been renting through an online platform and stated that her only neighbors are bears.

Motion to recommend approval to the Board of Commissioners made by Ms. Dixon and seconded by Ms. Burke. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Paula Lembo and Loretta Martin** to redistrict property located at 2229 Highway 17, Sautee Nacoochee, Georgia, 30571 from C-1 Community Commercial District to R-1 Residential Single Family District and to request a conditional use permit. Tax map and parcel 071-070. Total acreage is



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0.93. Proposed use is to place in “Short Term Rental” program. Present zoning is C-1 Community Commercial District.

The applicant, Paula Lembo of 1421 Yonah Lake Road in Clarkesville, GA, was present. Mr. Barton gave a summary of the application. Ms. Lembo explained this home will not be short-term rental currently since her mother-in-law lives there, but does have the intention for it to be a rental.

Motion to recommend approval to the Board of Commissioners made by Ms. Burke and seconded by Mr. Yarbrough. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Paula Lembo and Loretta Martin** to redistrict property located at 2227 Highway 17, Sautee Nacoochee, Georgia, 30571 from C-1 Community Commercial District to R-1 Residential Single Family District and to request a conditional use permit. Tax map and parcel 071-070. Total acreage is 0.93. Proposed use is to place in “Short Term Rental” program. Present zoning is C-1 Community Commercial District.

The applicant, Paula Lembo of 1421 Yonah Lake Road in Clarkesville, GA, was present. Mr. Barton gave a summary of the application. Ms. Lembo explained this would be a short-term rental, but also her family’s second home so it will not be rented all of the time.

Motion to recommend approval to the Board of Commissioners made by Ms. Dixon and seconded by Mr. Ackerman. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Jay Westmoreland** to request a conditional use permit located at 183 Patrick Lane, Helen, Georgia, 30545. Tax map and parcel 041-044. Total acreage is 3.01. Proposed use is to place in “Short Term Rental” program. Present zoning is R-1 Residential Single Family.

A representative, Kim Westmoreland 1151 Helen Highway in Cleveland, was present. Mr. Barton gave a summary of the application. Ms. Westmoreland had nothing to add.

Ms. Burke abstained due to being family.

Motion to recommend approval to the Board of Commissioners made by Ms. Dixon and seconded by Mr. Ash. Motion was unanimous, with Ms. Burke abstained. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

**Application of Georgianna “Emma” Stoica** to request a special use permit located at 4564 Highway 255 South, Cleveland, Georgia, 30528. Tax map and parcel 074-130. Total acreage is 5.29. Proposed use is for a personal care home/ group home. Present zoning is A-1 Agriculture Forestry District.

The applicant, Emma Stoica of 4564 Highway 255 South in Cleveland, GA, was present. Mr. Barton gave a summary of the application. Ms. Stoica said there was a question about not having a sign at the public hearing last week, but the state requires her to have something out for doctors, hospice, hospitals, etc. to see. She said it does not have to be a large sign.

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Motion to recommend approval to the Board of Commissioners made by Mr. Ackerman and seconded by Ms. Dixon. Motion was unanimous. Mr. Barton advised the applicant of the next meeting on November 27<sup>th</sup> at 4:30pm.

There was no citizen comment. Motion to adjourn made by Ms. Dixon and seconded by Mr. Ackerman. Motion was unanimous.