

# *Waycross-Ware County Planning Commission*

305 Oak Street, Suite 157 Waycross GA 31501  
Telephone: (912) 287-4379 Fax: (912) 287-2467

## **MARCH 12, 2026 AGENDA**

There will be a regular meeting of the Waycross-Ware County Planning Commission on Thursday, March 12, 2026. The lunch & work session will begin at 11:30AM and the regular session meeting will begin at 12:30 PM at the 305 Oak Street, Suite 113, Ware County Administration Building, Waycross, Georgia.

**I. Invocation and Pledge of Allegiance**

**II. Roll Call**

**III. Approval of January 8, 2026 regular meeting minutes.**

**IV. Declaration of Conflict of Interest.**

**V. Planning Commission Actions:**

**VI. Waycross Actions:**

A. Rezoning/Zoning:

1. Request to change zoning for parcel "WA1902 041" on Marion St from R-75 Residential to RM75 Residential Mobile Home

B. Annexation Zoning: (None)

C. Subdivisions: (None)

D. Other: (None)

**VII. Ware County Actions:**

A. Rezoning/Zoning:

1. Rezoning 801 S. Augusta Ave (PN: 055D01 120 & 055D01 121) C-2 & C-2 SDD (Highway Commercial Special Development District) to MU & MU SDD (Mixed Use Special Development District)

a) Requested for the purpose of utilizing existing structure for residential use while leaving the option available for commercial in the future.

2. Rezoning portion of parcel "051C05 029" located at 103 W Blackshear Ave. LI Limited Industrial to C-3 General Commercial

a) Request being made by the county to administratively correct a split zoning to follow the full property line.

3. Text Amendment – Addition of conditional use type for "Data Centers" for GI, LI, IP, & A Zoning types.

a) Follows noise & buffer requirements set in Cryptocurrency & Data Mining Ordinance.

b) Additional buffer requirements for properties adjacent to residential zoning types and an additional requirement regarding cooling systems

B. Subdivisions:

1. Cottonbranch Estates Phase 1

a) Revision from previous submission that had been renamed as Dogwood Reserve

C. Other: Road Names

1. Renaming of Cameron Lane

a) Requested by Robert Wallace to rename Cameron Lane in honor of the deceased officer, Taylor Bristow

2. New Road Name – Todd Lane

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- a) Name requested for private driveway.

## **VIII. Additional Items:**

- A. Correspondence and Reports:
  - 1. Ware County (Discussion)
    - a) Discussion of potential Short Term Rental Ordinance
    - b) Discussion regarding direction regarding Tiny Houses in Ware County
    - c) Discussion regarding future road name limitations or rules.
  - 2. City of Waycross (None)
- B. Planning Commissioner's Items
- C. Chairman –

IX. Next planned meeting is planned for Thursday April 9, 2026.

X. **Adjournment**