

STATE OF GEORGIA
EFFINGHAM COUNTY

AN AMENDMENT TO THE EFFINGHAM COUNTY ZONING ORDINANCE, MAP AND PARCEL NO.
391-17

AN ORDINANCE TO AMEND THE EFFINGHAM COUNTY ZONING ORDINANCE, MAP AND PARCEL NO.
391-17

AND TO REPEAL ALL OTHER ORDINANCES IN CONFLICT HEREWITH.

BE IT ORDAINED by the Effingham County Board of Commissioners in regular meeting assembled and pursuant to lawful authority thereof:

WHEREAS, DAVID HILDEBRANDT AGENT FOR THERESA HILDEBRANDT has filed an application to rezone three and twenty-one hundredths (3.21) +/- acres from AR-2 to AR-3 to allow for permitted uses in AR-3; map and parcel number 391-17, located in the 4TH commissioner district, and

WHEREAS, a public hearing was held on November 4, 2025, and notice of said hearing having been published in the Effingham County Herald on September 24, 2025; and

WHEREAS, a public hearing was held before the Effingham County Planning Board, notice of said hearing having been published in the Effingham County Herald on September 24, 2025; and

IT IS HEREBY ORDAINED THAT three and twenty-one hundredths (3.21) +/- acres; map and parcel number 391-17, located in the 4TH commissioner district is rezoned from AR-2 to AR-3 to allow for permitted uses in AR-3, with the following stipulations:

- 1. Development Services shall review and sign the plat. Then, the plat shall be recorded so the zoning can take effect.**
- 2. Any new encroachments onto Little McCall Road must obtain an encroachment permit from Effingham County and meet the requirements of the Access Management Policy.**

This _____ day of _____, 20____

BOARD OF COMMISSIONERS
EFFINGHAM COUNTY, GEORGIA

BY: _____
DAMON RAHN, CHAIRMAN

ATTEST:

FIRST/SECOND READING: _____

STEPHANIE JOHNSON
COUNTY CLERK