

**STATE OF GEORGIA  
EFFINGHAM COUNTY**

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

329- 36, 37, & 38

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

329- 36, 37, & 38

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, GREG COLEMAN AS AGENT FOR GROUND CONTROL DEVELOPMENT has filed an application for a conditional use to allow for commercial truck parking in B-3; map and parcel number 329-36, 37, 38, located in the 1<sup>st</sup> commissioner district, and

WHEREAS, a public hearing was held on October 1, 2024, and notice of said hearing having been published in the Effingham County Herald on June 12, 2024; 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 May 15, 2024; and

IT IS HEREBY ORDAINED THAT a conditional use to allow for commercial truck parking in B-3; map and parcel number 329- 36, 37, & 38, located in the 1<sup>st</sup> commissioner district, is approved, with the following conditions:

- The approval of the Text Amendment for Commercial Truck Parking in the B-3 zoning district shall be approved by the Board of Commissioners.
- A recombination plat shall be approved and signed by Development Services.
- The applicant shall obtain, and keep in good standing, an Effingham County Occupational Tax Certificate (business license).
- A site plan shall be approved by the Board of Commissioners per the Effingham County Code of Ordinances, **Chapter 14, Article II, Division 2, Section 14-56 – Permits.**
- All buffers shall adhere to the Effingham County Code of Ordinances, **Section 3.4 – Buffers.**
- That a 50’ planted buffer shall be placed along the property lines that do not front Highway 80, no matter the configuration of the stormwater pond.

All ordinances or part of ordinances in conflict herewith are hereby repealed.

This \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

BOARD OF COMMISSIONERS  
EFFINGHAM COUNTY, GEORGIA

BY: \_\_\_\_\_  
WESLEY CORBITT, CHAIRMAN

ATTEST:

FIRST/SECOND READING: \_\_\_\_\_

\_\_\_\_\_  
STEPHANIE JOHNSON  
COUNTY CLERK