

EUHARLEE PLANNING AND ZONING COMMISSION MEETING MINUTES

7:00 PM | July 14, 2026 | Euharlee City Hall

MEMBERS PRESENT: Chairman Jud Mobbs, Mr. Jim Thibault, Ms. Kathy Foulk, and Mr. Jim Evans. Staff present: Katie Gobbi, Community & Economic Development Director. Members not present: Ms. Lovako Patterson, and Mr. Steve Gray.

Chairman Mobbs called the meeting to order at 7:00 PM.

Agenda was approved unanimously.

Minutes of the March 10, 2026 meeting were approved unanimously.

UNFINISHED AND NEW BUSINESS

Code Enforcement Officer: Ms. Gobbi introduced the City's new Code Enforcement Officer, Corey Parker, who joined the City on May 4. Mr. Parker provided a brief introduction and shared his background with the Commission.

Mr. Parker reviewed the City's code enforcement process, explaining that he conducts routine inspections throughout the week, issues warnings for unresolved violations, and monitors properties for compliance before pursuing further enforcement actions if necessary.

The Commission discussed ongoing code enforcement matters, including recurring property maintenance concerns at Dollar General. Staff explained the City's enforcement procedures and noted that citations and penalties are pursued through the police department when voluntary compliance is not achieved.

Mr. Parker also noted that he works closely with staff on permitting and code enforcement matters. The Commission welcomed Mr. Parker to the City.

Current State Minimum Codes for Construction: Ms. Gobbi presented the 2024 Georgia State Minimum Standard Construction Codes with Georgia amendments and recommended their adoption to ensure the City remains in compliance with state requirements for issuing building permits. She explained that the City is currently operating under the 2018 codes and that this is the first comprehensive adoption of all mandatory state construction codes.

The Commission discussed the adoption process and the relationship between the International Fire Code and state fire codes. Staff noted that additional review of the state minimum fire code may be needed for future consideration.

Following discussion, Mr. Thibault made a motion to recommend adoption of the State Minimum Standard Construction Codes to the City Council. Ms. Foulk seconded the motion. The motion passed unanimously.

Sign Ordinance – Temporary Signs: Ms. Gobbi presented the current provisions of the City's sign ordinance related to temporary signs and discussed the need to address banners and other temporary signage that are not currently permitted under the ordinance. She explained that the goal is to establish reasonable standards that allow temporary signs while maintaining the City's appearance and preventing them from becoming permanent fixtures.

The Commission discussed potential parameters, including size limits, time restrictions, and applicability to commercial and similar zoning districts rather than residential properties. Members also discussed balancing flexibility for community organizations and businesses with the need to prevent visual clutter.

Following discussion, the Commission reached consensus that staff should develop proposed ordinance amendments for further review.

Mr. Evans made a motion directing staff to prepare draft ordinance amendments regarding temporary signs for consideration at the next meeting. Ms. Foulk seconded the motion. The motion passed unanimously.

Meeting adjourned at approximately 7:25 PM.