

City of Guyton, Georgia
PLANNING AND ZONING
PUBLIC HEARING AND
SPECIAL CALLED MEETING
October 3, 2023 at 7:00 P.M.



C.D. Dean, Jr., Public Safety Complex
GUYTON GYMNASIUM
505 Magnolia Street
Guyton, GA 31312

AGENDA

1. **Call to Order**
2. **Public Hearing regarding Annexation and Rezoning of 895 Gracen Rd., Guyton, GA 31312**
3. **Consideration to Approve the Agenda**
4. **Public Comments (will be limited to Agenda Items only)**
5. **New Business**
 - a. Consideration for recommendation to annex 895 Gracen Rd., Guyton, GA 31312 into the city limits and rezone from AR-1 to R-1
6. **Consideration to adjourn this meeting**

Rules of Decorum for All Meetings

The purpose of the Rules of Decorum is to foster an atmosphere of civil and courteous discourse, even and especially when discussing contentious topics, at all meetings held by the City of Guyton.

(a) General rules applicable to all (Mayor and Council, Staff, Members of the Public)

1. Each speaker will direct his or her comments to the Mayor and or presiding officer and not to any other individual present.
2. Each speaker will refrain from personal attacks, foul or abusive language, and will maintain a civil and courteous manner and tone.
3. Each speaker will speak only about agenda items. Members of the public will be limited to 3:00 minutes speaking time.
4. Members of the audience will respect the rights of others and will not create noise or other disturbances that will disrupt or disturb persons who are addressing the Mayor and Council or Committee or Board or Commission, or members of those bodies who are speaking, or otherwise impede the orderly conduct of the meeting.

(b) Additional Rules for Members of Mayor and Council, Committees, Boards or Commissions

1. Members of Mayor and Council, Committees, Boards or Commissions will conduct themselves in a professional and respectful manner at all meetings.
2. Members of Mayor and Council, Committees, Boards or Commissions will not speak until recognized by the Mayor or presiding officer.
3. Remarks by members of Mayor and Council, Committees, Boards or Commissions will be directed to the Mayor or presiding officer and not to individuals, other Council, Committee, Board or Commission members, staff or Members of the public in attendance. Questions for staff or individuals or other Council, Committee, Board or Commission members will be directed to the Mayor or presiding officer, who will then direct the appropriate person to answer.
4. Members of Mayor and Council, Committees, Boards or Commissions are always free to criticize or question policies, positions, data or information presented. However, members of Mayor and Council, Committees, Boards or Commissions will not attack or impugn the person presenting.

(c) Enforcement

The Mayor or presiding officer has the authority to enforce each of the Rules of Decorum regarding members of the public. If any Rule is violated, the Mayor or presiding officer will give the speaker a warning, citing the Rule being violated, and telling the speaker that a second violation will result in a forfeiture of the right to speak further. The Mayor or presiding officer also may have the offending speaker removed from the meeting if the misconduct persists. The Mayor or presiding officer shall not have any power under this provision regarding a Council, Committee, Board or Commission member.

AUTHORIZATION FOR ANNEXATION

Application for Annexation

I swear that I am the owner of the property which is the subject matter of the attached application. AS is shown in the records of Effingham County, Georgia. I authorize the person named below to act as the applicant in the pursuit of annexation of this property.

Applicant's Name: Mr. Wes Simmons - Horizon Home Builders

Owner's Name:

Janice E. Sullivan

Property Address: 895 Gracen Road

County: Effingham

State: Georgia

Applicant Phone: (912) 354-0838

Owner Phone: 912-312-9140

Signature of Applicant:



Signature of Owner:

Janice E. Sullivan
8/1/22

**PETITION REQUESTING ANNEXATION
CITY OF GUYTON, GEORGIA
TO THE HONORABLE CITY COUNCIL OF GUYTON,
GEORGIA**

1. The undersigned, **as** the owner(s) of all real property of the territory described herein, respectfully requests that the City Council annex this territory to the City of Guyton, Georgia, **and** the City boundaries include the **same**.
2. The territory to be **annexed** abuts the existing boundary of Guyton, Georgia **and** the description of such territory **area** is **as** follows:

Address/ Description of Property: The property is located at 815 Graceen Road. The parcel identification number is 017100039. The parcel is currently part of unincorporated Effingham County with the zoning designation of AR-1. The property is approximately 121 acres. The property is currently used for agricultural purposes and consists of pasture and timber lands. There are existing residential/farm structures on site that will be removed as part of the proposed use.

3. It is requested that this territory to be **annexed** shall be zoned: R-1 (approximately 121 acres) for the following reasons.

The site is currently zoned AR-1. The parcel is currently part of unincorporated Effingham County. In order to be developed for single family residential housing, it is our request to be annexed into the City of Guyton. This development will require public utilities from the City of Guyton. Furthermore, the site is directly adjacent to property currently within the city limits of Guyton making it the ideal site for annexation. We believe this project will bring much needed quality housing for current and future residents of the City of Guyton.

4. Therefore, the Petitioners pray that the City Council of the City of Guyton pursuant to the provisions of the Acts of the General Assembly of the State of Georgia, Laws ,1946 do by proper ordinance annex said property to the city limits to City of Guyton.

Respectfully,

Jamie S. Sullivan
Owner/Purchaser

Owner/Purchaser



Annexation Request



Legend

- Address Points
- Tax Parcels With Labels
- City Boundary
- Roads
- Road Names

This map is a user generated static output from rightspot.spateng.com website and is for reference use only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

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