



County Administrator
Allen J. Massey

WASHINGTON COUNTY BOARD OF COUNTY COMMISSIONERS

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COMMISSIONERS

ALAN T BUSH
District One

DAVID PETTIS, JR.
District Two

TRAY HAWKINS
District Three

WESLEY GRIFFIN
District Four

DAVID CORBIN
District Five

FUQUA & MILTON
County Attorneys

Washington County Planning Commission Meeting Agenda

Monday, October 2, 2023, 5 p.m.

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

Planning Commission

District 1 – Roger Hagan

District 2 – Richard Kunde

District 3 – Al Keown, Vice Chairman

District 4 – Cindy Birge

District 5 – Jerrett Pigott

School Board Representative – Kyle Newsom

Member-At-Large – John Gay, Chairman

County Staff

Dawn McDonald, County Planner

Jennifer Enck, Planning Assistant

H. Matthew Fuqua, Esquire, County Attorney

4. Agenda Approval

5. Meeting Minutes Approval

- **September 11, 2023**

6. Old Business

- **Holmes Variance (tabled from September 11, 2023, Planning Commission meeting)**

7. Public Hearings

- A. Small Scale Future Land Use Map Amendment (Williams) – Highway 77, Chipley.
Proposal to change existing Future Land Use Map category from General Commercial to Agriculture/Silviculture to allow for residential development. *The Planning Commission will be making a recommendation to the Board of County Commissioners.*
- B. Small Scale Future Land Use Map Amendment (Bruner) – Highway 77, Chipley.
Proposal to change existing Future Land Use Map category from General Commercial to Agriculture/Silviculture to allow for residential development. *The Planning Commission will be making a recommendation to the Board of County Commissioners.*
- C. Small Scale Future Land Use Map Amendment (Chambers) – St. Mary’s Road, Caryville.
Proposal to change existing Future Land Use Map category from Agriculture/Silviculture to Residential Low to allow for the addition of two (2) new single-family residential dwelling units. *The Planning Commission will be making a recommendation to the BOCC.*
- D. Special Exception/Minor Development Review Application with Variance (Wildstar-Contini) – Creek Road, Vernon. Request for new broadband internet tower on a private host site. *The Planning Commission will be deciding regarding this case – approval, approval with conditions, or denial.*
- E. Special Exception/Minor Development Review Application with Variance (Wildstar-Robinson) – River Ranch Road, Vernon. Request for new broadband internet tower on a private host site. *The Planning Commission will be deciding regarding this case – approval, approval with conditions, or denial.*
- F. Special Exception/Minor Development Review Application with Variance (Wildstar-Gainey) – Rock Hill Church Road, Cottondale. Request for new broadband internet tower on a private host site. *The Planning Commission will be deciding regarding this case – approval, approval with conditions, or denial.*
- G. Land Development Code revisions.
This case requires review and a recommendation to the Board of County Commissioners.

8. New Business

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9. Public Comments

- *Please limit public comments to three minutes.*

10. Planning Commissioner Comments

11. Staff Comments

- 9/14/2023 Town of Ebro Town Council Meeting – Epic Adventures Special Exception.
- 9/18/2023 BOCC Board Workshop – Planning Commission Appointments/Reappointments.
- 9/21/2023 BOCC Board Meeting – 1)Planning Commission Appointments/Reappointments; 2)Planning Commission 2024 Meeting Schedule; 3)Request by Seven Summits, LLC, to submit new Future Land Use Map Amendment application for property located on Crystal Lake Drive (within two years of a denial).
- Development Updates/Future Cases: 1)Boucher Large-Scale Future Land Use Map Amendment withdrawn by the Applicant on 9/13/2023; 2)Mystery Economic Development/Ted Project #1.

12. Adjournment

- *Next Planning Commission meeting is scheduled for November 6, 2023.*

A copy of the agenda(s) may be obtained by visiting the Washington County website: www.washingtonfl.com or by calling the Planning Department at (850) 415-5093 at least 48 hours prior to the hearing.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the County at least 48 hours before the meeting by contacting the Human Resources Department at (850) 415-5151. If you are hearing or speech impaired, please contact the County.