



**LUMPKIN COUNTY
Planning Commission
Planning Commission Minutes
Planning Commission Meeting Room 342
Courthouse Hill
Dahlonega, GA 30533**

**July 14, 2025
5:30 PM**

Planning Commission Members Present: Robin Hall, Chris Adams, David Woodward, Barbara Bosanko, Trevor Eudy, Danny Clark, Mireya Eavey

Staff Present: Rebecca Mincey, Martin Durand

David Woodward called the meeting to order at 5:30 PM.

David Woodward read the Procedures for Meeting Announcement.

A motion to approve the agenda as presented: Chris Adams. Second: Robin Hall. All members present voted in favor of the motion. The motion passed.

Barbara Bosanko made a motion to approve the June 9, 2025 Regular Meeting minutes as presented. Second: Chris Adams. All members present voted in favor of the motion. The motion passed.

No Old Business.

Walter Lancaster requested a variance from Sec. 26-71(b)(6), Requirements for Splitting Parcels in a Platted Subdivision, and additional consideration under Sec. 26-71(b), Subdivision Tract Standards. The request pertains to Tax Parcel 107 062, located off Christy Lane within the Rainbow Subdivision, in the Residential Growth Character Area.

No one spoke in favor of the request. Multiple members of the public spoke in opposition, stating that the applicant did not meet the criteria for granting the variance.

After further discussion, Mr. Lancaster withdrew the request for a variance from Sec. 26-71(b)(6).

Mireya Eavey made a motion to approve the request to split a subdivision tract under Sec. 26-71(b) at the staff level, with the conditions that the plat reflect a minimum lot size of 2.71 acres and provide direct access to Christy Lane.

Second: Barbara Bosanko.

All members present voted in favor of the motion. The motion passed.

Greg Hayes, on behalf of Nick and Gayle Serba, requested final plat approval in accordance with Sec. 26-61 (Class II Subdivision) and Article VI – Final Plat Procedure. The request pertains to a proposed Class II subdivision titled Serba Estates, associated with Tax Parcel 065 351, located off Reeves and Norrell Road within the Commerce Corridor Character Area.

No one from the public spoke in favor of or against the request.

Robin Hall expressed concern that the tract is within the Commerce Corridor, which is designated for non-residential development under Sec. 27-1.3.3(6). However, after visiting the site, he noted that the surrounding area is predominantly residential. He recommended that the character area designation be reevaluated to reflect the residential nature of the existing land uses.

Chris Adams made a motion to approve the subdivision plat as presented.

Second: Danny Clark.

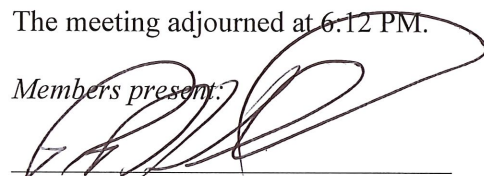
All members present voted in favor. The motion passed.

Staff reminded members that, per Division 6 – Planning Commission, Sec. 2-416 – Members; Compensation; Training; Attendance, any member of the Planning Commission who misses three regularly scheduled meetings within a year may be removed from the Commission.

No other business was discussed.

The meeting adjourned at 6:12 PM.

Members present:

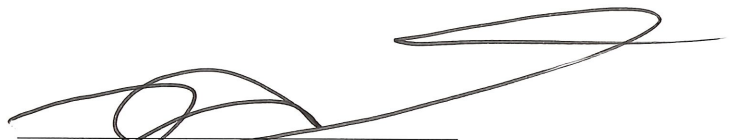


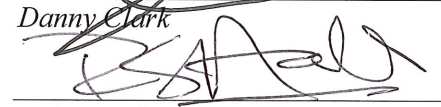
David Woodward (Chairman)

Chris Adams (Vice Chairman)

Trevor Eudy



Mireya Eavey

Danny Clark

Robin Hall

Barbara Bosanko

Staff present: Rebecca Mincey, Martin Durand