



## MINUTES

### Board of County Commissioners

Thursday, January 23, 2020 @ 9:00 AM

South Walton Annex Board Room

LAND USE HEARING

#### COMMISSIONER ATTENDANCE

**PRESENT:** Commissioner Bill Chapman, Commissioner Danny Glidewell, Commissioner Melanie Nipper, Commissioner Trey Nick, and Commissioner Tony Anderson

**STAFF PRESENT:** Larry Jones, County Administrator and Sidney Noyes, County Attorney

#### CALL TO ORDER

Chairman Chapman called the meeting to order.

#### PLANNING AND DEVELOPMENT SERVICES

##### QUASI JUDICIAL ITEMS

The Quasi-Judicial Hearing was called to order and Attorney Noyes administered the oath to those intending to speak. There were no objections to the advertisements. Attorney Noyes instructed the board to submit any Ex Parte communications to the clerk. The board had no Ex Parte communications to submit.

- 1. Sea Drift Subdivision - Request to approve by final order. Project number MAJ-000018 is being reviewed by Tim Brown. This is a major development order application submitted by Jenkins Engineering, Inc. on behalf of D.R. Horton, requesting approval to develop 22 single-family lots and associated infrastructure on 9.94 +/- acres with a future land use of Residential and a zoning category of Low Density Residential. The project is located on the east side of Hunter's Road, north of U.S. Highway 98 W, and is identified by parcel number(s) 29-2S-20-33000-019-0000 and 29-2S-20-33000-019-0010. Staff found the project to be compatible with the Comprehensive Plan and the Land Development Code. (Exhibit 1: Staff Report)**

Mr. Mac Carpenter, Planning and Development Director, presented and briefly discussed the project.

Mr. Jamie Eubanks, Jenkins Engineering, briefly discussed the project. Chairman Chapman asked about the storm water system. Mr. Eubanks discussed the type of storm water system to be constructed and stated the wetlands and buffers will be

untouched. Chairman Chapman asked where the drainage pop-off would be diverted. Mr. Eubanks replied the pop-off would drain into the wetlands.

Ms. Ingrid Eaton, after being sworn, expressed concern with the preservation of the wetlands within the subdivision and in the surrounding areas. Chairman Chapman stated the applicant will be taking measures to ensure the wetlands would be preserved. Ms. Eaton expressed concern regarding endangered plants in the area. Chairman Chapman said the applicant will take the appropriate protective measures.

Motion by Commissioner Anderson, second by Commissioner Nick, to approve by final order Sea Drift Subdivision contingent upon conditions being met as stated in the Staff Report.


5-0 by the following votes:


Ayes: Commissioner Chapman, Commissioner Glidewell,  
Commissioner Nipper, Commissioner Nick, and  
Commissioner Anderson

**(Exhibits: Staff Report-1)**

**ADJOURN**

There being no further discussion, the meeting was adjourned at 9:07 a.m.

  
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W. N. (Bill) Chapman, Chairman

  
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Attest: Alex Alford, Clerk of Court and County Comptroller