

SPALDING COUNTY APPEALS BOARD
Regular Meeting
July 12, 2012

The Spalding County Appeals Board held its regular monthly meeting on July 12, 2012 at 7:00 P.M. in Room 108 of the Spalding County Courthouse Annex. Members present were: Doug Hardwick, Chairman, presiding; Michelle Cannon; Bryan Clanton; Robert Lattimore; Charles Perdue and Bill Slaughter. Allan McCallum was not present

Also present were: Chad Jacobs, Community Development Director; Newton Galloway, Zoning Attorney and Yvonne Langford to record the minutes.

Mr. Hardwick called the meeting to order and invited anyone present that was not the applicant and wanted to address the Board on any of the applications to come forward and sign the request form.

Application #12-05V: H. K. Logistics, LLC, Owner – Paragon Consulting Group, Agent – 375 Green Valley Road (10.76 acres located in Land Lot 212 of the 2nd Land District) – requesting a Variance from freestanding signs setback in the C-2 District.

Bob Kregel – 375 Green Valley Road

Mr. Kregel said he was the owner of H.K. Logistics and they are completing their new facility in the Green Valley Industrial Park. They will be serving Caterpillar by warehousing and delivering parts for their operation. They are requesting a variance for the location of their sign. This will be an illuminated sign with a brick foundation. He displayed the location and identified where the sign would have to be placed without the variance and where they would like to locate the sign. The sign would have to be on a slope and they are concerned about the erosion during rain. They would like to locate the sign at the top of the slope.

Wayne Blue – 678 6th Street Extension

Mr. Blue said he is the site manager for H.K. Logistics on this project. He has the erosion control certification. They have studied the location of the sign, and if the variance is approved, it will not obscure traffic visibility. If they have to put the sign in the location as designated, the rain will erode the soil and it will not be stable. He reviewed the designated location and the location if the variance is permitted.

Charles Penny – 106 Maplewood Drive

Mr. Penny said his firm is the engineering firm on the project. They did the site and grading plans and are present to answer any questions. He noted that they do not have much flexibility due to the underground utilities in the area.

Chad Jacobs said the staff recommendation is for denial. The staff has limited authority to recommend approval of sign variances. Granting the variance will not cause a substantial detriment to the public.

A lengthy discussion was held with questions and answers. A suggestion was made was to place the sign on metal posts and eliminate the brick base. Mr. Kregel said they were trying to make an aesthetically appealing sign in keeping with the quality of the industrial park.

Mr. Hardwick said he has an issue with granting this variance because he feels there are alternatives available without the variance. They can put the sign on poles and eliminate the base. Ms. Cannon said she feels the alternative of signs on poles versus more aesthetically pleasing signs make the industrial park less professional. The sign on a pole cheapens the area. It is unreasonable to ask the company to spend \$500,000 to move underground utilities for a sign. She does not like to grant variances but this is a case that is an exception.

MOTION

Mr. Hardwick made a motion, seconded by Mr. Slaughter, to deny Application #12-05V. The motion failed with Mr. Hardwick, Mr. Lattimore and Mr. Slaughter voting for the motion and Ms. Cannon, Mr. Clanton and Mr. Perdue voting against.

MOTION

Ms. Cannon made a motion, seconded by Mr. Clanton, to approve Application #12-05V. The motion failed with Ms. Cannon, Mr. Clanton and Mr. Perdue voting for the motion and Mr. Hardwick, Mr. Lattimore and Mr. Slaughter voting against.

It was noted this item will be on the agenda for the August meeting.

MINUTES

Ms. Cannon made a motion, seconded by Mr. Perdue, to approve the minutes of the June 14, 2012 meeting. The motion passed Ms. Cannon, Mr. Hardwick, Mr. Lattimore, Mr. Perdue and Mr. Slaughter voting for the motion and Mr. Clanton abstaining because he was not present.

Mr. Hardwick said this meeting was Mr. Clanton's final meeting as a member of the Appeals Board. He has taken a new job and will not be in the position to make the meeting.

ADJOURN

The meeting was adjourned on a motion by Ms. Cannon and a second by Mr. Clanton with Ms. Cannon, Mr. Clanton, Mr. Hardwick, Mr. Lattimore, Mr. Perdue and Mr. Slaughter voting for the motion.

Doug Hardwick – Chairman

Yvonne M. Langford - Recorder