



## OCONEE COUNTY PLANNING COMMISSION

415 S. Pine St. Room 212 | Walhalla, SC 29691  
864.638.4218  
OconeeSC.com

### COMMISSION MEMBERS

Frankie Pearson, Chairman, District 4      Mike Johnson, Vice Chair, At-Large  
Teresa Spicer, District 1                      David Nix, District 2  
Brit Adams, District 3                         Gary Gaulin, District 5  
Mickey Haney, At-Large

### STAFF

James Coley, Planning Director  
Elise Dunaway, Planner I & Office Manager

### MINUTES

6:00 pm, Monday November 6, 2023  
Council Chambers - Oconee County 415 S. Pine St, Walhalla SC 29691

1. Call to Order – Mr. Pearson called the meeting to order at 6:07 PM.
2. Invocation was led by Mr. Nix
3. Pledge of Allegiance was led by Mr. Haney
4. Approval of minutes from October 16, 2023 – Mr. Gaulin made a motion to approve the minutes with the spelling correction in item 8; Seconded by Mr. Adams. Approved unanimously.
5. Public Comment for Non-Agenda Items (4 minutes per person)
  - i. Mr. Forrest Moore spoke about the impact the gun range on Nimmons Bridge Road has on his daily life and his farm animals.
  - ii. Miss. Octavia Childress spoke about the impact the gun range on Nimmons Bridge Road has on her daily life and her farm animals.
  - iii. Mr. Douglas Elliott spoke about the impact the gun range on Nimmons Bridge Road has on his daily life.
6. Commission Member Comments: None
7. Staff Comments  
Mr. Coley presented the Sewer Availability Requests map to the commission.
8. Discussion of Comprehensive Plan Goals for 2023, chapters 11
  - a. Public Comment: N/A
  - b. Discussion / Vote:  
Mr. Gaulin made a motion that chapter 11 of the comprehensive plan has been reviewed; Seconded by Mr. Pearson. Approved unanimously.



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9. Discussion regarding Agricultural Control Free Zoning with County Attorney

a. Public Comment: N/A

b. Discussion / Vote:

Mr. Root discussed the Agricultural Control Free District with members including limitations and options

Open Discussion among members and Mr. Root followed.

Mr. Haney made a motion that Mr. Root and James proceed with creating a map to include all agricultural exempt properties and present it to the agricultural task force; Seconded by Mr. Gaulin.

Mr. Gaulin made a motion to amend for product to be a layer instead of a map; Seconded by Mrs. Spicer.

The amended motion was approved unanimously.

10. Discussion regarding Development Standards

a. Public Comment:

Mr. Tom Markovich suggested a performance standard that would require a permit that would be valid until the owner decides to revoke it at which time it would be considered an actual permit and will show up on a map.

b. Discussion / Vote:

Mr. Gaulin made a motion that staff create a workshop outside of normal meetings to discuss development standards; Seconded by Mr. Adams. Approved unanimously.

11. Adjourn – The meeting was unanimously adjourned at 8:00 PM.