

## Public Hearing Notice

### City of Cochran

#### Text Amendments to the Zoning Ordinance

The Planning Commission for the City of Cochran will hold a Public Hearing to add to Article 9, Sec. 9-5 (c ); Article 10, Sec. 10.3 (a); and Article 11.1 as Text Amendments to the City Zoning Ordinance. These text amendments are listed below and concern advertising and notice requirements for Variances and Conditional Uses.

The Planning Commission will hold a Public Hearing on **Thursday, November 7, 2024 at 6:30p.m.** in the City Auditorium located at 102 N. Second Street. The City Council will hold a Public Hearing on **Tuesday, November 12, 2024 at 7:00 p.m.** in the City Auditorium at 112 W. Dykes Street.

City Council meetings are accessible to the public through Facebook live. Public comments can be submitted by contacting Cochran City Hall at (478) 934-6346, or through e-mail at [inf@cityofcochran.com](mailto:inf@cityofcochran.com), or at 112 West Dykes Street, Cochran Ga. 31014.

**Article 9, Sec. 9-5 (c ) on Page 83 of the Zoning Ordinance shall be amended to read as follows:**

The Mayor and Council will by official action adopted at a regular or called meeting provide for a hearing on an amendment and zoning decision affecting the citizens of the City of Cochran, and shall fix the time and place of the official City Council public hearing so that the required public hearing notice is published not less than fifteen (15) days but not more than forty-five (45) days prior to the date of said City Council hearing, and the required referral to the Planning Commission can also be made. Specifically for amendments concerning Variances or Conditional Uses, the required public hearing notices must be published not less than thirty (30) days prior to the date of said City Council hearing, and the required referral to the Planning Commission can also be made.

**Article 10, Sec. 10.3 (a) on Page 90 of the Zoning Ordinance shall be amended to read as follows:**

Upon receipt of a complete application for a Conditional Use as authorized in this Ordinance, the City will proceed with review of this Conditional Use consistent with the requirements for a zoning amendment application, with the exception that a Conditional Use application must be advertised not less than thirty (30) days prior to the date of said City Council hearing, and the required referral to the Planning Commission can also be made.

**Article 11.1, Sec. 11.1 on Page 93 of the Zoning Ordinance shall be amended to read as follows:**

The Mayor and Council of the City of Cochran shall hear and decide upon all Variance applications to the City's Zoning Ordinance. Public notice and procedural requirements for Variance applications will follow the same procedural requirements as in a rezoning request. The required Public Hearing notice for Variance applications must be published not less than thirty (30) days prior to the date of said City Council hearing.