



Carroll County Department of Community Development

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Carroll County Planning Commission August 19, 2025 MINUTES

- I. Call to Order. Chairman Doyal called the meeting to order at 6:00 PM.
- II. Roll Call. The Zoning Administrator called the roll. Present: Jerry Doyal, Deaidra Wilson, Mike Land, Kim Hagen, Jamie Beam. Absent: Paul Dement, Jeffrey Vance.
- III. Minutes. The July minutes were unanimously approved on a Motion by Commissioner Wilson, seconded by Chairman Hagen, 5-0.
- III. Hearing Procedures. Chairman Doyal reviewed the hearing procedures, copies of which are available and made part of the agenda for reference.
- IV: Requests:

Z-25-08-01: Rezoning request for 2.11 acres from Agriculture to Commercial, for a utility contractor business at 2130 Bremen Mt Zion Rd. Parcel #053-0006, Land Lot 294 of the 7th District. Applicant/Owner: Jody Bennett. Commission District 6.

The applicant, Jody Bennet, spoke in favor of the request. He explained he is operating a commercial business on agriculture zoned property, and Code Enforcement got a complaint about it. His next option was to try to get it rezoned and get a business license. The Board had concerns over spot zoning. Commissioner Hagen made a motion to recommend approval *with the condition that any other use other than what is being requested would have to come back before the Board*, and Commissioner Wilson seconded. The recommendation for approval with the condition was unanimous, 5-0. **APPROVED**

C-25-08-01: Conditional Use request, zoned Agriculture, for dog kennels at 1460 Oak Grove Rd. Parcel #080-0046, Land Lot 65 of the 11th District. Owner/Applicant: Karmen Barber. Commission District 4.

The applicant, Karmen Barber, spoke in favor of the request. She explained her family has 9 dogs, 3 being boarded right now, and the kennels could hold up to 20 dogs. They are fenced in and are never let out without a leash. Code Enforcement was made aware of the kennel business by Animal Control and realized she did not have a Carroll County business license or a Conditional Use to have kennels.

Multiple neighbors spoke *against* the request. They had concerns over the number of dogs that she had, dogs getting out and biting, property values, and the overall nuisance from constant barking. After some discussion, the Board could not agree on a recommendation. Commissioner Wilson made a motion to make no recommendation, and Commissioner Hagen seconded. The vote for no recommendation was unanimous, 5-0. **NO RECOMMENDATION**

VI: Business Session

The meeting was adjourned at 6:29 PM.