



Agenda
**Regular Meeting of the Greene County Planning & Zoning
Commission**
Greene County Board Of Commissioners Meeting Room
1034 Silver Drive, Greensboro, Ga 30642
Tuesday, November 25th, 2025 @ 4 PM

THIS IS A PUBLIC MEETING

If there is an item on the agenda on which you wish to comment, you can address that item during the Public Comments Portion of the agenda. The Chairman reserves the right to place a time limit on each persons' comment presented.

- I. Call meeting to order
- II. Invocation & Pledge of Allegiance
- III. Roll Call
- IV. Old Business:
 - 1) Approval of September 30, 2025 P&Z Meeting Minutes.
- V. New Business:
 - 1) **APPLICATION TO AMEND THE LAND USE REGULATION (VARIANCE): Jay V. Dell of Dell Law Firm PC (applicant) acting on behalf of Eudora Holdings, LLC: Application to Amend the Land Use Regulation (Variance) for property described as 65.90 acres on Jernigans Bridge Road:** The property is located on **TMP #114-0-00-001-B** on Jernigans Bridge Road for a total of 65.90 acres currently zoned **A1** (Agricultural District - Intensive Farming). Applicant requests a variance to the road frontage requirement for an Agricultural Subdivision.
 - 2) **APPLICATION FOR A CONDITIONAL USE: SFG Development Services, LLC as Authorized Agent for Bandit Holdings, LLC (Applicant):** The proposed site contains approximately 20.42 acres being a portion of 3400 & 3560 Hwy 77 located on **TMP#125-0-00-027-0 & TMP#126-0-00-036-0** and is currently zoned **LI** (Light Industrial). Proposed plan is to operate a Distribution Center.
 - 3) **APPLICATION FOR A CONDITIONAL USE: Brandon Burgess as Authorized Agent for Singleton Assets & Operations, LLC (Applicant):** The proposed site contains approximately 3.94 acres located on Lake Oconee Parkway & Lake Country Drive being a portion of **TMP #056-0-00-003-AA** and is currently zoned **B2** (General Commercial Highway Oriented District). Proposed plan is to operate a Boat Dealership.