

Putnam County Planning & Zoning Commission



117 Putnam Drive, Room 203 ♦ Eatonton, GA 31024

Called Meeting Agenda

Tuesday, October 6, 2026 ♦ 6:30 PM

Putnam County Administration Building – Room 203

The Putnam County Planning & Zoning Commission will conduct a public hearing meeting in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, GA. The following agenda will be considered:

Opening

1. Call to Order.
2. Attendance
3. Rules of Procedures

Requests

4. Request by **Eddie Wilkerson** for a right-side yard setback variance at 172 Harmony Bay Drive. Presently zoned R-1R. **[Map 098, Parcel 029001 012, District 3]**.
5. Request by **Nikki McCook** for a right-side and a left-side yard setback variance at 400 S Steel Bridge Road. Presently zoned R-2. **[Map 115D, Parcel 060, District 3]**.
6. Request by **Keith Windham** for a conditional use at Greensboro Road. Presently zoned AG. **[Map 075, Parcel 023, District 1].***
7. Request by **Tish Holloway** to rezone 2.26 acres on New Phoenix Road from AG to R-2. **[Map 105, Part of Parcel 026001, District 3].***
8. Request by **John Andrew Nix** to rezone 36.74 acres on Pea Ridge Road from AG to R-2. **[Map 088, Parcel 008, District 4].***
9. Request by **Rick McAllister, agent for Seed Orchard, LLC** to rezone 8.205 acres on Old Phoenix Road from R-1 to RM-3. **[Map 103A, Parcel 142, District 3].***
10. Request by **Rick McAllister, agent for Seed Orchard, LLC** to rezone 3.964 acres at 638 Old Phoenix Road from R-1 to RM-3. **[Map 103A, Part of Parcel 139, District 3].***

New Business

Closing

11. Adjournment

The Planning & Zoning Commission meeting will be conducted pursuant and in accordance with O.C.G.A. Chapter 36-66.

Notice: All opponents to any rezoning request on the Planning & Zoning Commission and the Board of Commissioners agendas must file a disclosure of campaign contributions with the Planning & Development Department within five calendar days prior to public hearings if you have contributed \$250.00 or more to an elected official in Putnam County within the last five years.

*The Putnam County Board of Commissioners will hear these agenda items on Wednesday, October 21, 2026, at 6:00 PM in the Putnam County Administration Building, 117 Putnam Drive, Room 203, Eatonton, GA 31024.

The full meeting package can be reviewed in the Planning & Development office upon request.

The Board of Commissioners reserves the right to continue the meeting to another time and place in the event the number of people in attendance at the meeting, including the Board of Commissioners, staff, and members of the public exceeds the legal limits.

The Board of Commissioners' hearing will be conducted pursuant to O.C.G.A. 50-14-1 and Section 66-159 of the Putnam County Code of Ordinances and meets the requirements of the Zoning Procedures Laws established in O.C.G.A 36-66.

Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Compliance Officer, at least three business days in advance of the meeting at 706-485-2776 to allow the County to make reasonable accommodations for those persons.