





3. The proposed amendment will allow the impact to the provision of public services to be evaluated on a case by case basis at the time of application.
4. The proposed amendment will allow the impact to environmental factors to be evaluated on a case by case basis at the time of application.
5. The proposed amendment will allow the impact to transportation to be evaluated on a case by case basis at the time of application. Further, the EDZ is founded on utilization of the high traffic corridors identified in the West Elbert County Transportation Master Plan of 2008. These high traffic corridors provide the greatest capacity for increased traffic in the future.
6. The proposed amendment is intended to promote economic activity and expansion of goods and services to Elbert County residents and will not otherwise be detrimental to the health, safety or welfare of the present or future inhabitants of Elbert County.

**WHEREAS**, the Board of County Commissioners, having found that this hearing was properly noticed, and having reviewed the recommendation of the Planning Commission, and having listened to all public comment, and being fully advised in the premise.

**BE IT THEREFORE RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS FOR THE COUNTY OF ELBERT** as follows:

That the Board of County Commissioners hereby approves an Amendment to the Official Zoning Map of Elbert County to delineate certain properties within the Economic Development Zone (EDZ) Overlay District, as illustrated on the attached Economic Development Zone (EDZ) Overlay District Rezone Map Exhibit, hereby included as Exhibit A including 4 pages of map exhibits, with the following conditions:

1. The underlying zoning districts are not affected by the addition of EDZ Overlay District.
2. The areas identified on the Rezone Map Exhibit as “Economic Development Zone Overlay District” shall be incorporated into the EDZ boundary effective with this Resolution of Approval.
3. The areas identified on the Rezone Map Exhibit as “EDZ Pending” shall be incorporated into the EDZ boundary one year following the adoption of this Resolution 19-04.
4. Upon one year following the adoption of the EDZ Rezone Map Exhibit, the official zoning map of Elbert County shall be updated to reflect the zone change for the “EDZ Pending” area identified on the Map Exhibit.
5. The Economic Development Zone (EDZ) Overlay District Rezone Map Exhibit, including 4 pages of map exhibits, is a graphic representation of the corridors and properties expected to be allowed to utilize the EDZ overlay district allowances and each property owner will need to establish that the 1320 foot EDZ corridor on such

property complies with this Resolution and the Elbert County EDZ overlay regulations approved in Resolution 18-15 and as may be amended thereafter.

Upon a motion duly made and seconded, the foregoing resolution was adopted by the following vote:

  
CHRISTOPHER RICHARDSON, CHAIR

  
GRANT THAYER, VICE CHAIR

  
RICK PETTITT, COMMISSIONER

ATTEST: RACHEL BUCHANAN  
DEPUTY COUNTY CLERK

BY:  
Deputy Clerk to the Board



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Dallas Schroeder Recorder, Elbert County, Co





**FIGURE 1**  
**PROPOSED EDZ OVERLAY DISTRICT**

