

The following constitutes the agenda for the regular scheduled meeting of the Board of Commissioners of Walker County, Georgia to be held at 6:00 p.m. on November 6th, 2025

REGULAR SCHEDULED MEETING

- 1. Invocation & Pledge**
- 2. Chairwoman Teems will Call to Order the Regular Meeting**
- 3. Clerk to Establish a Quorum is present**
- 4. Approve Agenda**
- 5. Approve Minutes**
 - 5.1. Minutes for the Regular Scheduled Meeting held on October 2, 2025 at 6:00 p.m.
- 6. Chairwoman's Comments**
- 7. Financial Report**
- 8. Committee Reports**

Litter Task Force - Director of Solid Waste & Environmental Management-Paine Gily
- 9. Department Reports**

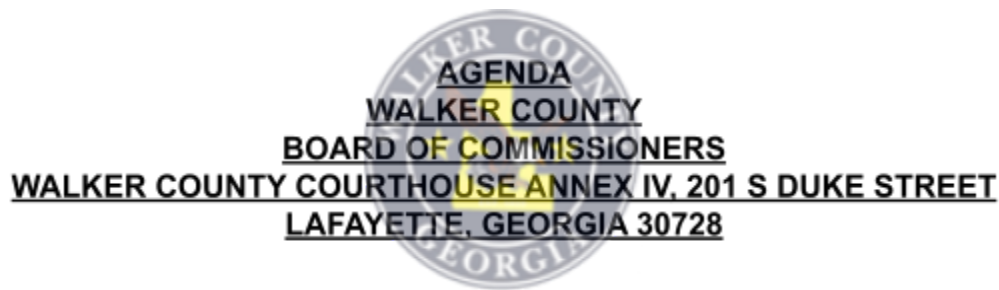
Notice of Exercise for the Council of Superior Court Judges of Georgia

 1. Notice of Exercise of Option O.C.G.A. § 15-6-29 (b)(1) for Superior Judge Brian House
 2. Notice of Exercise of Option O.C.G.A. § 15-6-29 (b)(1) for Superior Judge Don Thompson
- 10. Presentation from the Chattanooga Area Food Bank-Northwest Georgia Branch**

John Carr Whitmer, Director of Philanthropy, NW Georgia
- 11. Public Hearing - Planning & Zoning**

Per Walker County Code Chapter 22-109(c), all comments concerning a proposed zoning decision under consideration by the Board of Commissioners shall be in writing prior to the commencement of the hearing. The only exception will be the applicant who has filed the zoning request. The applicant shall be allowed five minutes to address the Board, unless the Board allows additional time.

 - 11.1. Joseph Lloyd requests a setback variance for property located at 957 Durham Road, Rising Fawn, GA. 30738. Tax map & parcel number O-004-014.
 - 11.2. Thomas Guthrie requests a variance to divide off less than five acres in an A-1 zone for property located at 3017 W. Cove Road, Chickamauga, GA. 30707. Tax map & parcel number O-243-032.
- 12. Unfinished Business**
 - 12.1. Ordinance O-03-24 to Amend Chapter 4 (Animals) of the Code of Walker County to Provide for Spay/Neuter and Licensing Requirements for Cats and Dogs (*Tabled at December 19, 2024, April 3, 2025 and October 2, 2025 meetings*)



13. Public Comment

14. Consent Agenda

The Consent Agenda is a special rule of order providing for non-controversial matters to be considered in gross or without debate or amendment. Should a Board member object to any item being in the Consent Agenda, it is restored to the place it would have otherwise been considered on the regular agenda.

- 14.1. Resolution R-071-25 to Authorize the Creation, Maintenance and Management of Electronic Meeting Minutes
- 14.2. Resolution R-072-25 to Appoint a Deputy Clerk of the Governing Authority of Walker County
- 14.3. Resolution R-073-25 to Amend the FY2026 budget to redefine line items related to Public Works projects and the Highway and Streets Division
- 14.4. Resolution R-074-25 Human Resources Policy regarding Professionalism and Time Management for County Employees

15. New Business

- 15.1. Resolution R-075-25 Ratification of County Road Maintenance Contribution Agreement with Walker County Stone, LLC.
- 15.2. Purchase Order 2026-00000303 for \$57,500.00 to Jake Marshall for Heat & Air Units and Duct Work for the Road Department and Fleet Management
- 15.3. Joseph Lloyd requests a setback variance for property located at 957 Durham Road, Rising Fawn, GA. 30738. Tax map & parcel number 0-004-014. *(Planning Commission recommended this variance be Approved)*
- 15.4. Thomas Guthrie requests a variance to divide off less than five acres in an A-1 zone for property located at 3017 W. Cove Road, Chickamauga, GA. 30707. Tax map & parcel number 0-243-032. *(Planning Commission recommended this variance be Approved with conditions)*

16. Commissioner Comments

17. Executive Session

18. Adjourn

The next regularly scheduled meeting will be held on Thursday, December 4th at 6:00 p.m. Please note the new location: 201 South Duke Street.

As set forth in the Americans with Disabilities Act of 1992, Walker County does not discriminate on the basis of disability, and will assist citizens with special needs, given proper notice. Please contact the Office of the County Clerk for assistance prior to each meeting. We can be reached at 706-638-1437.



Walker County Governmental Authority
201 South Duke Street, Annex IV
LaFayette, GA 30728

Minutes of the Regular Meeting of the Board of Commissioners

October 2, 2025 - 6:00 PM

Call to Order:

Chairwoman Angie Teems called to order the Regular Meeting of the Board of Commissioners held at Courthouse Annex IV, 201 S. Main Street, LaFayette, Georgia at 6:00 PM on October 2, 2025.

Attendees:

The following were present: Chairwoman Teems, Commissioners Robert Blakemore, Brian Hart, and Gene Wilson. Also in attendance were Chief Financial Officer Christian Roach, County Clerk Lisa Richardson, Communications & Community Development Director Joe Legge, Compliance Officer Aleks Jagiella-Litts, Director of Human Resources Hugh Delacruz, Planning and Zoning Director Jon Pursley, and Walker County Coroner, Billy Sims. A sign-in sheet for other guests is attached.

Approval of Agenda:

Agenda of the Regular Scheduled Meeting held on 02 October, 2025

- a. Commissioner Blakemore made a motion to approve the agenda
- b. Seconded by Commissioner Hart
- c. No discussion
- d. 4 Ayes, 0 nays
- e. Agenda approved

Approval of Minutes:

Approval of Minutes for the Regular Meeting of the Board of Commissioners held on October 2nd, 2025 at 6:00 p.m.

- a. Motion to approve September 4th Minutes made by Commissioner Wilson
- b. Seconded by Commissioner Hart
- c. No discussion
- d. 4 Ayes, 0 nays
- e. September 4th Meeting Minutes Approved

Chairwoman's Report:

Chairwoman Teems announced that the county has entered a new fiscal year, marking her first budget period under her management. She informed the public that a new finance tool will be implemented in January 2026. This new system will complement the existing platform, providing citizens with direct access to financial data without the need

for formal requests. While acknowledging that the county is currently behind others in this regard, Chairwoman Teems anticipates closing this gap by early next year.

The Commissioner's Office has made significant strides in modernizing its technology and processes. A recent key adoption is Paycor, a system that has already brought substantial benefits by enabling employees and elected officials to view their paid time off in real time. This system also automates payroll processing, eliminating the manual effort previously required for calculating time and PTO.

Additionally, the county is currently piloting new software designed to create agenda packets and streamline Open Record Requests (ORR). While the appearance of the agenda will remain consistent, the underlying process will be considerably more efficient. Once training is complete, individuals will be able to upload information online directly into the system. This will greatly assist the clerk by organizing information more effectively and significantly reducing the paperwork and effort involved in agenda creation. The same system will also be implemented for open record requests. These initiatives demonstrate the county's commitment to modernizing its platform and streamlining processes to better serve its citizens through more advanced methods.

Commissioner Teems and staff are committed to strengthening the security of our financial data, while expanding transparency and accountability. These improvements will also enhance accuracy and efficiency across all departments. The result will be significant cost savings and faster, easier access to information for everyone.

Financial Report:

CFO Christian Roach delivered a financial presentation for the period ending August 31, 2025, reiterating information from the agenda packet. He updated the board on the transfer of funds to Regions Bank, noting that \$12 million has been moved to an interest-bearing account to maximize county earnings. CFO Roach also announced that auditors would be present in the county office the second week of November to collaborate with elected officials, returning the first two weeks of December to assist the finance department with the 2025 audit.

Committee Reports:

No committee reports for October 2025

Department Reports:

Animal Services Update: Progress and Continued Needs

Bailey Clements, Director of Animal Services, provided an update on the significant strides made in Walker County's animal services, while also highlighting areas where continued community support is vital.

Spay/Neuter Programs:

- **2024:** Despite the absence of a county voucher program, approximately 400 animals were altered through the efforts of No More Puppies Georgia and the local shelter.
- **2025:** The county's voucher program, initiated this year, has already facilitated the alteration of 250 animals within its first four months. The shelter has issued over 160 vouchers, but a substantial waitlist of 450 names (representing nearly 1,000 animals) underscores the ongoing demand for these services. No More Puppies Georgia remains a key partner, having altered over 100 additional animals in the county and actively assisting animal control with field spay/neuter initiatives.

- **Community Support:** A testament to community commitment, the shelter has received \$16,000 in donations from Walker County citizens, reinforcing the perceived need for these vital services.

Foster Program:

Ms. Clements emphasized the critical need for a robust foster program within the community. Fostering provides temporary housing and preparation for animals awaiting adoption, significantly aiding the shelter's capacity and the animals' well-being.

Animal Control Operations:

Animal control officers are responding to a minimum of 10 calls daily. Their response times have significantly improved, with teams deployed in pairs or individually based on the priority of the call.

Upcoming "Empty the Shelter" Event:

An upcoming "Empty the Shelter" event will waive adoption fees for animals and livestock over four months old, aiming to find loving homes for as many animals as possible.

Presentation from Terracon on EPA Brownfield Grant

Presentation from Dallas Whitmill, P.E. from the Chattanooga Environmental Department Manager and Amanda Herrit, M.S. Brownfields Project Manager with Terracon reviewing Walker County Brownfield Grant Program status.

- a. No questions from Board of Commissioners

Public Hearing - Planning & Zoning:

Per Walker County Code Chapter 22-109(c), all comments concerning a proposed zoning decision under consideration by the Board of Commissioners shall be in writing prior to the commencement of the hearing. The only exception will be the applicant who has filed the zoning request. The applicant shall be allowed five minutes to address the Board, unless the Board allows additional time.

Chair Teems asked the board to waive the rule requiring written applications for individuals to speak on planning and zoning cases. She also stated that the four rezone requests for April Lynn Morgan would be discussed and voted on as a single item.

1. Bobbie J. Burke requests a rezone from A-1 (Agricultural) to RA (Residential/Agricultural) for property located at 440/442 Durham Road Rising Fawn, GA. 30738. Tax map & parcel number 0-004-002
 - a. Bobbie Burke was in attendance - currently has 2 screws adjacent to Lula Lake and would like to change from A-1 to RA zoning so they can sub-divide the 2 residences. Would like to pass along to children
2. Sean & Penny Hayes Broome requests a conditional use variance for property located at 1218 Hog Jowl Road Chickamauga, GA 30707. Tax map & parcel number 0-260-003
 - a. Penny Broome in attendance - asking for a variance to sell clothing from a building on property. Small boutique 300 sq feet currently online business
3. Walker County Board of Education requests a variance for property located at 12587 N. Hwy 27 Chickamauga, GA 30707. Tax map & parcel numbers 0-219-044 & 045
 - a. Jeff Fox / Jamie From Walker County Schools wanting to sell property that has a 50 foot barrier along back and they would like to reduce barrier to 15 ft. Long property but limited depth, willing to put up a vegetative barrier

- b. Intent of property discussed is restaurant, business, office space trying to do the best thing for the county.
 - c. No opposition
- 4. James H. Blakemore requests a variance for property located at 1106 Glentana Street, Rossville, GA 30741. Tax map & parcel number 0-133-065
 - a. Doris - he owns 2 houses that have been there since 1930's. He is looking to sell the land for medical expenses and looking to divide and/or separate
 - b. No opposition of request

Unfinished Business

1. Ordinance O-03-24 to Amend Chapter 4 (Animals) of the Code of Walker County to Provide for Spay/Neuter and Licensing Requirements for Cats and Dogs
(Tabled at April 3, 2025 meeting)
 - a. Chair Teems advised the age limits of the Ordinance do not match State Specifications and will need to be tabled until November meeting
 - b. Motion to table Ordinance made by Chairwoman Teems
 - c. Seconded by Commissioner Hart
 - d. No Discussion
 - e. 4 Ayes, 0 Nays
 - f. Motion to table ordinance until November approved
2. Paul Lemming requests a variance for less than five acres in an A-1 (Agricultural) zone for property located at 0 Old Mineral Springs Road, LaFayette, GA 30728. Tax map & parcel number 0-315-001. *(Planning Commission recommended this rezone be denied at July Planning Meeting, Tabled until September 4th Meeting).*
 - a. Paul Lemming in attendance and gave positive feedback on Animal Services
 - b. Requesting land variance to divide property to give niece 2.96 acres of his 12.96 property. He does not want to give 5 acres as then it will jeopardize his conservation reserve grant.
 - c. This was tabled in the July & August Meeting and in the September meeting no action was taken
 - d. Motion made to approve variance made by Commissioner Wilson
 - e. Seconded by Commissioner Blakemore
 - f. Discussion between Commissioners ensued about boundaries, setting presidents and re-evaluating zoning for our community
 - g. Director Jon Pursley advised if variance granted on the contingency to come back to change zoning from A-1 zoning to a transitional RA zoning.
 - h. Commissioner Wilson amends motion to a conditional variance for a 6 month time period to have his property rezoned as RA to comply with county planning requirements.
 - i. Seconded by Commissioner Askew
 - j. No further discussion
 - k. 4 Ayes, 0 Nays
 - l. Variance Approved with conditions

Public Comment:

1. Jim Pope encouraged TSPLOST to have better roads and asked Commissioner Hart to address questions he submitted for review concerning Concord Road.

2. Diane Kuzlow shares property line with the development authority along with 46 other families and is concerned about losing her rural environment and would like information to be shared concerning site plans.
3. Randy Pittman - Walker County Historical Preservation Committee was awarded a Federal Grant for Historic Preservation in Communities. \$20,000 awarded for survey and will cover the Villanow area starting in the Spring of 2026.
TN GA Memorial Park to purchase and place a wreath

Consent Agenda:

The Consent Agenda is a special rule of order providing for non-controversial matters to be considered in gross or without debate or amendment. Should a Board member object to any item being in the Consent Agenda, it is restored to the place it would have otherwise been considered on the regular agenda.

1. Resolution R-058-25 for Tuition Reimbursement
2. Resolution R-059-25 to Establish a Travel Policy
3. Resolution R-064-25 to Establish a Holiday Calendar for County Offices in 2026
4. Resolution R-067-25 to retain the law firm of Arnold & Itkin, LLP as a secondary counsel in the Per-and Polyfluoroalkyl Substances (PFAS) class action lawsuit
5. Resolution R-70-25 to Adopt a Budget for 2026 Tourism, Convention and Trade Shows in Walker County
 - a. Motion to approve all items on consent agenda made by Commissioner Blakemore
 - b. Seconded by Commissioner Hart
 - c. No discussion
 - d. 4 Ayes, 0 Nays
 - e. All 5 Resolutions approved

New Business:

1. Ordinance O-02-25 to Amend Certain Sections of Chapter 22 of the Code of Walker County, Georgia Regarding Land Development
 - a. Motion made to approve Ordinance made by Commissioner Hart
 - b. Seconded by Commissioner Askew
 - c. Commissioner Hart questioned if 24minutes total and additional time can be allowed by Commissioners if needed
 - d. 4 Ayes, 0 Nays
 - e. Ordinance Approved
2. Resolution R-065-25 to Ratify Compensation for County Coroner
 - a. Motion to Approve made by Commissioner Wilson
 - b. Seconded by Commissioner Blakemore
 - c. No discussion
 - d. 4 Ayes, 0 Nays
 - e. Motion approved
3. Resolution R-068-25 to Declare Certain County Property as Surplus and Authorize its Disposition
 - a. Motion made by Commissioner Blakemore
 - b. Seconded by Commissioner Askew
 - c. Commissioner Hart asked what items will go on GovDeals

- d. No further discussion
 - e. 4 Ayes, 0 Nays
 - f. Resolution Approved
4. Resolution R-069-25 to Award Contract for the Construction of the Agriculture Center Storage Building
- a. Commissioner Hart spoke on construction using SPLOST designated for Agriculture
 - b. Motion to approve made by Commissioner Hart to use Masonry Specialists
 - c. Seconded by Commissioner Wilson
 - d. No further discussion
 - e. 4 Ayes, 0 Nays
 - f. Resolution Approved
5. Purchase Order 2025-00003326 Gordian in the amount of \$63,607.00 for environmental testing and at the courthouse for asbestos, lead, air quality and structure safety
- a. Motion made to approve testing made by Chairwoman Teems
 - b. Seconded by Commissioner Blakemore
 - c. No discussion
 - d. 4 Ayes, 0 Nays
 - e. Purchase Order Approved
6. Purchase Order 2025-00003218 to Motorola Solutions Inc., from ARPA Grant funds in the amount of \$25,776.75 for Police Lapel Microphones
- a. Motion to approve purchase order made by Commissioner Askew
 - b. Commissioner Hart Seconded
 - c. No discussion
 - d. 4 Ayes, 0 Nays
 - e. Purchase Order approved
7. Purchase Order 2025-0003226 in the amount of \$289,750.00 to Chase Reline Inc. for Culvert Repairs at Naomi Elementary School. The Board of Education will reimburse the County in the amount of \$144,875.00.
- a. Motion made to approve by Commissioner Blakemore
 - b. Seconded by Commissioner Wilson
 - c. Commissioner Hart asked to verify why the County responsible for half the cost and received feedback on property zoning was partially county owned
 - d. No further discussion
 - e. 4 Ayes, 0 Nays
 - f. Purchase Order approved
8. Bobbie J. Burke requests a rezone from A-1 (Agricultural) to RA (Residential/Agricultural) for property located at 440/442 Durham Road Rising Fawn, GA. 30738. Tax map & parcel number 0-004-002. *(Planning Commission recommended this rezone be Approved)*
- a. Motion to approve rezone made by Commissioner Blakemore
 - b. Seconded by Commissioner Wilson
 - c. No discussion
 - d. 4 Ayes, 0 Nays
 - e. Rezone Approved
9. Sean & Penny Hayes Broome requests a conditional use variance for property located at 1218 Hog Jowl Road Chickamauga, GA. 30707. Tax map & parcel number 0-260-003. *(Planning Commission recommended this conditional use variance be*

Approved)

- a. Motion to approve conditional use variance made by Commissioner Blakemore
 - b. Seconded by Commissioner Askew
 - c. Conditional variance remains for the Broome family only, if sold it does not transfer to new owners
 - d. 4 Ayes, 0 Nays
 - e. Conditional use variance approved
10. Walker County Board of Education requests a variance for property located at 12587 N. Hwy 27 Chickamauga, GA. 30707. Tax map & parcel numbers 0-219-044 & 045. *(Planning Commission recommended this variance be Denied)*
- a. Motion to approve variance made by Commissioner Wilson with a 25ft vegetation buffer
 - b. Seconded by Commissioner Blakemore
 - c. Question asked where buffer would be and confirmed for residential side N to S
 - d. No further questions
 - e. 4 Ayes, 0 Nays
 - f. Variance with conditions approved
11. James H. Blakemore requests a variance for property located at 1106 Glentana Street, Rossville, GA. 30741. Tax map & parcel number 0-133-065. *(Planning Commission recommended this variance be Approved)*
- a. Commissioner Blakemore abstained from vote due to family owned property
 - b. Motion to approve variance made by Commissioner Wilson
 - c. Seconded by Commissioner Askew
 - d. No discussion
 - e. 3 ayes, 0 nays
 - f. Variance Approved

Commissioner Comments:

1. Commissioner Blakemore appreciates everyone coming out and supporting their government.
2. Commissioner Askew District 2 Lofton Lane bridge was reopened today after being closed for over 1 year due to safety reasons.
3. Commissioner Hart Spoke about meeting with Whitfield County and looked at options they are using with public works to keep mowing
Tire amnesty day is November 8th - take to landfill
4. Commissioner Wilson Oral rabies baits distribution

Executive Session:

Chairwoman Teems made a motion to call an Executive Session

- a. Chairwoman Teems made a motion to call an Executive Session
- b. Seconded by Commissioner Askew
- c. No Discussion
- d. 4 Ayes, 0 Nays
- e. Adjourned for Executive Session at 7:32 P.M.
- f. Returned from Executive Session at 7:59 P.M.

Chairwoman Teems stated that a general session can be called to discuss specific categories such as Real Estate, Litigation, Personnel and/or Digital Security.

- a. A vote was taken in Executive Session
- b. Discussion on Real Estate in Walker County
- c. The following were in attendance at the Executive Session
 - a. Chairwoman Teems
 - b. Commissioner Blakemore
 - c. Commissioner Askew
 - d. Commissioner Hart
 - e. Commissioner Wilson
 - f. Compliance Officer Aleks Jaggiella-Litts
 - g. County Clerk Lisa Richardson

Adjournment:

With no further business on the agenda, Chairwoman Teems adjourned the meeting at 7:59 P.M.

Angela Teems
Chairwoman/CEO
Walker County Georgia

Date

Minutes prepared by: Walker County County Clerk, Lisa Richardson

Regular Scheduled Board of Commissioners Meeting

Walker County Annex IV

October 2, 2025

6:00 PM

<u>Roll Call</u>	<u>Present/Absent</u>
Commissioner Blakemore	Present
Commissioner Askew	Present
Chairwoman Teems	Present
Commissioner Hart	Present
Commissioner Wilson	Present



Sign In Sheet

Regular Scheduled Board of Commissioners Meeting

October 2, 2025

6:00 PM

Name

Address

Bobby Smith Road Dept

JG Fleet Dept

ZKobas Road Dept

Mike Leming

Paul Leming

2940 LaFayette

Ruby Allen

DIANE COUSINEAU 737 GLASS ROAD

PAUL GILY LANDFILL

ERIC CRISP 3215 HALLS VALLEY RD

Jamie Debing Walker Co. Schools

Penny Broome 1218 Hog Jaw Rd.

Sean Broome 1218 Hog Jaw RD

Jeff Potts 7444 N. Hwy 27 R.S. GA

James Bakemore 1102 Wilson Rd Ross Ga

Jean Maynor 103 Dogwood Trail Clark Ga.

Jodie Harris 241 Farm Dr LaFayette

1. 11 11 11

Ralph Harris

Ken Yates Rufus Fawn

Mike Man 605 S. Wilson Rd LaFayette

Carla Hunt LaFayette Ga

JAY MULLALLY

2598 OLD MINERAL SPRINGS

Jeff Cooley

124 Stanfield Dr

Dalea/Robert

57 Lost Found Chattanooga

Terry Helton

Animal Control

Bruce Rhyll

214 Rhyll

Jodie Harris

241 Farm Dr. Lafayette

Billy L

Coroner

Broderick + Bobbie Bunk

440/442 Dunham Rd

Kathy Pittman

Rossville

Brandon Wilson

Lafayette

Lykes Bishop

Animal Control

Melissa Smith

Animal Shelter

Travis Middleton

Flintstone

Laura Owsley

Lafayette

Justin Marsh

Chickamauga

Jon Parsley

Planning

Walker County Board of Commissioners Meeting Agenda Item Form

SECTION	DETAILS
MEETING TITLE	Board of Commissioners – Monthly Meeting
DATE OF MEETING	Oct 2 nd , 2025
SUBMITTED BY	Christian Roach - Finance
AGENDA ITEM TITLE	Financial Reports
TYPE OF ITEM	Informational
BACKGROUND & JUSTIFICATION	<div>For the month ending August 31st, 2025</div> <ul style="list-style-type: none">• Year to date revenues are \$34,786,565.12 or 100.30% of budget• Year to date expenditures are \$33,798,009.82 or 97.11% of budget
ATTACHMENTS INCLUDED	Presentation
PRESENTER(S)	Christian Roach, CFO
ADDITIONAL NOTES	

MARK YOUR CALENDAR

THURSDAY, OCT. 2
Walker County Board of Commissioners will meet Thursday, Oct. 2, at 6 p.m. at Courthouse Annex IV at 201 S. Duke St., in LaFayette. Meetings are streamed live on the county's Facebook page (Walker County, GA Government). Meetings are open to the public. Agenda packets for meetings are available for public review at walkercountygov.ga.gov. The board generally meets at 6 p.m. on the first Thursday of each month.

WEDNESDAY, OCT. 8
Memorial Hospital will host a job fair Wednesday, Oct. 8, from 3-6 p.m. in the Imaging Center lobby at its Parkway campus in Ringgold at 4700 Battlefield Parkway, Suite 100. Attendees should bring multiple copies of their resume and will have opportunities to connect directly with hiring managers, learn about exciting career paths, and potentially receive a job offer. Memorial Hospital is seeking qualified candidates to fill various roles across the hospital including all registered nurses positions, surgical techs, food and nutrition services, EVS, supply chain, imaging, and more. For a list of open positions, visit memorial.org/careers. Many of the positions filled at this job fair may eventually transfer to Memorial's new hospital in Ringgold when it opens in January 2026, offering employees the opportunity to be part of a brand-new health care environment.

SATURDAY, OCT. 11
Celebrate 60 years of racial integration in Walker County at the Trailblazers Awards Gala on Saturday, Oct. 11, at 4 p.m. at the Walker County Civic Center. This semi-formal evening will honor school integration pioneers and feature a

banquet, music, dancing and a keynote address by Luther Ingram, CEO and president of Roper Corp. Tickets are \$50 for ages 13 and older, \$25 for ages 11-12. For tickets, contact Willie Davis, Beverly Foster, Eddie Foster, Kisha Thomas, Vince Stallings, Donna McLin, Sharon Figgures, Wilma Nelson or visit Eventbrite at eventbrite.com/e/trail-blazer-awards-celebrating-walker-county-60-years-racial-integration-tickets-1442726396489. For Trailblazer sponsorships or souvenir booklet ads (starting at \$25), contact Beverly Foster.

FRIDAY, OCT. 24
 The Anna Shaw Children's Institute (ASCI) in will host the **10th annual North Georgia Autism Conference** on Friday, Oct. 24, at the Dalton Convention Center at 2211 Tony Ingle Parkway in Dalton. Elizabeth Bonker, international advocate for Nonspeakers with Autism and founder of Communication4All, will be the keynote speaker. Her May 2022 valedictorian commencement address at Rollins College went viral on social media. The event is intended for parents, caregivers, educators, professionals, medical providers, young adults on the autism spectrum, self-advocates and other interested individuals. To register, visit VitruvianHealth.com/autismconference. For more information, contact Coker at lcoker@hhcs.org.

SATURDAY, DEC. 6
 The **14th annual Reindeer Run 5K**, benefiting the Shop with a Cop program, LaFayette High School scholarships, and LaFayette Woman's Club community service projects, will be held Saturday, Dec. 6, at Joe Stock Park. Warm-up begins at 8:30 a.m., followed by the

5K Run and 1-Mile Fun Run at 9 a.m. and the Elf Race at 9:15. Early bird registration is \$30 for individuals and \$120 for teams of five through Nov. 10, increasing to \$35 and \$140 Nov. 11-Dec. 2. T-shirts are guaranteed only for early bird registrants. Packet pickup will be Thursday, Dec. 4, from 5-7 p.m. at the Bank of LaFayette Community Room.

GENERAL
Chattanooga Valley Lions Club meets the first and third Tuesday of each month at 7:30 p.m. Meetings are held at its clubhouse behind Chattanooga Valley Elementary School. Dinner is served, so contact Christy at 423-424-9891 for reservations for the meal and let the club know how many people will be attending.

Candidates who have qualified to run for office in the Nov. 4, 2025, elections in Catoosa or Walker counties may send a statement of up to 300 words, along with a high-resolution headshot, to catoosacountynews@npco.com or walkercountymessenger@npco.com. They'll be published online in order of receipt. All statements are subject to editing.

LaFayette TOPS (Take Off Pounds Sensibly) meets each Wednesday at 9 a.m. for fun, friendship and weight loss, at 600 Crane St., in LaFayette. Call 423-432-0520 for more information.

Chattanooga Valley Historical Society meets the fourth Tuesday each month at 6:30 p.m. at Flintstone Chapel and Event Center at 2503 Chattanooga Valley Road. The public is invited to attend. For more information, contact Retha Nelson at info@rethanson.com.

High Point Community Club meets the second Tuesday of each month at 11:30 a.m. on Pace Road,

near Ga. Highway 136, in the High Point Community. Meetings start with a shared meal of covered dishes, desserts, and drinks, followed by a business session. Activities sometimes include a guest speaker, Bingo or other games. Bring a covered dish and join the meetings. For more details, contact Tammy at 423-762-1464.

LaFayette Quilting Club meets at 10 a.m. at the LaFayette library every first and third Wednesday each month. Please join if you are a quilter or are interested in learning to quilt. Contact Sandra Robinson at 706-638-6060 for more information.

Walker County African American Museum and Multicultural Center at 309 N. Main St., in LaFayette features graphic and interactive exhibits highlighting the history and culture of African Americans in the Lookout Mountain Judicial District. The center emphasizes Walker County but also includes Catoosa, Chattooga and Dade counties. It is open Friday and Saturday from 1-5 p.m. and by appointment. Call: 706-670-1165. Email: wcaa-haa@yahoo.com. Website: walkercountyafricanamerican.com. Facebook: "Walk-

er County, Georg American Museum morial Park."

Walker Roelism Committee meetings the third of each month at in the Walker Center at 10052 L way 27 in Rock S

Lookout Mountain CASA (Court A ed Special Ad needs volunteer vocate for the bes of the abused and children of Catoc Walker and Chatta ties who are in fc CASA volunteers s eyes and ears of th court judges. For formation, visit th at lookoutmntnca: call 901-496-616.

American Leg 339 in LaFayet the third Monda month at 6 p.m. at tanooga St. This r open to active anc tive members of T can Legion and th

Calvary Baptis 908 Bronco l LaFayette, host munity outrea the third Saturd month from 5-8 is a free event to munity. Come an The Breast Car

NOTICE OF SALES AND USE TO THE QUALIFIED VOTERS

YOU ARE HEREBY NOTIFIED that, on November 4, 2025, the regular polling places in all the election districts of Walker County, Georgia, for the 2025 General Election, there will be submitted to the qualified voters the question of whether the one percent Special Purpose Sales and Use Tax shall be continued on all sales and uses in the County for a period of six years immediately upon the termination of the Special Purpose Sales and Use Tax in effect for the raising of approximately \$69,000,000 for the projects listed in the form of the ballot set forth below:

The ballots to be used in said election shall have the following:

- () YES "Shall a special one percent sales and use tax be levied for a period of time of six years for the purpose of funding capital outlay for the following: (1) County projects, including (i) in facilities and vehicles, including, but not limited to, recreational facilities, technology and equipment at an estimated cost of \$6,423,775; (ii) Election District facility upgrades and enhancements at an estimated cost of \$20,000; (iii) Community Development Enforcement vehicles and equipment at an estimated cost of \$20,000; (iv) Law Enforcement vehicles and equipment at an estimated cost of \$20,000; (v) IT vehicles, equipment and upgrades at an estimated cost of \$3,000,000; (vi) Fire Rescue vehicles and Fire Station repairs, renovations and acquisitions at an estimated cost of \$3,000,000; (vii) Fire Station repairs, renovations and acquisitions at an estimated cost of \$3,000,000; (viii) Fire Station repairs, renovations and acquisitions at an estimated cost of \$3,000,000; (ix) Fire Station repairs, renovations and acquisitions at an estimated cost of \$3,000,000; (x) Transfer Station and equipment at an estimated cost of \$3,000,000; (xi) Improvements, including, but not limited to, purchase of vehicles, equipment, buildings, and accessories, and K9 units at an estimated cost of \$3,000,000; (xii) Improvements at an estimated cost of \$3,000,000; (xiii) Improvements at an estimated cost of \$3,000,000; (xiv) Improvements at an estimated cost of \$3,000,000; (xv) Improvements at an estimated cost of \$3,000,000; (xvi) Improvements at an estimated cost of \$3,000,000; (xvii) Improvements at an estimated cost of \$3,000,000; (xviii) Improvements at an estimated cost of \$3,000,000; (xix) Improvements at an estimated cost of \$3,000,000; (xx) Improvements at an estimated cost of \$3,000,000; (xxi) Improvements at an estimated cost of \$3,000,000; (xxii) Improvements at an estimated cost of \$3,000,000; (xxiii) Improvements at an estimated cost of \$3,000,000; (xxiv) Improvements at an estimated cost of \$3,000,000; (xxv) Improvements at an estimated cost of \$3,000,000; 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8020 Service/Construction Bids

ctracy@lafga.org . The RFQ documents are the property of the City. The Owner reserves the right to reject any or all proposals, and to waive technicalities and informalities or to extend submittal deadlines. 10:1,2025

8025 Debtors and Creditors

Wm1485 gpn11
Notice of Sale Under Power
State of Georgia, County of Walker
Under and by virtue of the Power of Sale contained in a Security Deed given by Burton F. Haynes and Sheila Haynes to Mortgage Electronic Registration Systems, Inc., as nominee for Peoples Home Equity Inc. (the Secured Creditor), dated April 18, 2016, and Recorded on April 20, 2016 as Book No. 01884 and Page No. 0665, Walker County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$149,614.00, with interest at the rate specified therein, as last assigned to Lakeview Loan Servicing, LLC by assignment that is or to be recorded in the Walker County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Walker County Courthouse within the legal hours of sale on the first Tuesday in OCTOBER, 2025, the following described property:
All that tract or parcel of land lying and being in Original Land Lot No. 296, in the 9th District and 4th Section of Walker County, Georgia, being known and designated as Lot No. 9, Crescent Way, Phase I, being a resubdivision or part of Lot Nos. 20 and 21, Block 166, City of Chickamauga, said resubdivision of record in Plat Book 10, Page 153, in the Office of the Clerk of the Superior Court of Walker County, Georgia.
Being the same property described in Deed Book 1484, Page 268, in the Office of the Clerk of the Superior Court of Walker County, Georgia.
Subject to any covenants, conditions, reservations, restrictions and easements of record.
Subject to any government zoning and subdivision ordinance or regulations in effect thereon.
Subject to all notes, stipulations, conditions, regulations, restrictions and easements as set out on recorded plat.
Subject to Easements as noted on plat recorded in Plat Book 10, Page 153, in the Office of the Clerk of the Superior Court of Walker County, Georgia.
Tax ID: 3013078
The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Lakeview Loan Servicing, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Nationstar Mortgage, LLC d/b/a Mr. Cooper is the entity with the full authority to negotiate, amend, and modify all terms of the loan.
Pursuant to O.C.G.A. §44-14-162.2, Nationstar Mortgage, LLC d/b/a Mr. Cooper may be contacted at: (833) 685-2565 or by writing to 350 Highland Drive, Lewisville, TX 75067.
Please note that, pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan.
To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 115 CHRISTOPHER DRIVE, CHICKAMAUGA, GA 30707 is/are: Burton F. Haynes and Sheila Haynes or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.
The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the security deed.
Pursuant to O.C.G.A. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph.
Funds used at sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC.
Lakeview Loan Servicing, LLC as Attorney in Fact for Burton F. Haynes and Sheila Haynes.
Any information obtained on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 25-43479 9:10,17,24;10:1,2025

Wm1493 gpn07
IN THE PROBATE COURT
COUNTY OF WALKER
STATE OF GEORGIA
IN RE: ESTATE OF JACKIE R. NICHOLS, DECEASED
ESTATE NO.: 2025-ES-20431
AND ESTATE OF
NEDRA B. NICHOLS, DECEASED
ESTATE NO.: 2025-ES-20430
NOTICE TO DEBTORS
AND CREDITORS OF

8025 Debtors and Creditors

their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.
This 8th day of September, 2025.
Julia Barnard, Executor
c/o Benjamin T. Bradford,
Attorney for Estate
120 East Patton Street
LaFayette, Georgia 30728
9:17,24;10:1,8,2025
Wm1517 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **Bueford D. Genter, Jr.**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 3rd day of September, 2025.
Bueford D. Genter, III
303 Stanford Dr,
Flintstone, Georgia 30725.
9:17,24;10:1,8,2025
Wm1518 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **Clay Felton Rogers**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 9th day of September, 2025.
Lisa Mae Rogers
345 Ben Childs Rd,
LaFayette, Georgia 30728.
9:17,24;10:1,8,2025
Wm1521 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **John F. Tolson, Jr.**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 11th day of September, 2025.
Joann A. Tolson,
205 Oberon Trail,
Lookout Mountain, Georgia 30750.
9:17,24;10:1,8,2025
Wm1524 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **Betsy Jo Hill**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 9th day of September, 2025.
Benjamin K. Hill,
128 Mountain View Circle,
Flintstone, Georgia 30725.
9:17,24;10:1,8,2025
Wm1526 gpn07
NOTICE TO DEBTORS/CREDITORS
GEORGIA, WALKER COUNTY
All creditors of the estate of **Alvie D. Chapman**, late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.
This 12th day of September, 2025.
Marlene Chapman Johnson, Executor
c/o Benjamin T. Bradford,
Attorney for Estate
120 East Patton Street
LaFayette, Georgia 30728
9:17,24;10:1,8,15,2025
Wm1532 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **Jewell Baker**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 18th day of September, 2025.
Pamela Kelleff and Jesse Baker,
753 Diamond Circle,
LaFayette, Georgia 30728.
9:24;10:1,8,15,2025
Wm1533 gpn07
NOTICE TO DEBTORS
AND CREDITORS
All creditors of the estate of **Doris Vera Studstill**, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 18th day of September, 2025.
Vivian Edwards,
4314 Shillham Ct,
Cumming, Georgia 30040.
9:24;10:1,8,15,2025
Wm1540 gpn07
NOTICE TO DEBTORS
AND CREDITORS
STATE OF GEORGIA
COUNTY OF WALKER
IN RE: MARGARET S. AGER
All creditors of the Estate of **Margaret S. Ager**, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
September 23, 2025
Lothian Ager, Executor,
Estate of Margaret S. Ager
3939 Rose Petal Lane
Orlando, FL 32808
Robert T. Tuggle, III
Lawson, Tuggle & Taylor, LLP

8030 Divorce

Walker County, Georgia by Toni Rhey Clayton seeking a divorce. You are hereby notified to file any objections you may have upon the Plaintiffs attorney Shawn Bible P.O. Box 1423, Ringgold, Georgia 30736 within sixty (60) days. If no response is made within sixty (60) days, a hearing will be had regarding the Complaint.
This 22nd day of August 2025.
McKayla Tennant,
DEPUTY CLERK
Superior Court of Walker County
Lookout Mountain Judicial Circuit
9:10,17,24;10:1,2025
Wm1475 gpn09
IN THE SUPERIOR COURT OF
WALKER COUNTY
STATE OF GEORGIA
SANDRA GAIL HILLEY,
Plaintiff,
v.
CHRISTOPHER LYNN HILLEY II,
Defendant.
Civil Action No. SUCV2025000394
NEWSPAPER NOTICE
TO: Christopher Lynn Hilley, II
Notice is hereby given to Christopher Lynn Hilley, II and all other interested persons that a Complaint for Divorce has been filed in the Superior Court of Walker County, Georgia by Sandra Gail Hilley seeking a divorce. You are hereby notified to file any objections you may have upon the Plaintiffs attorney Shawn Bible P.O. Box 1423, Ringgold, Georgia 30736 within sixty (60) days. If no response is made within sixty (60) days, a hearing will be had regarding the Complaint.
This 22nd day of August 2025.
McKayla Tennant I,
DEPUTY CLERK
Superior Court of Walker County
Lookout Mountain Judicial Circuit
9:10,17,24;10:1,2025
Wm1548 gpn08
THE SUPERIOR COURT
OF WALKER COUNTY
STATE OF GEORGIA
ZACHARY SCOTT ARMER,
Plaintiff,
v.
ASHLEY KROL,
Defendant.
Civil Action No: 25-SUCV-0576
NOTICE
To: Ashley Krol
By order of the court for service by publication dated September 22, 2025, you are hereby notified that on September 8, 2025, Zachary Armer filed suit against you for divorce. You are required to file with the clerk of the Superior Court, and to serve upon plaintiff's attorney, Jennifer E. Hildebrand, P.O. Box 1602, LaFayette, GA 30728, an answer in writing within sixty (60) days of September 22, 2025.
Witness, the Honorable Don W. Thompson, Judge, Walker County Superior Court.
This 25th day of September, 2025.
Carter Brown, Clerk
Walker County Superior Court
P.O. 448
LaFayette, GA 30728
10:1,8,15,22,2025

Wm1548 gpn08
THE SUPERIOR COURT
OF WALKER COUNTY
STATE OF GEORGIA
ZACHARY SCOTT ARMER,
Plaintiff,
v.
ASHLEY KROL,
Defendant.
Civil Action No: 25-SUCV-0576
NOTICE
To: Ashley Krol
By order of the court for service by publication dated September 22, 2025, you are hereby notified that on September 8, 2025, Zachary Armer filed suit against you for divorce. You are required to file with the clerk of the Superior Court, and to serve upon plaintiff's attorney, Jennifer E. Hildebrand, P.O. Box 1602, LaFayette, GA 30728, an answer in writing within sixty (60) days of September 22, 2025.
Witness, the Honorable Don W. Thompson, Judge, Walker County Superior Court.
This 25th day of September, 2025.
Carter Brown, Clerk
Walker County Superior Court
P.O. 448
LaFayette, GA 30728
10:1,8,15,22,2025

8035 Name Changes

Wm1523 gpn15
NOTICE OF PETITION TO CHANGE
NAME OF MINOR CHILD
STATE OF GEORGIA
COUNTY OF WALKER
Notice is hereby given that Heather Nave Hubbard and Robert Michael Hubbard, the undersigned, filed his/her Petition to the Superior Court of Walker County, Georgia, on the 24th day of July 2025, praying for a change in the name of his/her minor child from Nave to Hubbard. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file an objection or objections to such name changes. Objections must be filed with said Court within thirty (30) days of the filing of said Petition. Any interested party has the right to appear in this case and file objections within the time prescribed in O.C.G.A. 19-21-1 (F)(2) and (3). 9:17,24;10:1,8,2025

8040 Election Notices

Wm1531 gpn09
NOTICE OF SALES AND
USE TAX ELECTION
TO THE QUALIFIED VOTERS OF
WALKER COUNTY.
YOU ARE HEREBY NOTIFIED that, on November 4, 2025 an election will be held at the regular polling places in all the election districts of Walker County, Georgia (the County). At the Election, there will be submitted to the qualified voters of the County for their determination the question of whether the one percent Special Purpose Local Options Sales and Use Tax shall be continued on all sales and uses in the County for a period of time of six years without interruption immediately upon the termination of the Special Purpose Local Options Sales and Use Tax now in effect for the rational facilities of approximately \$69,000,000 for the purpose of funding the capital outlay projects listed in the form of the ballot set forth below. The ballots to be used in said election shall have written or printed thereon substantially the following:
() Yes
() No
Shall a special one percent sales and use tax be continued in Walker County for a period of time of six years for the raising of approximately \$69,000,000 for the purpose of funding capital outlay projects within the County, to include:
(1) County projects, including (i) improvements to and investments in County facilities and vehicles, including, but not limited to, community centers and recreational facilities, technology and equipment, and County vehicles at an estimated cost of

8040 Election Notices

tem improvements and equipment at an estimated cost of \$165,000; and (viii) Electric and broadband improvements at an estimated cost of \$400,000, all for the benefit of the City of Lafayette; (4) City of Lookout Mountain Projects, including (i) Public Safety Improvements at an estimated cost of \$170,000; (ii) City Property Improvements at an estimated cost of \$1,125,000; (iii) Public Works and Sewer Department Improvements at an estimated cost of \$800,718; (iv) City Hall Improvements at an estimated cost of \$40,000; and (v) Recreation Investments and Construction at an estimated cost of \$2,000,000, all for the benefit of the City of Lookout Mountain; (5) City of Rossville Projects, including (i) Public Safety Improvements at an estimated cost of \$878,183; (ii) Public Works Improvements at an estimated cost of \$627,274; (iii) Public Infrastructure Improvements at an estimated cost of \$1,881,821; (iv) Public Facilities Improvements at an estimated cost of \$815,456; (v) Rossville Library Improvements at an estimated cost of \$94,091; and (vi) Recreation & Economic Development Improvements at an estimated cost of \$1,975,911, all for the benefit of the City of Rossville; and (6) City of Fort Oglethorpe Projects, including (i) Water and Sewer Infrastructure Improvements at an estimated cost of \$34,394; (ii) Emergency response vehicles and equipment at an estimated cost of \$80,000; and (iii) Streetscaping and sidewalks at an estimated cost of \$100,000, all for the benefit of the City of Fort Oglethorpe? The several places for holding said election shall be at the regular and established voting precincts of the election districts of the County, and the polls will be open from 7:00 a.m. to 7:00 p.m. on the date fixed for the election.
Voters desiring to vote for the one percent sales and use tax shall do so by voting YES and voters desiring to vote against such sales and use tax shall do so by voting NO.
The last day to register to vote in this election shall be October 6, 2025.
Those residents of the County qualified to vote at said election shall be determined in all respects in accordance with the election laws of the State of Georgia.
This notice is given pursuant to resolutions of the Board of Commissioners and the Board of Elections and Registration of Walker County.
Danielle L. Montgomery,
Director of Elections
10:1,8,15,22,29,2025

8045 Sheriff's Levy

gpn19
WM3582
PUBLIC NOTICE
Items available for sale by The Walker County Sheriff's Office or Lookout Mountain Judicial Circuit Drug Task Force will be sold to the highest bidder online at www.govdeals.com. 1-18+

8055 Incorporation

Wm1488 gpn06
Notice of Incorporation
Notice is given that Articles of Incorporation which will incorporate The Holistic Haven Foundation, Inc. have been delivered to the Secretary of State for filing in accordance with the Georgia Nonprofit Corporation Code. The initial registered office of the corporation is located at 311 Massey Lane, Lookout Mountain, GA 30750, and its initial registered agent at such address is Jacqueline Harling. 9:24;10:1,2025

8056 Trade Name

Wm1527 gpn06
APPLICATION TO REGISTER A
BUSINESS TO BE CONDUCTED
UNDER A TRADE NAME,
PARTNERSHIP OR OTHERS
STATE OF GEORGIA
COUNTY OF WALKER
The undersigned does hereby certify that it is conducting a business in the City of Lafayette, County of Walker, State of Georgia, under the name of Red Gate Manufactured Home Sales and that the nature of the business is Real Estate Development and manufactured homes sales and that said business is composed of the following LLC: Red Gate Real Property, LLC, 2260 Old Mineral Springs Rd, LaFayette, Georgia 30728. 9:24;10:1,2025
Wm1528 gpn06
Walker County Superior Court
TRADE NAME REGISTRATION
Personally appeared the undersigned who on oath deposes and says that: Metro Treatment of Georgia, L.P., 2500 Maitland Center Parkway, Suite 250, Maitland Florida, 32751 is doing business in Walker County, Georgia under the name of: Metro Treatment of Georgia .L.P. D/b/a/ Private Clinic North and that the nature of the business to be carried on at such address is Outpatient Opioid Treatment Program ("OTP"). 9:24;10:1,2025
Wm1542 gpn06
Walker County Superior Court
TRADE NAME REGISTRATION
Personally appeared the undersigned who on oath deposes and says that: Jennifer D. Cook; 373 Chloe Dr, LaFayette, Georgia 30728 , is doing business in Walker County, Georgia under the name of: Downtown Event Rentals, 373 Chloe Drive, LaFayette, Georgia 30728 and that the nature of the business to be carried on at such address Photo Booth Rental and Lawn Game Rental. 10:1,8,2025

8075 F

point on the North line Lot Two Hundred Twentythence South 89 degree East, along the said North Lot Two Hundred Twenty distance of 120 feet to the winning.
For prior title see deed number 24, 1987 and recorded 28, 1987 in Book 579, Page Clerk's Office of Walker County, Georgia.
SUBJECT TO Any Government and subdivision or regulations in effect thereon. The indebtedness secured by said Security Deed has been and is hereby declared due and payable among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Lakeview Loan Servicing, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Nationstar Mortgage, LLC d/b/a Mr. Cooper is the entity with the full authority to negotiate, amend, and modify all terms of the loan.
Pursuant to O.C.G.A. §44-14-162.2, Nationstar Mortgage, LLC d/b/a Mr. Cooper may be contacted at: (833) 685-2565 or by writing to 350 Highland Drive, Lewisville, TX 75067.
Please note that, pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan.
To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 115 CHRISTOPHER DRIVE, CHICKAMAUGA, GA 30707 is/are: Burton F. Haynes and Sheila Haynes or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.
The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the security deed.
Pursuant to O.C.G.A. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph.
Funds used at sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC.
Lakeview Loan Servicing, LLC as Attorney in Fact for Burton F. Haynes and Sheila Haynes.
Any information obtained on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 25-43479 9:10,17,24;10:1,2025
Wm1461 gpn11
NOTICE OF SALE UNDER
STATE OF GEORGIA
WALKER COUNTY
WHEREAS, CHAZIMAI AND AIMEE SANCHEZ, (s), executed a SECURITY Mortgage Electronic Registration Systems, Inc., as grantee, a Government of Georgia, which was dated 10/6/2022, deed on 10/10/2023, in Instr Deed Book 02305, Page the payment of a Note in \$221,906.00 in Walker County Register of Deeds, NC FORE, notice is hereby given that the entire indebtedness has due and payable as provided in the Security Deed by the virtue of the power of sale vested in it, will on the public outcry to the high cash During the legal hours fore the door of the Walker County, Georgia, # 301, LaFayette, Georgia, the following debt is hereby situated in Walker County, Georgia, BEING PARCEL OF LAND LYING IN LAND LOT 309 DISTRICT AND 4TH SECTION OF WALKER COUNTY, GEORGIA LOT SEVENTEEN AUBURN MEADOWS SUBDIVISION AS SHOWN BY PLAT OF PLAT BOOK 12, PAGE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF WALKER COUNTY, GEORGIA PLAT REFERENCE MADE FOR AMORE CO. DESCRIPTION OF SAID LOT TO RESTRICTIVE COVENANTS OF RECORD, BEING PROPERTY, AS CON THAT DEED BOOK RE DEED BOOK 1936, PAGE OFFICE OF THE SUPERIOR COURT OF WALKER COUNTY ID: 0342 078 Being real property, known as 195 AULI FAYETTE, GA 30728 The ing in default, this sale for the purpose of paying all expenses of this sale to attorneys fees (notice of in attorneys fees having Said sale will be made : following items which r title to said property: covenants, easements, way appearing of recording, ordinances; m



Placeholder for Financial Report



Council of Superior Court Judges of Georgia

Suite 104, 18 Capitol Square, Atlanta, Georgia 30334

Phone: (404) 656-4964

NOTIFICATION OF EXERCISE OF OPTION-OCGA § 15-6-29 (b) (1)

Pursuant to OCGA § 15-6-29 (b) (1), I exercise the option to receive the salary for Superior Court Judges provided by OCGA § 45-7-4, effective (please initial one):

☒ December 16, 2025.

☐ alternate date _____.

I understand that this election is irrevocable.

I understand that I will begin receiving the new state salary beginning with the next pay period that starts more than five days after my election.

I understand that the new salary of \$201,060 is funded beginning January 1, 2026.

I understand that when I begin receiving the new state salary, my current supplement from the county or counties of my circuit will end.

I understand that the county or counties of my judicial circuit are authorized to provide me with locality pay up to a maximum amount of \$20,106 annually. I understand that the maximum authorized locality pay will decrease if the state salary increases above \$201,060.

I certify that I have informed the governing authority of the county or counties of my circuit indicated below of the exercise of this option by filing with them a copy of this form.

I understand that I will no longer receive an accountability court supplement from the state.

Signature

Brian M. Hause

Printed name

Filed with the Council of Superior Court Judges and the county or counties of the Lookout Mountain Judicial Circuit (list county or counties):

Catoosa, Chattooga, Dade and Walker

Date: 10-02-2025

Please email the completed form to the Council of Superior Court Judges at optin@cscj.org.



Council of Superior Court Judges of Georgia

Suite 104, 18 Capitol Square, Atlanta, Georgia 30334

Phone: (404) 656-4964

NOTIFICATION OF EXERCISE OF OPTION-OCGA § 15-6-29 (b) (1)

Pursuant to OCGA § 15-6-29 (b) (1), I exercise the option to receive the salary for Superior Court Judges provided by OCGA § 45-7-4, effective (please initial one):

December 16, 2025.

____ alternate date ____.

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I certify that I have informed the governing authority of the county or counties of my circuit indicated below of the exercise of this option by filing with them a copy of this form.

I understand that I will no longer receive an accountability court supplement from the state.

[Signature]

Signature

Don W. Thompson

Printed name

Filed with the Council of Superior Court Judges and the county or counties of the

Lookout Mountain Judicial Circuit (list county or counties):

Chattooga, Walker, Dade, Catoosa

Date: 10/2/25

Please email the completed form to the Council of Superior Court Judges at optin@cscj.org.

BRIAN M. HOUSE
CATOOSA COUNTY COURTHOUSE
875 LAFAYETTE STREET
RINGGOLD, GEORGIA 30736
706-965-4047

MELISSA GIFFORD HISE
POST OFFICE BOX 179
SUMMERVILLE, GEORGIA 30747
706-857-0715



CHRIS A. ARNT
POST OFFICE BOX 609
TRENTON, GEORGIA 30752
706-657-7131

DON W. THOMPSON
POST OFFICE BOX 1544
LAFAYETTE, GEORGIA 30728
706-638-1650

Superior Courts

LOOKOUT MOUNTAIN JUDICIAL CIRCUIT
CATOOSA • CHATTOOGA • DADE • WALKER
October 21, 2025

Catoosa County Board of Commissioners
Chairman Steven Henry
County Manager Dan Wright
Chief Financial Officer Rachel Clark
Catoosa County Administrative Building
800 LaFayette Street
Ringgold, Georgia 30736

Walker County Board of Commissioners
Chairwoman Angie Teems
Chief Financial Officer Christian Roach
PO Box 445
LaFayette, Georgia 30728

Andy Allen
Chattooga County Sole Commissioner
P.O. Box 211
Summerville, Georgia 30747

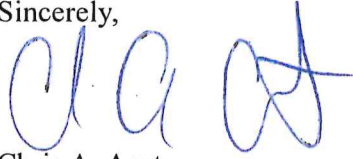
Dade County Board of Commissioners
Don Townsend, Chairman and County Executive
Rebecca Jones, Chief Financial Officer
Dade County Administrative Building
71 Case Avenue
Trenton, Georgia 30752

Dear Chairpersons, Board Members, Sole Commissioner, County Managers and
Chief Financial Officers:

Please accept this letter as my Notification of Exercise of Option - O.C.G.A. § 15-6-29 (b) (1). Pursuant to O.C.G.A. § 15-6-29 (b) (1) I exercise the option to receive the salary for Superior Court Judges provided by O.C.G.A. § 45-7-4 effective December 16, 2025. Attached is a copy of my election form.

Thank you for your attention to this matter. Should you have questions or need any additional information please contact me or my Judicial Assistant Amy Brown at 423-290-6464 or by email at abrown@lmjc.net.

Sincerely,

A handwritten signature in blue ink, appearing to read 'C.A. Arnt', with a stylized flourish at the end.

Chris A. Arnt
Superior Court Judge
Lookout Mountain Judicial Circuit



Council of Superior Court Judges of Georgia

Suite 104, 18 Capitol Square, Atlanta, Georgia 30334

Phone: (404) 656-4964

NOTIFICATION OF EXERCISE OF OPTION-OCGA § 15-6-29 (b) (1)

Pursuant to OCGA § 15-6-29 (b) (1), I exercise the option to receive the salary for Superior Court Judges provided by OCGA § 45-7-4, effective (please initial one):

☒ December 16, 2025.

☐ alternate date _____.

I understand that this election is irrevocable.

I understand that I will begin receiving the new state salary beginning with the next pay period that starts more than five days after my election.

I understand that the new salary of \$201,060 is funded beginning January 1, 2026.

I understand that when I begin receiving the new state salary, my current supplement from the county or counties of my circuit will end.

I understand that the county or counties of my judicial circuit are authorized to provide me with locality pay up to a maximum amount of \$20,106 annually. I understand that the maximum authorized locality pay will decrease if the state salary increases above \$201,060.

I certify that I have informed the governing authority of the county or counties of my circuit indicated below of the exercise of this option by filing with them a copy of this form.

I understand that I will no longer receive an accountability court supplement from the state.

Signature

Printed name

Filed with the Council of Superior Court Judges and the county or counties of the

Lowndes ntw Judicial Circuit (list county or counties):

Date:

10/16/25

Please email the completed form to the Council of Superior Court Judges at optin@cscj.org.



Walker County Planning Commission
Minutes

September 18, 2025
Walker County Civic Center
6:00 PM

ATTENDEES:

Planning Commission Members

Will Ingram
Randy Pittman
John Morehouse
Stan Porter
Todd Holt
Cindy Askew
Jon Hentz

Walker County Planning Staff

Jon Pursley, Planning Director
Kristy Parker, Planning Commission Secretary

I. CALL TO ORDER:

Chairman Pittman called the meeting to order at 6:00 P.M.

II. ROLL CALL:

III. READING & APPROVAL OF AUGUST 21, 2025 MEETING MINUTES:

Chairman Pittman asked if there was a motion to approve the August 21st minutes. Will Ingram made a motion to approve the minutes as is. John Morehouse seconded the motion to approve. The vote was unanimous. The motion to approve carried.

IV. MOTION TO OPEN THE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to open the public hearing. Todd Holt made a motion to open the public hearing. Stan Porter seconded the motion. The vote was unanimous. The motion to open the public hearing carried.

V. PUBLIC HEARING:

New Business:

1. Bobbie J. Burke: Chairman Pittman asked if Ms. Burke was present. Bobbie Burke came forward and stated that she would like to rezone the property from A-1 to RA so the property can be subdivided. Will Ingram asked if it was currently a two-acre tract and if it would be divided into two one-acre tracts and Ms. Burke said yes. He asked if there was a mobile home on the property and she stated that there were a mobile home and a house both on the property. Ms. Burke stated that the mobile home and existing house would both be taken down. Jon Hentz asked if she would be putting back permanent structures and she said yes there would be. Jon Pursley explained the zoning around the area and how it would be a better fit seeing that the property already does not meet the A-1 lot size.

2. Penny Hayes: Chairman Pittman asked if Ms. Hayes was present. Penny Hayes came forward and stated that she currently has a small building on the property that she would like to open as a small boutique. She stated that she currently has an online business. Jon Pursley stated that she did not want to rezone just conditional use for the property, and she stated yes. Kristy Parker explained that with the conditional use variance that it would only be for what she was requesting and that if the property was sold the variance would go away. She also stated that they own the surrounding property so parking would not be an issue. Will Ingram stated that it did not sound like it would be any drastic change in the traffic and Ms. Hayes said it would not.

3. Walker County Board of Education: Chairman Pittman asked if anyone was present on behalf of the Board of Education. Jeff Potts came forward and stated that he was the agent for the seller of the property. He said that Brian Jones was here on behalf of the buyer and Jamie Debitz for the seller. Mr. Jones stated he was there on behalf of the buyer and that they were requesting a setback variance from fifty feet in the back to fifteen feet. He stated that with a closer setback it would allow them to have more options. Jon Pursley explained that with the current setbacks that parking would be allowed within the fifty feet just not a building. Jon Hentz stated that it was kind of hard to grant a variance when you don't know what is going to be built. Todd Holt stated that if they knew what was going in that it would help and Mr. Jones stated that they would like to market it for a quick-serve restaurant or a gas station. Cindy Askew stated that they have to take into consideration the surrounding neighbors. Jeff Potts stated that with the current setbacks it limits 25% of the property from being used. Will Ingram asked about any fencing and Jeff Potts stated that the back property line has overgrowth, but a fence could be put up. Brian Jones stated that they could do a vegetative buffer. Several members agreed that not knowing what would be going in makes it hard to grant a variance. Mr. Jones stated that they could come up with a site plan if needed.

4. James Blakemore: Chairman Pittman asked Mr. Blakemore to explain what he was wanting to do. Doris Blakemore Manor stated that she was Mr. Blakemore's sister and that this property has three houses on it and they would like to divide them off on their own lots. She stated that Mr. Blakemore has cancer and that he would like to sell these off to help with medical expenses and that he is not able to keep the property up any longer. The Board discussed the lot sizes and Todd Holt stated that these lots are actually larger than some of the new subdivision lots.

VI: MOTION TO CLOSE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to close the public hearing. Will Ingram made a motion to close the public hearing. Todd Holt seconded the motion. The vote was unanimous. The motion to close the public hearing carried.

VII: MOTION TO OPEN NEW BUSINESS:

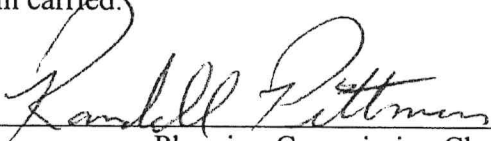
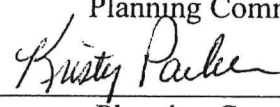
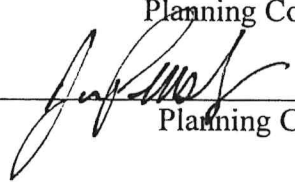
Chairman Pittman asked if there was a motion to open the new business. John Morehouse made a motion to open new business. Stan Porter seconded the motion. The vote was unanimous. The motion to open new business carried.

VIII: NEW BUSINESS:

- 1. Bobbie J. Burke:** Chairman Pittman asked if there was a motion to approve or deny the rezone request. Jon Hentz made a motion to approve the rezone. Stan Porter seconded the motion to approve. The vote was unanimous. The motion to approve carried.
- 2. Sean & Penny Hayes Broome:** Chairman Pittman asked if there was a motion to approve or deny this conditional use variance. Todd hold made a motion to approve. John Morehouse sended the motion to approve. The vote was unanimous. The motion to approve carried.
- 3. Walker County Board of Education:** Chairman Pittman asked if the was a motion to approve or deny the variance request. Todd Holt made a motion to deny due to not enough information on what would be being built on the property. Cindy Askew seconded the motion to deny. Will Ingram astained from the vote. Todd Holt, John Morehouse, Stan Porter & Cindy Askew voted in favor to deny. Jon Hentz voted in favor of the request only because the current site is an eyesore. The vote to deny carried.
- 4. James Blakemore:** Chairman Pittman asked if there was a motion to approve or deny the variance request. John Morehouse made a motion to approve. Todd Holt seconded the motion to approve. The vote was unanimous. The motion to approve carried.

IX: ADJOURNMENT:

Chairman Pittman asked if there was a motion to adjorn. Will Ingram made a motion to adjorn. Todd Holt seconded the motion. The vote was unanimous. Motion to adjoin carried.

<u>10-16-2025</u>	
Date Submitted:	Planning Commission Chairman
<u>10-16-2025</u>	
Date Submitted:	Planning Commission Secretary
<u>10-16-2025</u>	
Date Submitted:	Planning Commission Director



Walker County Planning Office
Rezone, Conditional Use Variance & Variance Application

☐ Rezone

☐ Conditional Use Variance

☒ Variance

Current Zoning:	Requested Change:	
A-1		
Map & Parcel	Date:	Fee:
0-243-032	9-16-25	150.00

Applicant/Owner & Phone: Thomas Guthrie 423-304-6569

Street Name & Number: 3017 W. Cove Rd. Chickamauga 30707

Mailing Address: 5211 Darrowby Dr, Ooltewah, TN 37363

City, State, Zip Code: Ooltewah, TN 37363

Request: To divide off less than 5 acres in a
A-1 zone

PLANNING COMMISSION RECOMMENDATION:

- 10-16-2025 ☐ APPROVED AS SUBMITTED
☒ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

- ☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

John Morehouse made a motion to approve. Stan Porter said he would like to add that the variance be approved with the stipulation that the Guthries come back within six months and rezone the two acre parcel to RA. John Morehouse agreed with these stipulations being added to his motion. Rob Walthour seconded the motion with the stipulations. Todd Hold abstained from the vote and the rest of the members voted to approve the variance with the stipulations. The motion to approve carried.

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Thomas Guthrie 9-16-25
APPLICANT/OWNER DATE



Walker County Planning Commission
Minutes

October 16, 2025
Walker County Civic Center
6:00 PM

ATTENDEES:

Planning Commission Members

Rob Walthour
Randy Pittman
John Morehouse
Stan Porter
Todd Holt
Cindy Askew
Jon Hentz

Walker County Planning Staff

Jon Pursley, Planning Director
Kristy Parker, Planning Commission Secretary

I. CALL TO ORDER:

Chairman Pittman called the meeting to order at 6:00 P.M.

II. ROLL CALL:

III. READING & APPROVAL OF SEPTEMBER 18, 2025 MEETING MINUTES:

Chairman Pittman read over the new amendments in the ordinance regarding public hearing procedure. He then asked if there was a motion to approve the September 18th minutes. John Morehouse made a motion to approve the minutes as is. Rob Walthour seconded the motion to approve. The vote was unanimous. The motion to approve carried.

IV. MOTION TO OPEN THE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to open the public hearing. Rob Walthour made a motion to open the public hearing. Stan Porter seconded the motion. The vote was unanimous. The motion to open the public hearing carried.

V. PUBLIC HEARING:

New Business:

1. Joseph Lloyd: Chairman Pittman asked if anyone was present for the Lloyd variance and if so to please come forward and state your name and address. Joseph Lloyd came forward and stated that he lives at 957 Durham Road and also owns the property at 55 Durham Road. He read over a letter that he had given to the Planning Commission and in the letter he stated that he would like a variance to be able to build 42' from the centerline of the county road. He said that he would like to build a 24x48 pole barn to store some of his farm equipment. He said that it would not have power nor water. He said that he had already prepared the building site then read what the county setbacks were from the road. He said that this location was the best spot to build the structure. Cindy Askew asked Mr. Lloyd if he planned on leaving the buffer of trees between the building and the road that currently exists, and Mr. Lloyd said yes. Todd Holt asked Mr. Lloyd how far he lived from this site, and he said about a mile down the road. There were no other questions.

2. Thomas Guthrie: Chairman Pittman asked if anyone was present for the Guthrie variance and if so to please come forward and state your name and address. Thomas Guthrie came forward and stated he lives at 5211 Darrowby Drive in Ooltewah Tennessee. He said that he was the executor of his parents' estate and that his sister lives in the house located on the property and it was his mothers wish that she be given the house. He stated that this has been in court, and the property has to be sold. He said that his sister will have to buy the house and that she cannot buy more than two acres. There was discussion on surrounding lot sizes. Jon Hentz stated that because of the slope of the property he feels like it would not be good for farming. John Morehouse asked if the barn would be included with the two acres and Mr. Guthrie said no. Chairman Pittman asked for a motion to extend the time longer than twelve minutes because the Board has used some of the time for discussion. Cindy Askew seconded the motion. The vote was unanimous to extend the time. Michael Guthrie, who is a brother and lives at 2481 W. Cove Road came forward and stated that only dividing her out two acres would leave larger tracts to be sold. There were no other comments and Chairman Pittman stated that for the record an additional two minutes were given.

VI: MOTION TO CLOSE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to close the public hearing. Jon Hentz made a motion to close the public hearing. Stan Porter seconded the motion. The vote was unanimous. The motion to close the public hearing carried.

VII: MOTION TO OPEN NEW BUSINESS:

Chairman Pittman asked if there was a motion to open the new business. John Morehouse made a motion to open new business. Todd Holt seconded the motion. The vote was unanimous. The motion to open new business carried.

VIII: NEW BUSINESS:

1. Joseph Lloyd: Chairman Pittman asked if there was a motion to approve or deny the variance request. Jon Hentz made a motion to approve the variance. Todd Holt seconded the motion to approve. The vote was unanimous. The motion to approve carried.

2. Thomas Guthrie: Chairman Pittman asked if there was a motion to approve or deny this variance. John Morehouse made a motion to approve. Stan Porter said he would like to add that the variance be approved with the stipulation that the Guthries come back within six months and rezone the two acre parcel to RA. John Morehouse agreed with these stipulations being added to his motion. Rob Walthour seconded the motion with the stipulations. Todd Holt abstained from the vote and the rest of the members voted to approve the variance with the stipulations. The motion to approve carried.

IX: ADJOURNMENT:

Chairman Pittman asked if there was a motion to adjourn. Stan Porter made a motion to adjourn. Todd Holt seconded the motion. The vote was unanimous. Motion to adjourn carried.

Date Submitted:Planning Commission Chairman

Date Submitted:Planning Commission Secretary

Date Submitted:Planning Commission Director



Walker County Planning Office
Rezone, Conditional Use Variance & Variance Application

☐ Rezone ☐ Conditional Use Variance ☒ Variance

Current Zoning:	Requested Change:	
A-1	Setback Variance	
Map & Parcel	Date:	Fee:
0004 014	9-16	150

Applicant/Owner & Phone: Joseph Lloyd 678-978-4060

Street Name & Number: 957 Durham Rd

Mailing Address: 55 Durham Rd

City, State, Zip Code: Rising Fawn GA 30738

Request: Variance of setback to allow for an agricultural pole barn (no water/electrical) to be located 42 ft from center of county road

PLANNING COMMISSION RECOMMENDATION:

10-16-2025

☐ APPROVED AS SUBMITTED

☐ APPROVED WITH CONDITIONS

☐ TABLED

☐ DENIAL

Jon Hentz made a motion to approve the variance. Todd Holt seconded the motion to approve. The vote was unanimous. The motion to approve carried.

BOARD OF COMMISSIONERS FINAL DECISION:

☐ APPROVED AS SUBMITTED

☐ APPROVED WITH CONDITIONS

☐ TABLED

☐ DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information;

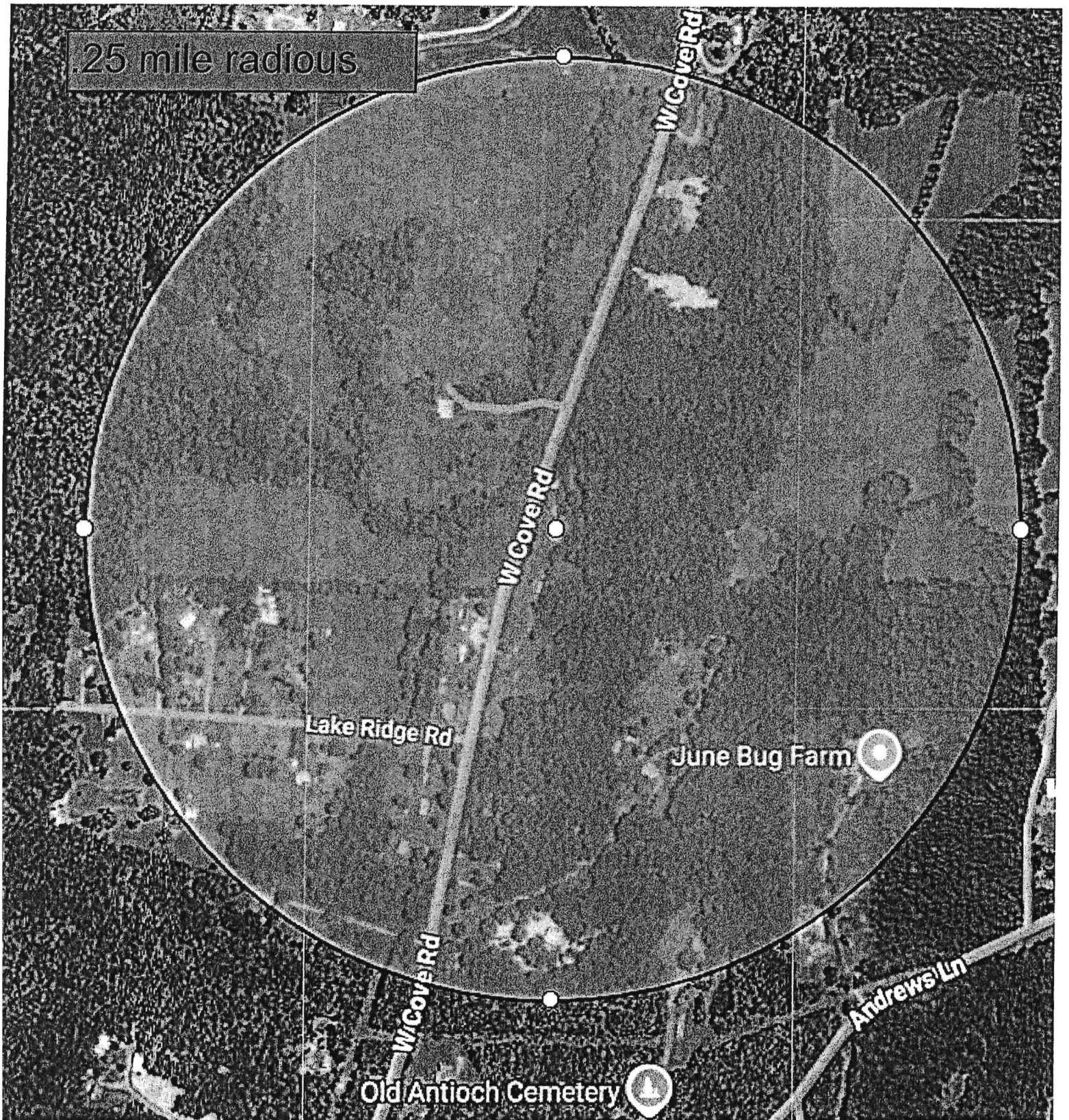
- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Joseph N. Lloyd 9-16-25
APPLICANT/OWNER DATE



25 mile radius



8025 Debtors and Creditors

County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$149,614.00, with interest at the rate specified therein, as last assigned to Lakeview Loan Servicing, LLC by assignment that is or to be recorded in the Walker County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Walker County Courthouse within the legal hours of sale on the first Tuesday in OCTOBER, 2025, the following described property:

All that tract or parcel of land lying and being in Original Land Lot No. 296, in the 9th District and 4th Section of Walker County, Georgia, being known and designated as Lot No. 9, Crescent Way, Phase I, being a resubdivision or part of Lot Nos. 20 and 21, Block 166, City of Chickamauga, said resubdivision of record in Plat Book 10, Page 153, in the Office of the Clerk of the Superior Court of Walker County, Georgia.

Being the same property described in Deed Book 1484, Page 268, in the Office of the Clerk of the Superior Court of Walker County, Georgia.

Subject to any covenants, conditions, reservations, restrictions and easements of record.

Subject to any government zoning and subdivision ordinance or regulations in effect thereon.

Subject to all notes, stipulations, conditions, regulations, restrictions and easements as set out on recorded plat.

Subject to Easements as noted on plat recorded in Plat Book 10, Page 153, in the Office of the Clerk of the Superior Court of Walker County, Georgia.

Tax ID: 3013078

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Lakeview Loan Servicing, LLC holds the duly endorsed Note and the current assignee of the Security Deed to the property. Nationstar Mortgage, LLC d/b/a Mr. Cooper is the entity with the full authority to negotiate, amend, and modify all terms of the loan.

Pursuant to O.C.G.A. §44-14-162.2, Nationstar Mortgage, LLC d/b/a Mr. Cooper may be contacted at: (833) 685-2565 or by writing to 350 Highland Drive, Lewisville, TX 75067.

Please note that, pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan.

To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 115 CHRISTOPHER DRIVE, CHICKAMAUGA, GA 30707 is/are: Burton F. Haynes and Sheila Haynes or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the security deed.

Pursuant to O.C.G.A. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph.

Funds used of sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC.

Lakeview Loan Servicing, LLC as Attorney in Fact for Burton F. Haynes and Sheila Haynes.

Any information obtained on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 25-43479 9:10;17,24;10:1,2025

Wm1493
gpn07
IN THE PROBATE COURT
COUNTY OF WALKER
STATE OF GEORGIA

IN RE: ESTATE OF JACKIE R. NICHOLS, DECEASED
ESTATE NO.: 2025-ES-20431
AND ESTATE OF
NEDRA B. NICHOLS, DECEASED
ESTATE NO.: 2025-ES-20430
NOTICE TO DEBTORS
AND CREDITORS OF
JACKIE R. NICHOLS AND
NEDRA B. NICHOLS, DECEASED
On July 22, 2025, Kevin G. Nichols was duly appointed as Executor of the Estate of Jackie R. Nichols, deceased. On September 2, 2025, Kevin G. Nichols was duly appointed as Administrator of the Estate of Nedra B. Nichols, deceased. All creditors of the Estate of Jackie R. Nichols and/or the Estate of Nedra B. Nichols, late of Walker County, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment.

Kevin G. Nichols
2659 Avon Cove NE
Atlanta, GA 30329
This 3rd day of September, 2025.
/s/ Kevin G. Nichols
Kevin G. Nichols
Executor of Estate of
Jackie R. Nichols

8025 Debtors and Creditors

quired to make immediate payment to the undersigned.

This 3rd day of September, 2025.

Bueford D. Genter, III
303 Stanford Dr,
Flintstone, Georgia 30725.
9:17,24;10:1,8,2025

Wm1518
gpn07
NOTICE TO DEBTORS
and CREDITORS
All creditors of the estate of Clay Felton Rogers, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 9th day of September, 2025.

Lisa Mae Rogers,
345 Ben Childs Rd,
Lafayette, Georgia 30728.
9:17,24;10:1,8,2025

Wm1521
gpn07
NOTICE TO DEBTORS
and CREDITORS
All creditors of the estate of John F. Tolson, Jr., deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 11th day of September, 2025.

Joann A. Tolson,
205 Oberon Trail,
Lookout Mountain, Georgia 30750.
9:17,24;10:1,8,2025

Wm1524
gpn07
NOTICE TO DEBTORS
and CREDITORS
All creditors of the estate of Betsy Jo Hill, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 9th day of September, 2025.

Benjamin K. Hill,
128 Mountain View Circle,
Flintstone, Georgia 30725.
9:17,24;10:1,8,2025

Wm1526
gpn07
NOTICE TO DEBTORS/CREDITORS
GEORGIA, WALKER COUNTY
All creditors of the estate of Alvie D. Chapman, late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.

This 12th day of September, 2025.

Marlene Chapman Johnson, Executor
c/o Benjamin T. Bradford,
Attorney for Estate
120 East Patton Street
Lafayette, Georgia 30728
9:24;10:1,8,15,2025

Wm1532
gpn07
NOTICE TO DEBTORS
and CREDITORS
All creditors of the estate of Jewell Baker, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 18th day of September, 2025.

Pamela Kelleff and Jesse Baker,
753 Diamond Circle,
Lafayette, Georgia 30728.
9:24;10:1,8,15,2025

Wm1533
gpn07
NOTICE TO DEBTORS
and CREDITORS
All creditors of the estate of Doris Vera Studstill, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 18th day of September, 2025.

Vivian Edwards,
4314 Shillham Ct,
Cumming, Georgia 30040.
9:24;10:1,8,15,2025

8030 Divorce

Wm1474
gpn09
IN THE SUPERIOR COURT OF
WALKER COUNTY
STATE OF GEORGIA

TONI RHEY CLAYTON,
Plaintiff,
v.
LARRY GENE CLAYTON, JR.,
Defendant.
Civil Action No. SUCV2025000515
NEWSPAPER NOTICE
TO: Larry Gene Clayton, Jr.
Notice is hereby given to Larry Gene Clayton, Jr. and all other interested persons that a Complaint for Divorce has been filed in the Superior Court of Walker County, Georgia by Toni Rhey Clayton seeking a divorce. You are hereby notified to file any objections you may have upon the Plaintiffs attorney Shawn Bible P.O. Box 1423, Ringgold, Georgia 30736 within sixty (60) days. If no response is made within sixty (60) days, a hearing will be had regarding the Complaint.
This 22nd day of August 2025.
McKayla Tennant,
DEPUTY CLERK
Superior Court of Walker County
Lookout Mountain Judicial Circuit
9:10;17,24;10:1,2025

Wm1475
gpn09
IN THE SUPERIOR COURT OF
WALKER COUNTY
STATE OF GEORGIA

SANDRA GAIL HILLEY,

8035 Name Changes

July 2025, praying for a change in the name of his/her minor child from Nave to Hubbard. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file an objection or objections to such name changes. Objections must be filed with said Court within thirty (30) days of the filing of said Petition. Any interested party has the right to appear in this case and file objections within the time prescribed in O.C.G.A. 19-2-1 (F)(2) and (3).

9:17,24;10:1,8,2025

8045 Sheriff's Levy

gpn19
WM3582
PUBLIC NOTICE
Items available for sale by The Walker County Sheriff's Office or Lookout Mountain Judicial Circuit Drug Task Force will be sold to the highest bidder online at www.govdeals.com. 1-18+

8055 Incorporation

Wm1488
gpn06
Notice of Incorporation
Notice is given that Articles of Incorporation which will incorporate The Holistic Haven Foundation, Inc. have been delivered to the Secretary of State for filing in accordance with the Georgia Nonprofit Corporation Code. The initial registered office of the corporation is located at 311 Massey Lane, Lookout Mountain, GA 30750, and its initial registered agent at such address is Jacqueline Harling.

9:24;10:1,2025

8056 Trade Name

Wm1527
gpn06
APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER A TRADE NAME, PARTNERSHIP OR OTHERS
STATE OF GEORGIA
COUNTY OF WALKER
The undersigned does hereby certify that it is conducting a business in the City of Lafayette, County of Walker, State of Georgia, under the name of Red Gate Manufactured Home Sales and that the nature of the business is Real Estate Development and manufactured homes sales and that said business is composed of the following LLC: Red Gate Real Property, LLC, 2260 Old Mineral Springs Rd, Lafayette, Georgia 30728.

9:24;10:1,2025

Wm1528
gpn06
Walker County Superior Court
TRADE NAME REGISTRATION
Personally appeared the undersigned who on oath deposes and says that: Metro Treatment of Georgia, L.P., 2500 Maitland Center Parkway, Suite 250, Maitland Florida, 32751 is doing business in Walker County, Georgia under the name of: Metro Treatment of Georgia, L.P. D/b/a/ Private Clinic North and that the nature of the business to be carried on at such address is Outpatient Opioid Treatment Program ("OTP").

9:24;10:1,2025

8065 Planning Commission

Wm1534
gpn16
PUBLIC NOTICE
WALKER COUNTY
PLANNING COMMISSION MEETING
Thursday, October 16, 2025
at 6:00 P.M.
Walker County Civic Center
Rock Spring, GA 30739
The Walker County Planning Commission will meet and review the following requests:
New Business:
Variance:
1. Joseph Lloyd: Requests a variance on front setback requirements for property located at 957 Durham Road Rising Fawn, GA. 30738. Tax map & parcel number 0-004-014.
2. Thomas Guthrie: Requests a variance to divide off less than five acres in an A-1 zone for property located at 3017 W. Cove Road Chickamauga, GA. 30707. Tax map & parcel numbers 0-243-032.
The second public hearing on these requests will be heard by the Walker County Board of Commissioners on November 6, 2025 at 6:00 P.M. at the Walker County Courthouse Annex IV located at 201 S. Duke Street Lafayette, GA. 30728.
For further information please call Walker County Planning & Development at 706-638-4048.
9:24;2025

8075 Foreclosures

Wm1370
gpn11
NOTICE OF SALE UNDER POWER
GEORGIA, WALKER COUNTY
By virtue of a Power of Sale contained in that certain Security Deed from NOAH C. COOPER to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR CALIBER HOME LOANS, INC., dated September 10, 2020, recorded September 10, 2020, in Deed Book 02103, Page 0316-0330, Walker County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Thirty-One Thousand Five Hundred Seventy-Two and 00/100 dollars (\$131,572.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to NewRez LLC d/b/a Shellpoint

8075 Foreclosures

Greenville, SC 29601, Telephone Number: 800-365-7107. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument.

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING as Attorney in Fact for NOAH C. COOPER

THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Attorney Contact: Ruben Lublin, LLC 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. SHP-25-02878-1

Ad Run Dates 07/16/2025, 09/10/2025, 09/17/2025, 09/24/2025, 10/01/2025
rslaw.com/property-listing

Wm1432
gpn11
NOTICE OF SALE UNDER POWER
Under and by virtue of the Power of Sale contained in a Security Deed from WILLIAM G. PITYER AND JENNIFER D. PITYER to Mortgage Electronic Registration Systems, Inc., as nominee for Taylor, Bean & Whitaker Mortgage Corp., its successors and assigns, dated September 24, 2008, and recorded on October 6, 2008, in Book 1575 Page 573, of the Walker County, Georgia Records; as last assigned to Carrington Mortgage Services, LLC (Secured Creditor); conveying the after-described property to secure a Note in the original principal amount of \$96,866.00 with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Walker County, Georgia, within the legal hours of sale on the first TUESDAY in October 2025, the following described property:

All that tract or parcel of land lying and being in Original Land Lot No. 224, in the 9th District and 4th Section of Walker County, Georgia, being described as follows: BEGINNING at a point at an iron pin on the West line of Vitteotte Road where the same is intersected by the North line of said Land Lot Two Hundred Twenty-four (224); thence South 02 degrees 05 minutes West, along the West line of Vitteotte Road, a distance of 150.5 feet to a point; thence North 89 degrees 39 minutes West, a distance of 90 feet to a point; thence North 09 degrees 15 minutes West, a distance of 152.6 feet to a point on the North line of said Land Lot Two Hundred Twenty-four (224); thence South 89 degrees 39 minutes East, along the said North line of Land Lot Two Hundred Twenty-four (224), a distance of 120 feet to the point of beginning.

For prior title see deed dated September 28, 1987 and recorded September 28, 1987 in Book 579, Page 404, in the Clerk's Office of Walker County, Georgia.

SUBJECT TO Any Governmental zoning and subdivision ordinances and regulations in effect thereon.

The indebtedness secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, non-payment of the monthly installments as required by said Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given) and all other payments provided for under the terms of the Security Deed and Note.

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments or easements, liens, zoning ordinances, restrictions, covenants, and any security deeds, mortgages or deeds of trust or any matters of record superior to the Security Deed first set out above.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Carrington Mortgage Services, LLC, 1600 South Douglas Road, Suite 200-A, Anaheim, CA 92806, 1-800-561-4567. Please understand that the secured creditor is not required to negotiate, amend, or modify the terms of the mortgage instrument.

To the best of the undersigned's knowledge and belief, said property is also known as 1408 Vitteotte Road, Chickamauga, GA 30707, and the party in possession of the property is/are WILLIAM G. PITYER AND JENNIFER D. PITYER or a tenant or tenants of said property.

Carrington Mortgage Services, LLC As Attorney-in-Fact for WILLIAM G. PITYER AND JENNIFER D. PITYER
SOLOMON BAGGETT, LLC
3763 Rogers Bridge Road
Duluth, GA 30097
(678) 243-2515

THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Publish 8/20/25, 8/27/25, 9/3/25, 9/10/25, 9/17/25, 9/24/25, 10/1/2025

Wm1465
gpn11
STATE OF GEO
COUNTY OF WAI
NOTICE OF SALE UN
THIS LAW FIRM IS A DEBT COLLECTOR. A TO COLLECT A DEBT. MATION OBTAINED WI FOR THAT PURPOSE. the power of sale contain tain Security Deed f Ritchey, to Mortgage Electronic Systems, Inc., a nominee for Tennessee V Credit Union dated April for record May 15, 2007, in Deed Book 1491, at Pa County, Georgia Records signed to QRL Financio Division of First Federal signment of Security Dee June 27, 2022, in Deed Page 824, Walker Co Records, said Security been given to secure (April 11, 2007 in the orism of One Hundred Fi sand Three Hundred (\$114,300.00), with intere at the rate stated in said unpaid balance until paid sold before the Courth Walker County, Georgia, gary hours of sale on Oct the property described or tached hereto and incorp by this reference. The (and is hereby declared d among other possible eve non-payment of the m(ments on said loan. The ing in default, this sale for the purpose of paying all expenses of this sale, torneys fees. The indivi that has full authority amend, and modify all mortgage with the debto nancial Services, A Div Federal Bank. Please ur the secured creditor is n negotiate, amend, or mo of the mortgage instrum erty will be sold as wi resentation, warranty, against the above name the undersigned, and st outstanding ad valorem assessments, and all et restrictions of record, i priority over this Secur the best of the knowledge the undersigned, the owi in possession of the Nanette Ritchey, and/ QRL Financial Services, First Federal Bank, as Fact for Nanette Ritchey ney-in-Fac Attorney C tairo, Prieto, Wood & Northridge Rd, Suite 231 30350 Email: fa.fortblaw.com EXHIBIT A: THAT TRACT OR LAND LYING AND BEI LAND LAND LOT NUM THE DISTRICT AND 4 OF WALKER COUNTY BEING DESCRIBED A BEGINNING AT A POI EAST LINE OF MILLW ROAD A DISTANCE C SOUTH, AS MEASURED EAST LINE OF MILLW ROAD, FROM ITS IN WITH THE NORTH LI LAND LOT No. 21' NORTH 89° 49' EAST, SOUTH LINE OF THE NOW OR FORMERLY ARTHUR, A DISTAN EAST, MORE OR LE EAST LINE OF SAID L/ 219; THENCE SOUTH, EAST LINE OF SAID LINE, A DISTANCE O MORE OR LESS, TO 1 EAST CORNER OF THE NOW OR FORMERLY MAYBERRY; THENCE 49' WEST, ALONG THE OF THE PROPERTY N MERLY OWNED BY M, DISTANCE OF 255.8 FE EAST LINE OF MILLW ROAD; THENCE IN A I DIRECTION, ALONG LINE OF MILLWEE HO

8075 F



**Walker County
Planning Commission Meeting**

**October 16, 2025
6:00 P.M.
Walker County Civic Center**

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. READING AND APPROVAL OF MINUTES FOR SEPTEMBER 18, 2025 MEETING

IV. MOTION TO OPEN PUBLIC HEARING:

V. NEW BUSINESS:

A. VARIANCE:

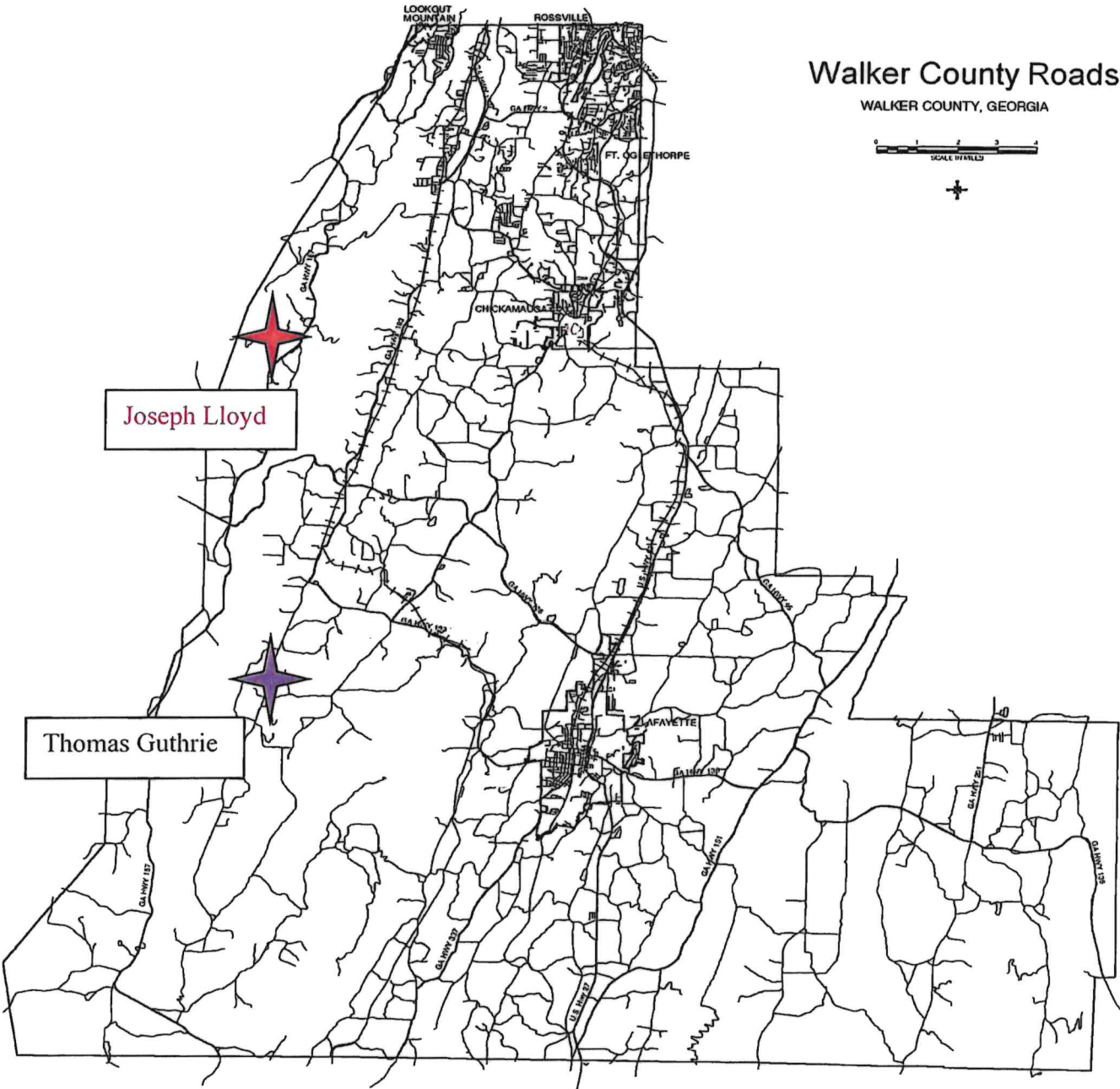
- 1. Joseph Lloyd:** Requests a setback variance for property located at 957 Durham Road Rising Fawn, GA. 30738. Tax map & parcel numbers 0-004-014.
- 2. Thomas Guthrie:** Requests a variance to divide off less than five acres in an A-1 zone for property located at 3017 W. Cove Road Chickamauga, GA. 30707. Tax map & parcel number 0-243-032.

VI. MOTION TO CLOSE PUBLIC HEARING:

VII. MOTION TO GO INTO NEW BUSINESS:

- 1. Joseph Lloyd**
- 2. Thomas Guthrie**

VIII: ADJOURNMENT:



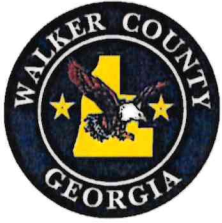
Walker County Roads

WALKER COUNTY, GEORGIA



Joseph Lloyd

Thomas Guthrie



Walker County Planning Commission
Minutes

September 18, 2025
Walker County Civic Center
6:00 PM

ATTENDEES:

Planning Commission Members

Will Ingram
Randy Pittman
John Morehouse
Stan Porter
Todd Holt
Cindy Askew
Jon Hentz

Walker County Planning Staff

Jon Pursley, Planning Director
Kristy Parker, Planning Commission Secretary

I. CALL TO ORDER:

Chairman Pittman called the meeting to order at 6:00 P.M.

II. ROLL CALL:

III. READING & APPROVAL OF AUGUST 21, 2025 MEETING MINUTES:

Chairman Pittman asked if there was a motion to approve the August 21st minutes. Will Ingram made a motion to approve the minutes as is. John Morehouse seconded the motion to approve. The vote was unanimous. The motion to approve carried.

IV. MOTION TO OPEN THE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to open the public hearing. Todd Holt made a motion to open the public hearing. Stan Porter seconded the motion. The vote was unanimous. The motion to open the public hearing carried.

V. PUBLIC HEARING:

New Business:

1. Bobbie J. Burke: Chairman Pittman asked if Ms. Burke was present. Bobbie Burke came forward and stated that she would like to rezone the property from A-1 to RA so the property can be subdivided. Will Ingram asked if it was currently a two-acre tract and if it would be divided into two one-acre tracts and Ms. Burke said yes. He asked if there was a mobile home on the property and she stated that there were a mobile home and a house both on the property. Ms. Burke stated that the mobile home and existing house would both be taken down. Jon Hentz asked if she would be putting back permanent structures and she said yes there would be. Jon Pursley explained the zoning around the area and how it would be a better fit seeing that the property already does not meet the A-1 lot size.

2. Penny Hayes: Chairman Pittman asked if Ms. Hayes was present. Penny Hayes came forward and stated that she currently has a small building on the property that she would like to open as a small boutique. She stated that she currently has an online business. Jon Pursley stated that she did not want to rezone just conditional use for the property, and she stated yes. Kristy Parker explained that with the conditional use variance that it would only be for what she was requesting and that if the property was sold the variance would go away. She also stated that they own the surrounding property so parking would not be an issue. Will Ingram stated that it did not sound like it would be any drastic change in the traffic and Ms. Hayes said it would not.

3. Walker County Board of Education: Chairman Pittman asked if anyone was present on behalf of the Board of Education. Jeff Potts came forward and stated that he was the agent for the seller of the property. He said that Brian Jones was here on behalf of the buyer and Jamie Debity for the seller. Mr. Jones stated he was there on behalf of the buyer and that they were requesting a setback variance from fifty feet in the back to fifteen feet. He stated that with a closer setback it would allow them to have more options. Jon Pursley explained that with the current setbacks that parking would be allowed within the fifty feet just not a building. Jon Hentz stated that it was kind of hard to grant a variance when you don't know what is going to be built. Todd Holt stated that if they knew what was going in that it would help and Mr. Jones stated that they would like to market it for a quick-serve restaurant or a gas station. Cindy Askew stated that they have to take into consideration the surrounding neighbors. Jeff Potts stated that with the current setbacks it limits 25% of the property from being used. Will Ingram asked about any fencing and Jeff Potts stated that the back property line has overgrowth, but a fence could be put up. Brian Jones stated that they could do a vegetative buffer. Several members agreed that not knowing what would be going in makes it hard to grant a variance. Mr. Jones stated that they could come up with a site plan if needed.

4. James Blakemore: Chairman Pittman asked Mr. Blakemore to explain what he was wanting to do. Doris Blakemore Manor stated that she was Mr. Blakemore's sister and that this property has three houses on it and they would like to divide them off on their own lots. She stated that Mr. Blakemore has cancer and that he would like to sell these off to help with medical expenses and that he is not able to keep the property up any longer. The Board discussed the lot sizes and Todd Holt stated that these lots are actually larger than some of the new subdivision lots.

VI: MOTION TO CLOSE PUBLIC HEARING:

Chairman Pittman asked if there was a motion to close the public hearing. Will Ingram made a motion to close the public hearing. Todd Holt seconded the motion. The vote was unanimous. The motion to close the public hearing carried.

VII: MOTION TO OPEN NEW BUSINESS:

Chairman Pittman asked if there was a motion to open the new business. John Morehouse made a motion to open new business. Stan Porter seconded the motion. The vote was unanimous. The motion to open new business carried.

VIII: NEW BUSINESS:

1. Bobbie J. Burke: Chairman Pittman asked if there was a motion to approve or deny the rezone request. Jon Hentz made a motion to approve the rezone. Stan Porter seconded the motion to approve. The vote was unanimous. The motion to approve carried.

2. Sean & Penny Hayes Broome: Chairman Pittman asked if there was a motion to approve or deny this conditional use variance. Todd hold made a motion to approve. John Morehouse sendd the motion to approve. The vote was unanimous. The motion to approve carried.

3. Walker County Board of Education: Chairman Pittman asked if the was a motion to approve or deny the variance request. Todd Holt made a motion to deny due to not enough information on what would be being built on the property. Cindy Askew seconded the motion to deny. Will Ingram astained from the vote. Todd Holt, John Morehouse, Stan Porter & Cindy Askew voted in favor to deny. Jon Hentz voted in favor of the request only because the current site is an eyesore. The vote to deny carried.

4. James Blakemore: Chairman Pittman asked if there was a motion to approve or deny the variance request. John Morehouse made a motion to approve. Todd Holt seconded the motion to approve. The vote was unanimous. The motion to approve carried.

IX: ADJOURNMENT:

Chairman Pittman asked if there was a motion to adjorn. Will Ingram made a motion to adjorn. Todd Holt seconded the motion. The vote was unanimous. Motion to adjoin carried.

Date Submitted: Planning Commission Chairman

Date Submitted: Planning Commission Secretary

Date Submitted: Planning Commission Director

WALKER COUNTY
PLANNING & DEVELOPMENT
AGENDA ITEM

Owner: Joseph Lloyd

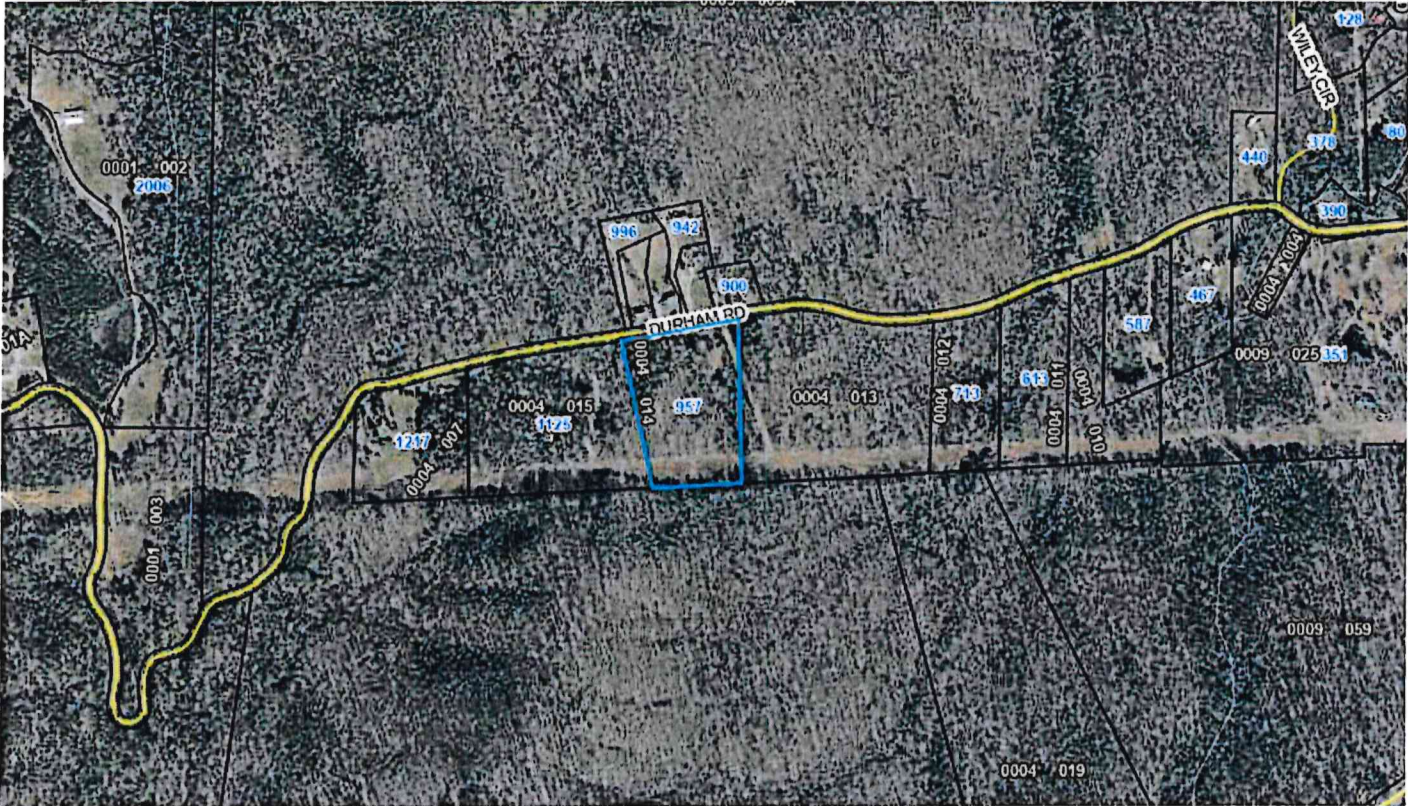
Petitioner: same

Location of Property: 957 Durham Road
Rising Fawn, GA. 30738

Tax map & parcel number 0-004-014

	PC Meeting Date:	10/16/2025
	Present Zoning:	A-1 (Agricultural)
APPLICANT’S INTENT:	Requesting a variance to build closer than 60’ from the center line of the road.	
DETAILS OF REQUEST:	The Comprehensive Plan shows Greenspace/Conservation Area.	

Projected Area:





Walker County Planning Office
Rezoning, Conditional Use Variance & Variance Application

☐ Rezoning ☐ Conditional Use Variance ☒ Variance

Current Zoning:	Requested Change:	
A 1	Setback Variance	
Map & Parcel	Date:	Fee:
0004 014	9-16	190

Applicant/Owner & Phone: Joseph Lloyd 678-978 4060

Street Name & Number: 957 Durham Rd

Mailing Address: 95 Durham Rd

City, State, Zip Code: Rising Fawn GA 30738

Request: Variance at setback to allow for an additional gate born (snowwater/electrical) to be located 42 ft from center of county road

PLANNING COMMISSION RECOMMENDATION:

- ☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

- ☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totalling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom cash contribution or gift was made.
B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Joseph N. Lloyd
APPLICANT/OWNER

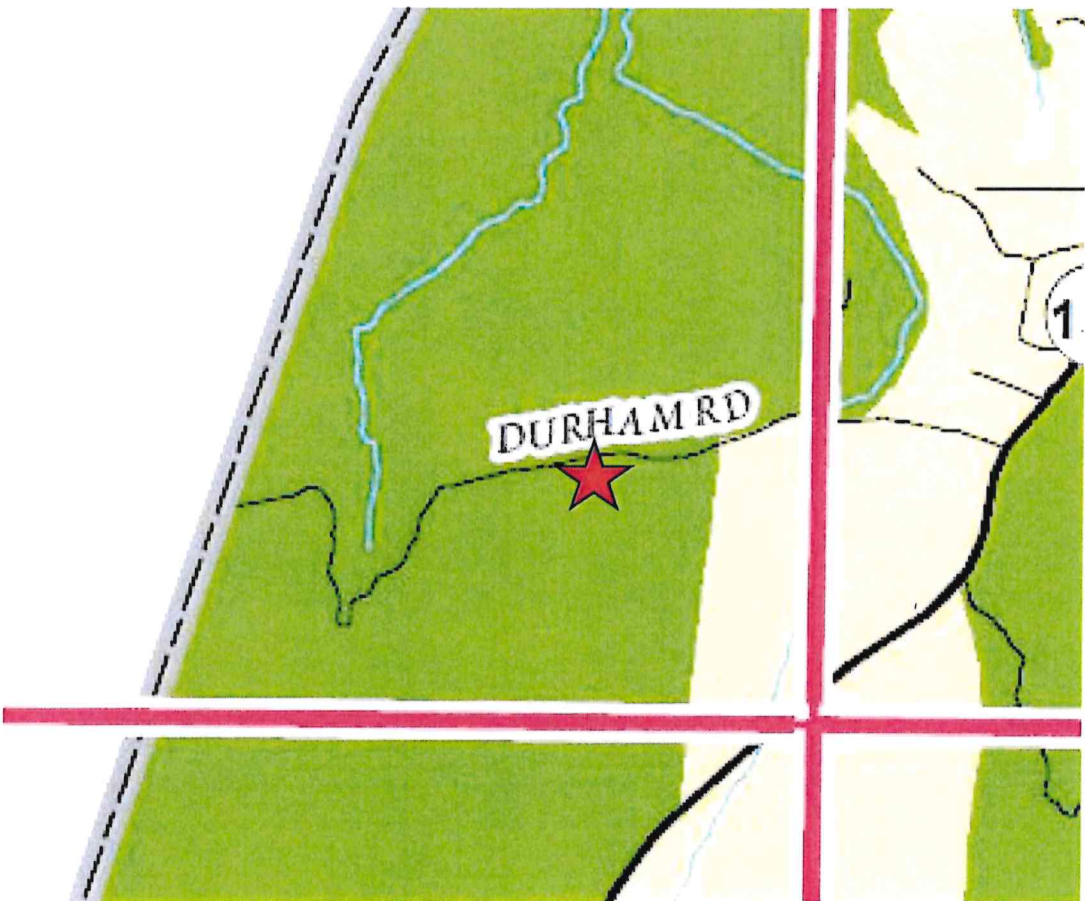
9-16-29

DATE

Zoning Map:



Future Land Use Map:



Roads	Railroads	Lakes & Ponds	Crossroad Community
Highways	Rivers & Streams	City Limits	
Character Areas			
Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



Figure 49. Old Mineral Springs Road

Greenspace/Conservation: Chickamauga, LaFayette, and Walker County

Description: These are undeveloped or sparsely developed lands more suitable for environmental protections, e.g. scenic views, steep slopes where development unsustainable, floodplains, wetlands, and wildlife management areas. Example locations within Walker County are Crockford-Pigeon Mountain Wildlife Management Areas, Johns Mountain Wildlife Management Area, Lula Land Trust, and Zahnd Wildlife Management Area.

Suggested Development Strategy:

1. Promote passive-use tourism and recreational activities, e.g. hiking, biking, hunting, and fishing.
2. Invest in infrastructure that promotes recreational activities in hiking, biking, hunting, and fishing.
3. When appropriate, apply for and promote the purchasing of conservation easements.
4. Public investments in new park creation.
5. Public investments in park maintenance.

Land uses:

- Parks/Recreation/Conservation

Key Word Objectives: Recreational activities, Open space preservation, Regional cooperation, private investments, Park creation, Park maintenance

Sec. 22-181. Development standards.

Development standards are as follows:

Table of Development Standards Area, Setback and Height Requirements

District	Minimum Lot Size Per Dwelling Unit	Required Road Frontage First Dwelling Unit (ft)	Side Setback (ft)	Rear Setback (ft)	Front Setback from Centerline of County Roads and Private Drives (ft)	Front Setback from State and Federal Highway rights-of-way (ft)	Maximum Building Height
A-1	5 acres	100	15	15	60	35	50
R-A	1 acre	100	15	15	60	35	50
R-1	15,000 sq. ft.	75	15	15	60	35	50
R-2	15,000 sq. ft.	75	15	15	60	35	50
R-3	15,000 sq. ft.	75	15	15	60	35	50
C-1			15	15	60	35	50
CN			15	15	60	35	50
I-1			15	15	60	35	50
PUD	See additional requirements in Section 22-152						
CBOD	See requirements in Chickamauga Battlefield Corridor Overlay District Ordinance						

¹ If property is to be divided with a shared private right-of-way, or easement, the lots must be a minimum of 5 acres each.

² Or if septic systems will be needed, the regulations of the Health Department must be met, whichever is greater. If on well water, minimum lot size is 1 acre.

(Code 2005, § 34-263; Ord. of 7-20-1994, § 4.02; Ord. of 7-15-2004(4); Ord. of 1-29-2009(2), § 34-263; Ord. of 7-31-2014; Ord. No. O-02-21, § 3, 10-28-2021; Ord. No. O-01-24, § 13, 11-14-2024; Ord. No. O-01b-24, § 13, 12-19-2024)

Planning Office and Commissioners,

Thank you for your consideration. I am proposing to build an agricultural pole barn on a property at 957 Durham Rd for equipment storage. The building and property is not served by power or water, and will be for agricultural equipment storage only, with open sides.

As you can see from the attached diagram and photos, the property is mostly a hill, and there are not many options for the placement of a barn which will allow for a pull in to load/unload off the road itself. I would like to place the barn 42 feet from the centerline of the county road, inside the 60ft setback.

Durham Rd is in the far north west corner of the county, and this property is less than a mile from the Dade county line. It is strictly residential and agricultural traffic. I also live on the road a little further east on a different property.

This building is still set back from the road side and separated by a buffer of trees beyond the mowed right of way. The building will not affect traffic or the neighborhood in any way. No additional tree clearing or excavation will be needed.

It is 24ftx48ft pole barn with a metal roof. It will not have power or water, used only for tractor and attachment storage. The property is used for timber management, gardening, hay, and hopefully a small chicken and goat pen in the future.

Thank you,
Joe Lloyd
55 Durham Rd
Rising Fawn GA 30738
678-978-4060
jublaine@gmail.com

Pole Barn Location

- Untitled layer
- Surveyed Property Line
 - Proposed Barn
 - Steep Terrain





WALKER COUNTY
PLANNING & DEVELOPMENT
AGENDA ITEM

Owner: Thomas Guthrie Estate

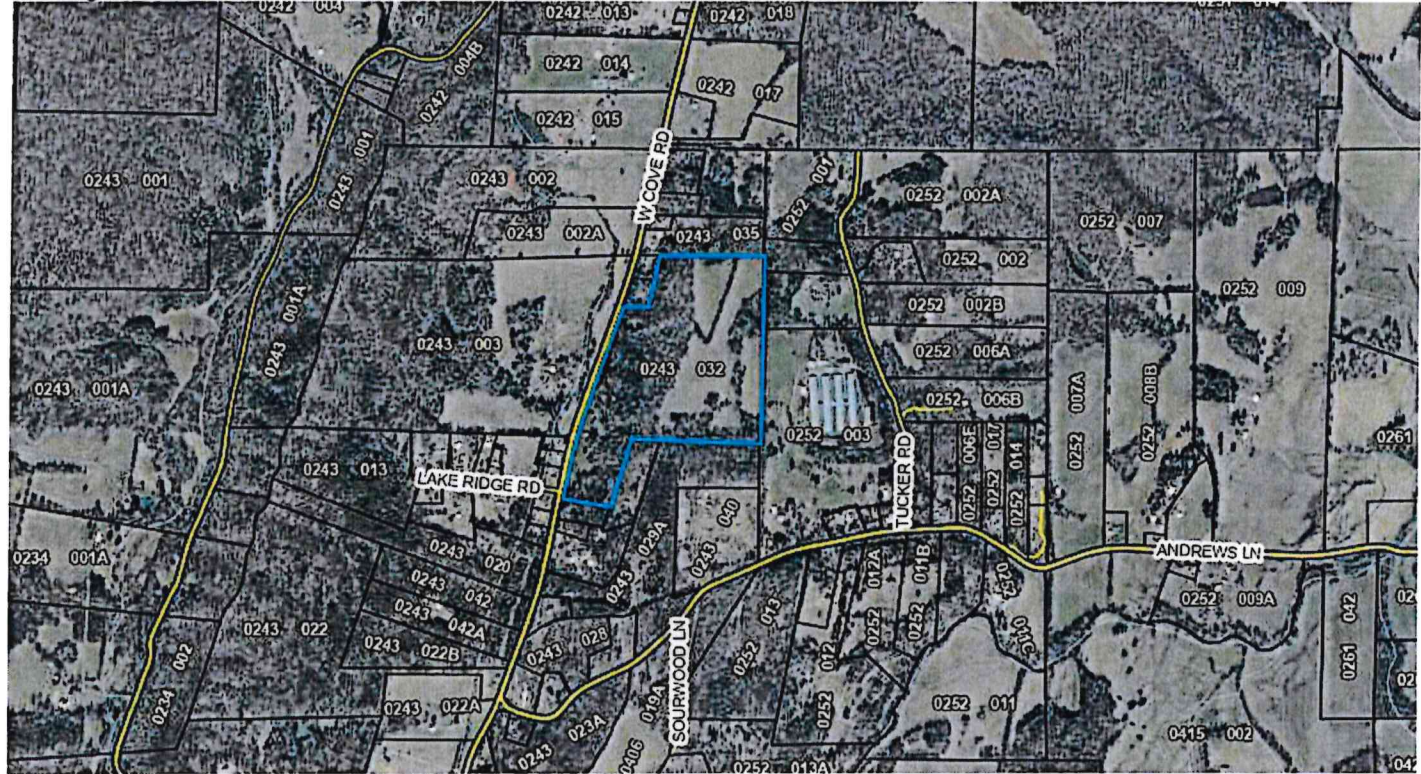
Petitioner: Same

Location of Property: 3017 W. Cove Road
Chickamauga, GA. 30707

Tax map & parcel numbers 0-243-032

	PC Meeting Date:	10/16/2025
	Present Zoning:	A-1 (Agricultural)
APPLICANT’S INTENT:	Requesting to divide off less than five acres in an A-1 zone. Property has a total of 61+/- acres.	
DETAILS OF REQUEST:	The Comprehensive Plan shows Agricultural/Forestry. This states to restrict commercial and residential developments.	

Projected Area:





Walker County Planning Office
Rezoning, Conditional Use Variance & Variance Application

☐ Rezoning ☐ Conditional Use Variance ☒ Variance

Current Zoning:	Requested Change:	
A-1		
Map & Parcel	Date:	Fee:
0-243-032	9-16-25	150.00

Applicant/Owner & Phone: Thomas Guthrie 423-304-6569
Street Name & Number: 3017 W. Cove Rd. Chickamauga 30707
Mailing Address: 5211 Darraway Dr. Ooltewah, TN 37363
City, State, Zip Code: Ooltewah, TN 37363
Request: To divide off less than 5 acres in a
A-1 zone

PLANNING COMMISSION RECOMMENDATION:

☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

The following disclosure is required of the applicant(s) by Section 38-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information:

- The name of the local government official(s) to whom cash contribution or gift was made.
- The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
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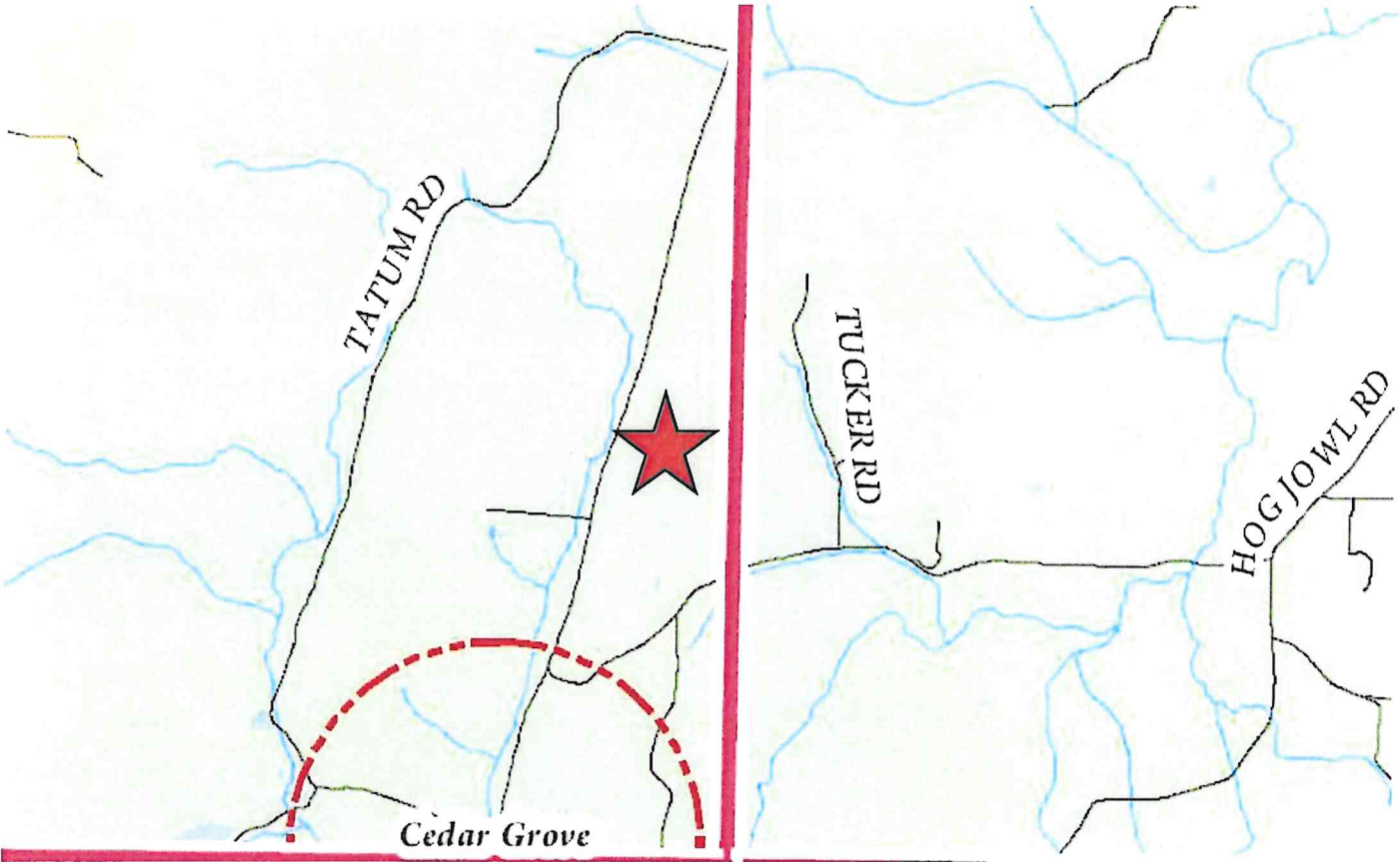
Signature of Applicant/Owner:

Thomas Guthrie 9-16-25
APPLICANT/OWNER DATE

Zoning Map:



Future Land Use Map:



Roads	Railroads	Lakes & Ponds	Crossroad Community
Highways	Rivers & Streams	City Limits	
Character Areas			
Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairyland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	

Agricultural/Forestry: Walker County

Description: Sparsely settled open areas containing farms, woods, and cultivation.



Figure 48. Hwy 193 near Nickajack Rd.

Suggested Development Strategy:

1. Limit new development
2. Protect farmland and open space
3. Promote use of conservation easements by landowners
4. Limit the number of residential subdivisions, requiring cluster or conservation subdivision design
5. Restrict commercial and residential development
6. Promote these areas for passive-use tourism/recreation
7. Widen roadways only when absolutely necessary
8. Carefully design roadway alterations to minimize visual impacts
9. Preserve agricultural lands for the next generation of farmers
10. Resurface and repair roads when and where necessary.

Land uses:

- Agriculture/Forestry
- Residential
- Parks/Recreation/Conservation

Key Word Objectives: Conservation, Agriculture, Forestry, Low-density development, Conservation subdivision, Trails, Open space preservation, Environmental protections, Sense of place

Sec. 22-181. Development standards.

Development standards are as follows:

Table of Development Standards Area, Setback and Height Requirements

District	Minimum Lot Size Per Dwelling Unit	Required Road Frontage First Dwelling Unit (ft)	Side Setback (ft)	Rear Setback (ft)	Front Setback from Centerline of County Roads and Private Drives (ft)	Front Setback from State and Federal Highway rights-of-way (ft)	Maximum Building Height
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R-A	1 acre	100	15	15	60	35	50
R-1	15,000 sq. ft.	75	15	15	60	35	50
R-2	15,000 sq. ft.	75	15	15	60	35	50
R-3	15,000 sq. ft.	75	15	15	60	35	50
C-1			15	15	60	35	50
CN			15	15	60	35	50
I-1			15	15	60	35	50
PUD	See additional requirements in Section 22-152						
CBOD	See requirements in Chickamauga Battlefield Corridor Overlay District Ordinance						

¹If property is to be divided with a shared private right-of-way, or easement, the lots must be a minimum of 5 acres each.

²Or if septic systems will be needed, the regulations of the Health Department must be met, whichever is greater. If on well water, minimum lot size is 1 acre.

(Code 2005, § 34-263; Ord. of 7-20-1994, § 4.02; Ord. of 7-15-2004(4); Ord. of 1-29-2009(2), § 34-263; Ord. of 7-31-2014; Ord. No. O-02-21, § 3, 10-26-2021; Ord. No. O-01-24, § 13, 11-14-2024; Ord. No. O-01b-24, § 13, 12-19-2024)

October 15, 2025

WALKER COUNTY PLANNING COMMISSION

SENT VIA EMAIL:

*Re: Thomas Guthrie Variance Request
3017 West Cove Rd
Chickamauga, Ga 30307*

Dear Planning Commission:

I am writing to you to provide some background surrounding the request along with some attached supporting documents and information regarding the property variance requested by the family of Thomas Guthrie.

Around 1952 Thomas Guthrie purchased the east side of west cove rd. and began farming and timbering the approximate 62 acres. While living in an older farmhouse with his wife and 4 young children/3 boys 1 girl, Mr. Guthrie constructed the home located at 3017 West Cove Rd with lumber and materials harvested from the farm. Around 1956 Mr. and Mrs. Guthrie along with their 4 children moved into the new home in which he built. In the mid to mid-1960's Mr. Guthrie purchased an additional 95 acres of property located across the street from his home on the West side of West Cover rd. expanding his farming operation. Mr. Guthrie farmed the property until his passing in 2015. Following

Following Mr. Guthrie's passing his daughter Becky McNeese moved into the home in 2015 to assist with her elderly mother. Mrs. Guthrie passed the following year in 2016, and their daughter Becky has lived and taken care of the home since their passing. Also following, 2 of the 3 brothers, Larry Guthrie and Mike Guthrie continued the family farming operation which their father began 63 years prior. Mike and Larry worked the farm with their father since they moved to the farm as children and were hopeful to continue the operation for generations to come.

With the understanding that concluding the passing of Mr. and Mrs. Guthrie, the farm would be split into 4 equal parts and their sister Becky McNeese would inherit the home her father built in 1956. Mike, Larry, and Becky planned to continue the farming operation with their $\frac{3}{4}$ portion but unfortunately, due to the unreasonable request, demands, and disagreements of 1 brother who would receive the remaining $\frac{1}{4}$, the Probate Court has ordered the entire farm be sold and divided.

Mr. McNeese who is a widow, remains to live in the home and is currently dealing with ongoing health issues in which her brother Mike who lives less the ¼ of a mile down the street takes care of her and helps with the upkeep of the home place. It is Mrs. McNeese's desires to purchase the home from the Thomas Guthrie Estate and she would prefer the farm be left intact with as much acreage as possible when farm is sold, in hopes that someone else can continue her father's farming operation in which he loved dearly. Mrs. McNeese would like to keep approximately 2 acres and the dwelling. The dwelling has direct driveway access, and the farm cannot easily be accessed from the dwelling. The Farm has its own access points on each side of the road. The separation of the dwelling and the farmland will not interfere with any easement if only 2 acres and the dwelling are allowed. Allowing 5 acres would interfere with farm access for the property on the east side the road where the dwelling is located.

In closing I have lived and owned 8.5 acres separating Mike Guthrie and Thomas Guthrie for 25 years. I could not ask for better neighbors and a better community to live in. This is an extremely sad situation in which Mike, Larry, and Becky are having to deal with and something they never foresaw coming or imagined having to deal with. As a neighbor and a friend to the Guthrie's, I would ask for you to be compassionate with the circumstances and place into account the family's wish to keep the farm whole with respect to agriculture vs the option to divide the farm into 31- 5-acre tracts.

I appreciate your time and attention to this matter and I do apologize I could not be here in person to speak and provide further supporting information or discussions. Attached with this document and as mentioned earlier are some supporting document that I hope will assist in your review. Thank you for your consideration.

Sincerely,

Jay Tankersley

Property Owner	Address	Acreage	Zoning	Distance from Guthrie Dwelling	Association
Tony Cochran	429 Tucker Rd	9.72	A1	2,438 ft	Residential Dwelling Boarders Property
Jay Tankersley	2703 West Cove Rd	8.5	A1	1,750 ft	Residential Dwelling Boarders Property
Perry Weeks	2757 West Cove Rd	0.68	A1	1,502 ft	Residential Dwelling Boarders Property
Angel Chavez	2817 West Cove Rd	1.69	A1	1,150 ft	Residential Dwelling Boarders Property
Shana Green	3090 West Cove Rd	0.76	A1	362 ft	Residential Dwelling Boarders Property
Tyler Rackley	3114 West Cove Rd	0.83	A1	473 ft	Residential Dwelling Boarders Property
Erica Stone	20 Lake Ridge Rd	0.93	A1	693 ft	Residential Dwelling Boarders Property
Phillis Bohannon	3230 West Cove Rd	0.86	A1	895 ft	Residential Dwelling Boarders Property
Phillis Bohannon	Garage/Adjacent Lot to 3230 W. Cove	0.86	A1	1,000 ft	Residential Dwelling Boarders Property
Bobby Bohannon	3225 West Cove Rd	2.21	A1	921 ft	Residential Dwelling Boarders Property
Byron Ray	181 Lake Ridge Rd	3.92	A1	806 ft	Residential Dwelling Boarders Property
Byron Ray	122 Lake Ridge Rd	0.82	A1	991 ft	Residential Dwelling Boarders Property
Carrol Gross	136 Lake Ridge Rd	1.22	A1	975.4	Residential Dwelling Boarders Property
Terri Whitt	3273 West Cove Rd	6.95	A1	827	Residential Dwelling Boarders Property
Jeff Stoker	166 Lake Ridge Rd	2.73	A1	1,228	Residential Dwelling Boarders Property
Triple C Investments	204 Lake Ridge Rd	3.25	A1	1435	Residential Dwelling Boarders Property

Please reference the below maps along with this list of neighbors, distances, and current zoning class for each residential house adjoining/boarding the Thomas Guthrie property.



ORDINANCE O-03-24

AN ORDINANCE AMENDING CERTAIN SECTIONS OF CHAPTER 6 OF THE CODE OF WALKER COUNTY, GEORGIA REGARDING ANIMALS; TO PROVIDE FOR SPAY/NEUTER AND LICENSING REQUIREMENTS FOR CATS AND DOGS; TO PROVIDE FOR SEVERABILITY AND OTHER PURPOSES

WHEREAS, the Board of Commissioners is the governing authority for Walker County, Georgia; and

WHEREAS, Walker County desires to address the growing number of unwanted animals in our community; and

WHEREAS, Walker County desires to amend its Animals Code to provide for spay/neuter requirements for cats and dogs;

THEREFORE, BE IT ORDAINED by the Board of Commissioners of Walker County that Chapter 6 of the Code of Walker County, Georgia is amended as follows:

1.

ARTICLE II. DIVISION 1. Section 6-21 – Definitions is amended to include the following:

Altered animal: Any animal that has had its reproductive organs surgically removed or sterilized in order to render the animal unable to reproduce. This includes any surgery, procedure such as intratesticular injection, or event rendering the animal physically incapable of reproducing offspring. This includes the removal of ovaries or castration. This is commonly referred to as spay or neuter.

Microchip: An electronic device inserted under an animal's skin. The device, when scanned, reveals a unique identifier containing enough owner information to be contacted.

Unaltered animal: Any animal that has not been spayed, neutered or sterilized.

2.

ARTICLE II. DIVISION 1. Sections 6-26 – 6-53 are amended to include the following:

Section 6-26. - Spay/neuter requirements:

(a) No person who has found to be in violation of animal control ordinance or fails to comply with any provision of Walker County 6-22 through 6- 56 may own, keep, or be in possession of a dog that is six months of age or older which has not been spayed or neutered, unless they hold a license for an unaltered animal or are exempt from this requirement under subsections (e), (f), or (g) hereunder.

(b) No person may own, keep, or be in possession of a cat that is four months of age or older which has not been spayed or neutered, unless they hold a license for an unaltered animal or are exempt from this requirement under subsections (e), (f), or (g) hereunder.



(c) Whether a dog or cat shall have obtained the age set forth under subsections (a) or (b) above shall be determined by any authorized County animal control officer, or by any licensed veterinarian, or by reliable veterinarian medical records.

(d) Prior to the court date listed on the citation, any citation issued for a violation of this section may be dismissed if the owner provides proof to the Walker County Magistrate Court that he or she has since had the animal altered so as to be in compliance.

(e) Any dog or cat is exempt from the requirements of subsections (a) and (b) above if the person holds an active registered commercial breeder's license or a pet dealer's license issued by the Georgia Department of Agriculture.

(f) Any dog or cat is exempt from the requirements of subsections (a) and (b) above if a licensed veterinarian has signed a document expressing a medical opinion that the dog or cat should not be spayed or neutered for health reasons for the duration of the relevant health condition.

(g) Any dog or cat is exempt from the requirements of subsections (a) and (b) above if the dog or cat is deemed to be a working animal as hereinafter defined. A working animal is defined as a dog or cat trained and employed for farming, herding, hunting, service or show, with written proof such as training, law enforcement, or other actual activity as a working or documented service animal. A dog or cat is not a working animal if the dog or cat does only have the common traits of a working animal but does not frequently perform the activities of a working animal set forth above in this subsection.

Section 6-27. – Licensing of Unaltered Animals

(a) It shall be the duty of each owner, custodian, or harbinger of any dog over six months or cat over six months of age kept, maintained, or harbored within the unincorporated area of Walker County to obtain a license for such dog or cat should they remain unaltered.

(b) The fee for said license shall be set forth in the fee schedule for the Walker County Animal Shelter established by the Board of Commissioners of Walker County.

(c) A license for an unaltered animal shall be issued on an annual basis. The beginning date of the license is the date it is purchased. Failure to renew the license within ten business days of the renewal date shall constitute a violation of this Code section.

(d) The license will be issued in the form of a metal tag that shall be affixed to the animal's collar at all times.

(e) Revenue generated from unaltered animal licenses shall be kept in a separate account from other funds of the County and earmarked exclusively to fund low cost spay / neuter and microchipping options for the community.

Secs. 6-28—6-53. - Reserved.

3.

This ordinance is effective immediately upon its adoption.

4.

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.



5.

If any section, clause, sentence, or phrase of this ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, then said holding shall in no way affect the validity of the remaining portions of this ordinance.

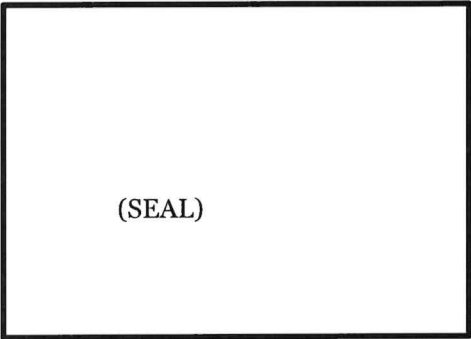
SO RESOLVED AND ADOPTED this 06TH day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO



The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.



RESOLUTION R-071-25

A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO AUTHORIZE THE CREATION, MAINTENANCE, AND MANAGEMENT OF ELECTRONIC PUBLIC RECORDS

WHEREAS, the Board of Commissioners of Walker County, Georgia, recognizes the need to increase the efficiency, accessibility, and security of its official public records; and

WHEREAS, managing public records electronically is recognized by the State of Georgia as a valid and reliable method for recordkeeping; and

WHEREAS, O.C.G.A. § 10-12-12(a) provides *inter alia* that record retention requirements may be satisfied through the retention of electronic records provided that such electronic records (1) accurately depict the information contained in the original record and (2) remain accessible for the retention period required by law; and

WHEREAS, O.C.G.A. § 10-12-17 authorizes each county government to determine whether, and the extent to which, it will create and retain electronic records and convert written records to electronic records; and

WHEREAS, the Georgia Open Records Act provides for public access to electronic records and allows agencies to use websites to provide access to records; and

WHEREAS, moving to an electronic format for meeting minutes, agenda items and supporting documentation will provide greater accessibility for the public, improve transparency, and offer better protection against the loss or damage of physical records;

THEREFORE, BE IT RESOLVED by the Board of Commissioners of Walker County, Georgia, that:

1. All records of Walker County and its departments may be maintained as electronic records.
2. All existing written records of Walker County and its departments may be converted to electronic records.
3. Upon such conversion, the underlying written records may be destroyed, provided such records are not required by law to be maintained in a nonelectronic form.
4. All electronic records created or maintained pursuant to this resolution shall accurately depict the information contained in the original records.



5. All electronic records created or maintained pursuant to this resolution shall be maintained and remain accessible pursuant to the minimum retention periods for records approved by the State Records Committee, as required under O.C.G.A. § 50-18-92.

SO RESOLVED AND ADOPTED this 6th day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.



RESOLUTION R-072-25

A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO APPOINT A DEPUTY CLERK OF THE GOVERNING AUTHORITY OF WALKER COUNTY

WHEREAS, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

WHEREAS, the Clerk of the Governing Authority, also known as the County Clerk, is officially responsible for the County seal and the retention and preservation of official records, including meeting agendas, minutes, resolutions, ordinances, and appointments to boards, committees and commissions, as well as preparing official correspondence and reports, among other functions; and

WHEREAS, it would be a benefit to the citizens of Walker County to have a Deputy County Clerk, who could act in the absence of the County Clerk assuming responsibilities required to continue the operations of the office;

THEREFORE, BE IT RESOLVED by the Board of Commissioners of Walker County, Georgia, that the appointment of Dakiya Porter to serve as Deputy County Clerk is approved.

SO RESOLVED AND ADOPTED this 6th day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.



RESOLUTION R-073-25

A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO AMEND THE FISCAL YEAR 2026 BUDGET TO REDEFINE LINE ITEMS RELATED TO PUBLIC WORKS PROJECTS AND THE HIGHWAY AND STREETS DIVISION

WHEREAS, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

WHEREAS, the Board appropriated the funds necessary to operate all of the various departments and to meet the expenses of the government for Fiscal Year 2026 by approving a budget resolution (R-052-25) by a majority vote of the members on August 7, 2025; and

WHEREAS, O.C.G.A § 36-81-3 (d) requires any increase in appropriation at the legal level of control of a local government, whether accomplished through a change in expected revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority by ordinance or resolution; and

WHEREAS, the Highway & Streets Division, which includes the departments of Public Works and Roads, is in need of more clearly defined financial categorization;

THEREFORE, BE IT RESOLVED that the Board of Commissioners of Walker County, Georgia hereby amends the FY 2026 budget to reallocate \$300,000.00 from the Highway & Streets Division - 100.4210.5xxxxx.xx to the Public Works Projects Division - 100.4150.5xxxxx.xx.

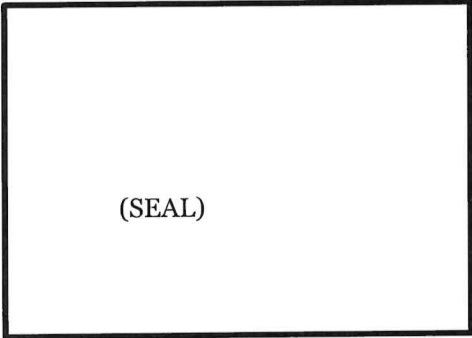
SO RESOLVED AND ADOPTED this 06TH day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO



The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.

Division 4210 - Highways & Streets Admin		Increase	Decrease
Personal/Services & Employee Benefits			
511100.10	Salary and Wages Regular Employees	\$ (125,000.00)	
511100.20	Salary and Wages Vacation	\$ (10,000.00)	
511100.30	Salary and Wages Holiday	\$ (3,000.00)	
511100.40	Salary and Wages Compensatory	\$ -	
511100.80	Salary and Wages Bereavement	\$ -	
511170.00	Personal Pay General	\$ -	
511190.00	Salary Reimbursement General	\$ -	
511300.00	Overtime General	\$ -	
512110.30	Health Expense Health Insurance	\$ (17,400.00)	
512120.10	Disability Short Term	\$ (1,100.00)	
512120.20	Disability Long Term	\$ (400.00)	
512130.00	Life Insurance General	\$ (100.00)	
512200.00	Social Security Contribution General	\$ (7,900.00)	
512300.00	Medicare General	\$ (1,800.00)	
512400.10	Retirement Contributions Defined Benefit	\$ (22,100.00)	
512400.30	Retirement Contributions 401(a)	\$ (3,600.00)	
512700.00	Worker's Compensation General	\$ (1,700.00)	
512900.20	Other Employee Benefits Identity Theft Protection	\$ (100.00)	
Personal/Services & Employee Benefits Totals		\$ (194,200.00)	
Purchased/Contracted Services			
521200.30	Professional Engineering Fees	\$ (20,000.00)	
521200.90	Professional Other Professional	\$ -	
521300.10	Technical Computer Services	\$ -	
522100.10	Cleaning Services Disposal	\$ (1,000.00)	
522200.10	Repairs & Maintenance Contracts	\$ -	
522200.20	Repairs & Maintenance Supplies	\$ (1,000.00)	
522220.10	Repairs Buildings	\$ (2,000.00)	
522220.20	Repairs Equipment	\$ (20,000.00)	
522220.45	Repairs Right Of Way	\$ (20,000.00)	
522220.50	Repairs Road Material	\$ (20,000.00)	

522220.60	Repairs Vehicles	\$ (5,000.00)
522320.00	Rental of Equipment & Vehicles General	\$ -
522320.30	Rental of Equipment & Vehicles Copiers	\$ -
523200.10	Communications Cellular Phone	\$ (500.00)
523200.15	Communications Telephone	\$ (450.00)
523200.20	Communications Internet Service	\$ -
523200.30	Communications Postage	\$ -
523200.40	Communications Radio	\$ (2,000.00)
523500.00	Travel General	\$ (350.00)
523600.00	Dues & Fees General	\$ -
523600.25	Dues & Fees Late Charges	\$ -
523600.75	Dues & Fees Vehicle License	\$ -
523700.00	Ed & Training General	\$ (1,500.00)
529900.00	Purchased/Contracted Services Reimbursement General	\$ -

Purchased/Contracted Services Totals

Supplies

5311100.00	General Supplies & Materials General	\$ (2,000.00)
5311100.45	General Supplies & Materials Office Supplies	\$ (500.00)
5311100.65	General Supplies & Materials Shop Supplies	\$ -
5311100.70	General Supplies & Materials Snow & Ice Removal	\$ -
5311100.80	General Supplies & Materials Uniforms & Badges	\$ (1,500.00)
531200.10	Energy Water/Sewerage	\$ -
531200.30	Energy Electricity	\$ (1,500.00)
531200.40	Energy Bottled Gas	\$ -
531200.70	Energy Vehicle-Gasoline/Diesel	\$ (5,000.00)
531600.00	Small Equipment General	\$ (1,000.00)
531600.10	Small Equipment Operating Equipment	\$ -
531700.00	Other Supplies General	\$ (500.00)

Supplies Totals

Capital Outlays

541310.00	Capital - Buildings General	\$ -
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541400.20	Capital Infrastructure Bridge Projects	\$	-
542500.00	Capital - Other Equipment General	\$	-
542500.10	Capital - Other Equipment Construction	\$	-

Capital Outlays Totals

\$ -

Division 4210 - Highways & Streets Admin Totals

\$ (300,000.00)

Division 4150 - Public Works Projects

Personal/Services & Employee Benefits

511100.10	Salary and Wages Regular Employees	\$	-
511100.20	Salary and Wages Vacation	\$	-
511100.30	Salary and Wages Holiday	\$	3,000.00
511100.40	Salary and Wages Compensatory	\$	-
511100.80	Salary and Wages Bereavement	\$	-
511170.00	Personal Pay General	\$	-
511190.00	Salary Reimbursement General	\$	-
511300.00	Overtime General	\$	-
512110.30	Health Expense Health Insurance	\$	17,400.00
512120.10	Disability Short Term	\$	1,100.00
512120.20	Disability Long Term	\$	400.00
512130.00	Life Insurance General	\$	100.00
512200.00	Social Security Contribution General	\$	7,900.00
512300.00	Medicare General	\$	1,800.00
512400.10	Retirement Contributions Defined Benefit	\$	22,100.00
512400.30	Retirement Contributions 401(a)	\$	3,600.00
512700.00	Worker's Compensation General	\$	1,700.00
512900.20	Other Employee Benefits Identity Theft Protection	\$	100.00

Personal/Services & Employee Benefits Totals

Purchased/Contracted Services

521200.30	Professional Engineering Fees	\$	-
521200.90	Professional Other Professional	\$	-
521300.10	Technical Computer Services	\$	-
522100.10	Cleaning Services Disposal	\$	1,000.00

522200.10	Repairs & Maintenance Contracts	\$ -
522200.20	Repairs & Maintenance Supplies	\$ 1,000.00
522220.10	Repairs Buildings	\$ 2,000.00
522220.20	Repairs Equipment	\$ -
522220.45	Repairs Right Of Way	\$ -
522220.50	Repairs Road Material	\$ -
522220.60	Repairs Vehicles	\$ 3,000.00
522320.00	Rental of Equipment & Vehicles General	\$ -
522320.30	Rental of Equipment & Vehicles Copiers	\$ -
523200.10	Communications Cellular Phone	\$ 500.00
523200.15	Communications Telephone	\$ 450.00
523200.20	Communications Internet Service	\$ -
523200.30	Communications Postage	\$ -
523200.40	Communications Radio	\$ -
523500.00	Travel General	\$ 1,350.00
523600.00	Dues & Fees General	\$ -
523600.25	Dues & Fees Late Charges	\$ -
523600.75	Dues & Fees Vehicle License	\$ -
523700.00	Ed & Training General	\$ 2,500.00
529900.00	Purchased/Contracted Services Reimbursement General	\$ -
<i>Purchased/Contracted Services Totals</i>		<u>\$ 91,800.00</u>
<i>Supplies</i>		
531100.00	General Supplies & Materials General	\$ -
531100.45	General Supplies & Materials Office Supplies	\$ 2,000.00
531100.65	General Supplies & Materials Shop Supplies	\$ 500.00
531100.70	General Supplies & Materials Snow & Ice Removal	\$ -
531100.80	General Supplies & Materials Uniforms & Badges	\$ -
531200.10	General Supplies & Materials Uniforms & Badges	\$ 500.00
531200.10	Energy Water/Sewerage	\$ -
531200.30	Energy Electricity	\$ -
531200.40	Energy Bottled Gas	\$ -
531200.70	Energy Vehicle-Gasoline/Diesel	\$ 7,500.00

531600.00	Small Equipment General	\$ 3,000.00
531600.10	Small Equipment Operating Equipment	\$ -
531700.00	Other Supplies General	\$ 500.00
	<i>Supplies Totals</i>	<u>\$ 14,000.00</u>
	<i>Capital Outlays</i>	
541310.00	Capital - Buildings General	\$ -
541400.20	Capital Infrastructure Bridge Projects	\$ -
542500.00	Capital - Other Equipment General	\$ -
542500.10	Capital - Other Equipment Construction	\$ -
	<i>Capital Outlays Totals</i>	<u>\$ -</u>
Division 4150 - Public Works Projects Totals		<u><u>\$ 300,000.00</u></u>



RESOLUTION R-074-25

A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO ADOPT A POLICY ON EMPLOYEE PROFESSIONALISM AND TIME MANAGEMENT

WHEREAS, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

WHEREAS, the Board desires to ensure the highest level of efficiency, productivity, and ethical conduct from all county employees to effectively and responsibly serve the citizens of Walker County; and

WHEREAS, the Board has determined that establishing clear, updated guidelines on professional conduct and time management is necessary for maintaining a positive and productive work environment;

THEREFORE, BE IT RESOLVED by the Board of Commissioners of Walker County, Georgia, that the policy on Employee Professionalism and Time Management, attached hereto marked "Exhibit A," and incorporated by reference, is hereby adopted and shall be implemented immediately.

BE IT FURTHER RESOLVED that any previous resolutions or policies related to employee conduct, ethics, or time management that are in conflict with this resolution are hereby repealed.

SO RESOLVED AND ADOPTED this 6th day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.



Walker County Government
Office of the Commissioner
Human Resources Department

PROFESSIONALISM AND TIME MANAGEMENT

Summary

The purpose of this policy is to outline the expectations for professionalism and time management for all employees of the Walker County Government. Maintaining a high standard of professionalism and effective time management contributes to the efficiency, integrity, and success of the organization in serving the public.

Scope

This policy applies to all employees, contractors, and volunteers working for or on behalf of the Walker County Government.

Professionalism

Walker County Government is committed to fostering a respectful, inclusive, and collaborative work environment. Professionalism is expected in all aspects of work, including communication, behavior, and appearance.

Behavior

- Employees must treat colleagues, the public, and external partners with respect, courtesy, and dignity at all times.
- All employees are expected to act with honesty, integrity, and professionalism at all times, upholding the values and mission of Walker County Government. This expectation extends to both workplace behavior, outside of work hours and online activity, including social media and other digital communications, to ensure a positive and respectful representation of the County.
- Discriminatory, harassing, or inappropriate behavior of any kind will not be tolerated.
- Employees must resolve conflicts professionally, seeking appropriate channels for discussion and resolution, including supervisors or HR when necessary.

Communication

- Employees should communicate clearly, effectively, and professionally in all forms of communication (e.g., verbal, written, electronic, and digital).
- Confidential information, both about the county's business and personal matters of employees, must be protected and not shared without proper authorization.
- Employees should respond to emails, phone calls, and other communications in a timely manner, demonstrating respect for the time and concerns of others.

Appearance

- Employees should maintain a professional appearance that reflects the standards of the Walker County Government, and the position held.
- Dress codes may vary by department, and employees should adhere to any specific guidelines provided by their department. When in doubt, employees are encouraged to consult their supervisor for guidance.

Time Management

Efficient use of time is critical to the performance of the Walker County Government's functions. All employees are expected to manage their work time effectively, meet deadlines, and contribute to the successful operation of the county.

Work Hours



Walker County Government
Office of the Commissioner
Human Resources Department

PROFESSIONALISM AND TIME MANAGEMENT

- Employees must adhere to their scheduled work hours unless authorized for flexible schedules, overtime, or leave.
- Regular and punctual attendance is a requirement for all employees. Employees should notify their supervisor in advance if they are going to be late or absent, except in emergency situations.

Breaks and Meal Periods

- Employees should take breaks and meal periods as required, in accordance with departmental policies. Breaks and meal periods should be taken in a manner that does not disrupt the operation of the department or the service to the public.
- Employees should be mindful of time when taking breaks and meals, ensuring that they return to work on time to maintain overall productivity.

Prioritization and Deadlines

- Employees are responsible for prioritizing tasks based on their importance and deadlines. Time sensitive projects should be addressed with urgency, and resources should be allocated efficiently to meet required deliverables.
- Employees should communicate with supervisors if they feel overwhelmed by deadlines or workload and collaborate on finding solutions.
- It is expected that employees will utilize tools like calendars, task lists, and time management software as needed to stay organized and efficient.

Meeting Time

- Employees should arrive on time and prepared for scheduled meetings.
- Meetings should have clear objectives and agendas, and participants should remain focused and engaged throughout the duration of the meeting.
- To respect everyone's time, unnecessary meetings should be avoided, and virtual meetings should be considered where appropriate to reduce travel time and increase efficiency.

Personal Sales or Personal Business on County Time

To ensure that all Walker County employees maintain professionalism and focus on their official duties during work hours, this establishes clear guidelines regarding personal sales or business activities during county time.

Employees of Walker County Government are strictly prohibited from conducting any personal sales or operating personal business ventures during their scheduled work hours. This includes, but is not limited to:

- Selling goods or services for personal profit during work hours
- Promoting or distributing personal business materials
- Using county resources (e.g., computers, phones, printers, vehicles, or email systems) for personal commercial activity
- Conducting any form of side business, including phone calls, texting, or meeting clients/customers while on duty

Accountability

Failure to adhere to this policy may result in corrective action, including counseling, training, or other disciplinary measures, depending on the severity of the situation. Continued issues related to professionalism or time management will be addressed in accordance with the Walker County Government's disciplinary policies.



Walker County Government
Office of the Commissioner
Human Resources Department

PROFESSIONALISM AND TIME MANAGEMENT

Review and Revision

This policy will be reviewed periodically and revised as needed to ensure that it remains relevant and in compliance with legal requirements and the needs of the Walker County Government.



RESOLUTION R-075-25

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO RATIFICATION OF COUNTY ROAD MAINTENANCE CONTRIBUTION DATED OCTOBER 13, 2025 WITH WALKER COUNTY STONE, LLC

WHEREAS, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

WHEREAS, Section 11, item 7 of the Enabling Act grants the Board the authority to repair public roads and bridges; and

WHEREAS, on October 13, 2025 the Board entered into a County Road Maintenance Contribution Agreement with Walker County Stone, LLC.; and

WHEREAS, Operator is in the business of mining construction aggregates, and is in the process of constructing, developing, operating, maintaining, and reclaiming a limestone quarry (the “Project”) in Walker County, Georgia, located at or near 265 Ridgeway Road, LaFayette, Georgia 30728

WHEREAS, pursuant to section 11, item 7 of the Enabling Act the Board of Commissioners are entering into this agreement to serve the community through the road maintenance of 265 Ridgeway Road, LaFayette, Georgia 30728

THEREFORE, BE IT RESOLVED by the Board of Commissioners of Walker County, Georgia approves this ratification for County Road Maintenance Contribution with Walker County Stone, LLC.

SO RESOLVED AND ADOPTED this 6th day of November, 2025.

ATTEST:

WALKER COUNTY, GEORGIA

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for _____ from Commissioner _____, second by Commissioner _____, and upon the question the vote is _____ ayes, _____ nays to adopt the Resolution.

COUNTY ROAD MAINTENANCE CONTRIBUTION AGREEMENT

This COUNTY ROAD MAINTENANCE CONTRIBUTION AGREEMENT (this “**Agreement**”) is made and entered into this ____ day of _____, 2025 (the “**Effective Date**”) by and between WALKER COUNTY, a political subdivision of the State of Georgia (“**County**”), and WALKER COUNTY STONE, LLC, a Delaware limited liability company (“**Operator**”). Each of Operator and County are sometimes referred to herein individually as a “**Party**” and collectively as the “**Parties**”.

RECITALS

WHEREAS, County and Operator entered into that certain County Road Voluntary Contribution Agreement dated April 23, 2025 (the “**Prior Agreement**”);

WHEREAS, the Parties desire to terminate and supersede the Prior Agreement in its entirety by entering into this Agreement;

WHEREAS, Operator is in the business of mining construction aggregates, and is in the process of constructing, developing, operating, maintaining, and reclaiming a limestone quarry (the “**Project**”) in Walker County, Georgia, located at or near 265 Ridgeway Road, LaFayette, Georgia 30728, as described and as depicted on Exhibit A attached hereto (the “**Property**”); and

WHEREAS, in connection with the construction, development, operation, maintenance and reclamation of the Project, Operator has agreed to enter into this Agreement and to make certain road maintenance contributions to County as detailed herein.

AGREEMENT

NOW, THEREFORE, in consideration of the mutual promises and covenants herein set forth, the Parties, intending to be legally bound, agree as follows:

Section 1. Terms of Agreement.

This Agreement shall commence upon the Effective Date and shall continue in full force and effect until such time as the Operator has fully discontinued its construction, development, operation, maintenance and reclamation of the Project (the “**Term**”).

Section 2. Operator Contributions.

A. Phase I Contribution.

Operator initially intends to develop and use a northern entrance on Ridgeway Road as its primary access to, and product shipment route from, the Project. As a contribution towards County’s upgrade, repair and maintenance of County’s roads used as haul routes by Operator, Operator has agreed to make contributions to County of (i) a lump sum of \$500,000, and (ii) monthly payments of \$0.10 per ton of Product trucked from the Property (the “**Phase I Contribution**”). Operator agrees to make the lump sum contribution within five (5) business days after Operator’s commencement of quarry development activities at the Property. Monthly contributions will be made commencing after completion of the first full calendar month of shipments from the Property and shall continue to be made thereafter at the beginning of each calendar month for tons shipped from the

Property in the prior calendar month. Together with each monthly payment, Operator will provide County with a copy of a scale ticket report reflecting the total tons of all Product shipped from the Property in the previous calendar month. For purposes of this Agreement, “**Product**” shall mean construction aggregate materials products mined, sold and shipped from the Property, and a “ton” shall mean 2,000 pounds.

B. Phase II Contribution.

In the event County upgrades the entirety of Oakton Road to accommodate industrial truck traffic, including upgrade/replacement of the weight-limited bridge to accommodate full-weight industrial truck traffic (the “**Oakton Road Upgrade**”), then Operator shall make an additional contribution to County of (i) a lump sum of \$500,000, and (ii) a supplemental monthly contribution (the “**Phase II Contribution**”), in addition to the Phase I Contribution, in the amount set forth below for each ton of Product trucked from the Property for each month following the completion of the Oakton Road Upgrade:

Year 1	\$0.01	Year 6	\$0.11
Year 2	\$0.03	Year 7	\$0.13
Year 3	\$0.05	Year 8	\$0.15
Year 4	\$0.07	Year 9	\$0.17
Year 5	\$0.09	Year 10+	\$0.20

For clarity, the total per ton contribution (*i.e.*, the Phase I Contribution plus the Phase II Contribution) payable in the first year after completion of the Oakton Road Upgrade (“**Year 1**”) would be \$0.11 per ton, and it would be \$0.30 per ton in the 10th year after completion of the Oakton Road Upgrade (“**Year 10**”) and every year thereafter.

Operator agrees to make the foregoing additional lump sum contribution within five (5) business days after Operator’s commencement of first shipments from its southern Oakton Road entrance following County’s completion of the Oakton Road Upgrade; provided, however, that Operator and County may agree in writing to the earlier payment of these Operator contributions in the event County irrevocably commits to undertake the Oakton Road Upgrade on such terms to be agreed between the Parties, it being the intention that this would allow such Operator contributions to be used by County towards the cost of the Oakton Road Upgrade. For the avoidance of doubt, Operator intends to use an entrance from Oakton Road throughout the development and construction of the Project, including as a shipment and hauling route, independent of whether County decides to undertake the Oakton Road Upgrade, and the foregoing provisions shall not apply to such use prior to County’s commitment to, or completion of, the Oakton Road Upgrade as contemplated above.

C. Oakton Road Aggregate Rebate.

In addition to the foregoing contributions, Operator has agreed to make further contributions to County of \$2.00 per ton of Product purchased by County and/or its chosen road contractor(s) from Operator for use in the Oakton Road Upgrade (*e.g.*, for use as road base or consumed as an ingredient in making asphalt or concrete for the Oakton Road Upgrade), which amounts will be paid to County on

a calendar monthly basis in respect of all such tons of Product sold in the prior calendar month.

D. Use of Operator Contributions.

The Parties acknowledge and agree that Operator was under no obligation to provide any road maintenance contributions to County in the absence of this Agreement, that Operator offered such contributions to the County as a voluntary good faith contribution towards the costs of any additional wear and tear, upgrades, repair or maintenance that may be caused by Operator's use of County roads, and that the Parties entered into this Agreement to reflect those contributions. Consequently, County shall use Operator's contributions exclusively for the upgrade, repair and maintenance of County's roads in proximity to the Project used as haul routes by Operator, including the associated trucking routes from the Ridgeway Road and Oakton Road entrances (collectively, "**Haul Routes**"), and the Parties expressly agree that all such contributions shall constitute pre-agreed fixed liquidated sums estimated by the Parties to reasonably compensate County for any such additional wear and tear, upgrade, repair and maintenance costs, and shall constitute County's sole compensation and remedy in respect thereof. Upon expiration of the Term of this Agreement, any remaining contribution funds may be retained by County.

Section 3. County Road Maintenance and Access.

County shall maintain the Haul Routes to a commercially reasonable standard and in accordance with County's obligations under applicable law. County shall keep County roads open to Operator to haul products and equipment related to the Project for the entire Term of this Agreement without further restrictions for all vehicles meeting statutory requirements for weight, width, height and length, including during any construction or maintenance activities to County roads. For the avoidance of doubt, nothing in this Agreement shall be construed to limit Operator's rights to use any County roads in accordance with applicable law in the absence of this Agreement. County shall retain its right and authority under applicable law to establish and set traffic speed limits in accordance with generally accepted highway standards and safety practices.

Section 4. Remedies and Enforcement.

Each of the Parties hereto covenant and agree that in the event of a breach of any of the terms, provisions or conditions of this Agreement by any Party (the "**Defaulting Party**"), which default is not caused by the Party seeking to enforce said provisions (the "**Non-Defaulting Party**") and after notice and reasonable opportunity to cure has been provided to the Defaulting Party, then in such an event, the Non-Defaulting Party shall have the right of specific performance. The remedy of specific performance shall not be exclusive of any other remedy available at law or in equity.

Section 5. Duc Authorization.

Operator hereby represents and warrants that this Agreement has been duly authorized, executed and delivered on behalf of Operator. County hereby

represents and warrants that this Agreement has been duly authorized, executed and delivered on behalf of County.

Section 6. Severability.

It is mutually agreed by the Parties that in the event any provision of this Agreement is determined by any court of law of competent jurisdiction to be unconstitutional, invalid, illegal or unenforceable in any respect, it is the intention of the Parties that such unconstitutionality, invalidity, illegality or unenforceability shall not affect the other provisions of this Agreement, and this Agreement shall be construed as if such unconstitutional, invalid, illegal or unenforceable provision had never been contained in this Agreement.

Section 7. Entire Agreement; Drafting; Modifications.

This Agreement and the exhibit attached thereto constitute the entire agreement among the Parties hereto with respect to the subject matter hereof, and supersede any prior understandings or written or oral agreements between the Parties with respect to the subject matter of this Agreement, including the Prior Agreement. No amendment, modification, cancellation or alteration of the terms of this Agreement shall be binding on any Party hereto unless the same is in writing and duly authorized and executed by the Parties hereto. No provision of this Agreement shall be interpreted for or against any Party on the basis that such Party was the draftsman of such provision, both Parties being deemed to have participated equally in the drafting of this Agreement, and no presumption or burden of proof will arise favoring or disfavoring any Party by virtue of the authorship of this Agreement.

Section 8. Designated Representative.

Operator designates Doug Wright as its designated representative in connection with Operator's performance of this Agreement (the "**Operator Representative**"). In the event the Operator Representative is replaced by another for any reason, Operator will provide written notice to County designating another Operator Representative.

Section 9. Notices.

All notices to be given under this Agreement shall be in writing and signed by the person serving the notice and shall be sent via (i) registered or certified mail, return receipt requested, postage prepaid, (ii) reputable overnight courier, or (iii) hand delivered, in each case to the addresses of the relevant Party provided below (which address may be changed by a Party with notice delivered in accordance with this Section 9). Notices shall be deemed to have been received on the date of receipt as shown on the return receipt, delivery confirmation, or other written evidence of delivery.

FOR COUNTY:

Walker County, Georgia
Attn: Chairwoman/CEO
101 South Duke Street
P.O. Box 445
LaFayette, Georgia 30728

FOR OPERATOR:

Walker County Stone, LLC
500 Duke Drive
Franklin, Tennessee 37067
Attention: Legal Notices

Section 10. Assignability.

This Agreement shall be binding on the Parties hereto, their respective heirs, devisees and successors. Except as otherwise provided herein, neither Party may sell, assign or transfer its interest in this Agreement, or any of its rights, duties or obligations hereunder, without the prior written consent of the other Party, which consent shall not be unreasonably withheld, conditioned or delayed; provided, however, that this Agreement shall be binding upon, and assigned by Operator to, any subsequent owner of the Project at the Property.

Section 11. Waiver of Terms and Conditions.

The failure of a Party to enforce or insist upon compliance with any of the terms or conditions of this Agreement shall not constitute a general waiver or relinquishment of any such terms or conditions, but the same shall be and remain at all times in full force and effect.

Section 12. Captions; Interpretation.

The captions contained in this Agreement are for informational purposes only and shall not in any way affect the substantive terms or conditions of this Agreement. In this Agreement, the term “including” (and with correlative meaning “include” or “includes”) means including without limiting the generality of any description preceding such term.

Section 13. Choice of Law and Forum Selection.

This Agreement shall be governed by, and construed, interpreted and enforced in accordance with, the laws of the State of Georgia. The Parties agree, for any claim or suit or other dispute relating to this Agreement that cannot be amicably resolved between the Parties, the venue shall be in the Superior Court of Walker County, a court of competent jurisdiction within the State of Georgia, and the Parties further agree to submit themselves to the jurisdiction of said court, to the exclusion of any other judicial district that may have jurisdiction over such a dispute according to any law.

Section 14. Termination and Supersedence of Prior Agreement.

This Agreement hereby terminates and supersedes the Prior Agreement in its entirety.

Section 15. Counterparts.

This Agreement may be executed in any number of counterparts, each of which shall be deemed an original. Delivery of an executed counterpart of a signature page to this Agreement by facsimile or electronic copy shall be as effective as delivery of a manually signed counterpart to this Agreement.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement the day and year first written above.

WALKER COUNTY STONE, LLC

By: _____
John Cross, CEO

WALKER COUNTY, GEORGIA

By: _____
Angie Teems, Chairwoman

Attest: _____
Lisa Richardson, County Clerk

EXHIBIT A

Property Description and Depiction

Walker County Tax Parcel Numbers (and approximate acreages):

0477 013	1.49 acres
0477 013A	22.74 acres

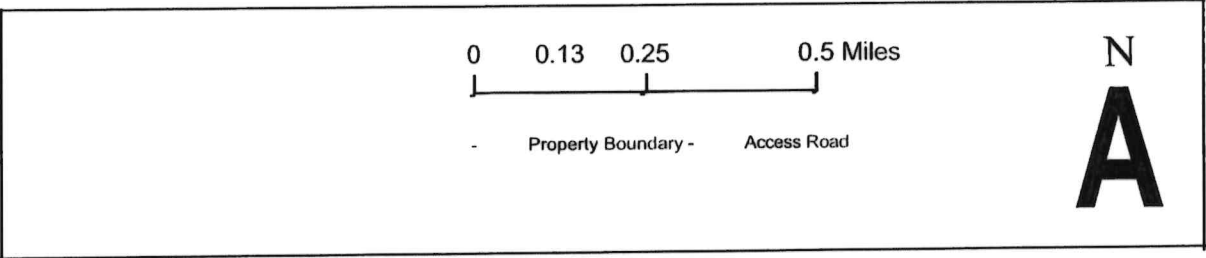
The above-referenced tax parcels are more particularly described in that certain Limited Warranty Deed from G. Matthew Blake aka Geoffrey Matthew Blake (as Grantor) to Walker County Stone, LLC, a Delaware limited liability company (as Grantee), dated May 30, 2024, and recorded in the Walker County Superior Court Clerk's records at Deed Book 2340, Page 803.

0477 014	224.11 acres
0478 001	182.98 acres
0479 001	282.20 acres

The above-referenced tax parcels are more particularly described in that certain Executor's Deed from Risley P. Lawrence, Jr., as Successor Executor of the estate and last will and testament of Robert E. Surles, Deceased (as Grantor), to Walker County Stone, LLC, a Delaware limited liability company (as Grantee), dated May 30, 2024, and recorded in the Walker County Superior Court Clerk's records at Deed Book 2340, Page 754.

The combination of the above-referenced tax parcels is depicted in the map attached hereto:

Walker County Stone, LLC



SHIP TO

WALKER CO COMMISSIONER'S OFFICE
101 S DUKE ST
LA FAYETTE, GA 30728

BILL TO

WALKER CO COMMISSIONER'S OFFICE
PO BOX 445
LA FAYETTE, GA 30728

PURCHASE ORDER
NO. 2026-00000303

DATE 10/29/2025

VENDOR 55559 JAKE MARSHALL SERVICE INC

CONTACT

JAKE MARSHALL SERVICE INC
P O BOX 4324
CHATTANOOGA, TN 37405

DELIVER BY
SHIP VIA
FREIGHT TERMS
ORIGINATOR
RESOLUTION #
PAYMENT TERMS

Aneetra Harris

QUANTITY	U/M	DESCRIPTION	UNIT COST	TOTAL COST
1.0000	EA	Capital - Building Improvements - Road Dept Garage Office Duct & unit Replacements	\$57,500.0000	\$57,500.00
TOTAL DUE				\$57,500.00

APPROVED BY _____

SPECIAL INSTRUCTIONS



Jake Marshall Service

Walker Co Road Dept.

***Walker Co Road Dept-Garage Offices Duct &
Unit Replacements***

Proposed Project Agreement

Date:

8/15/2025

Proposal Number:

FDT25-314

Prepared for:

Walker Co Road Dept.
91 Industrial Dr
Chickamuga, Ga 30707

Prepared by:

Todd Burnette

706-226-9391

tburnette@jmservice.com

Service that builds relationships

PROJECT PROPOSAL

Company
Jake Marshall Service, Inc.
420 Howell Drive
Dalton, Georgia 30721
Ph: 706-226-9391

Bill To Identity
Walker County Gov't

Lafayette, GA 30728

Agreement Location
Walker Co Road Dept.
91 Industrial Dr
Chickamuga, Ga 30707

Proposal Date: 8/15/2025
Proposal Number: FDT25-314

WE ARE PLEASED TO SUBMIT OUR PROPOSAL TO PERFORM THE FOLLOWING:

OUR PRICE FOR THIS PROPOSAL IS\$57,500.00

OUR PROPOSAL INCLUDES -

- Provide Labor & Materials To Replace Duct Work For The Offices & 'Bull Pen" Area
- Includes New Supply & Return Grilles
- Provide Labor, Equipment & Materials To Replace 5-Ton Split System Serving Offices
- Provide Labor, Equipment & Materials To Replace 2.5-Ton Split System Serving "Bull Pen"
- Provide Labor, Equipment & Materials To Replace 3.5-Ton Split System Serving Shop Office
- Includes New Refrigerant Piping, Condensate Pumps & Thermostats For Units
- Deduct \$24,850.00 For The New Units

LEAD TIME - 14 days

PRICE VALID FOR 15 DAYS DUE TO TARIFFS

WARRANTY: Our warranty on work performed is one (1) year, parts and labor. Five (5) year compressor warranty from the manufacturer.

TERMS OF PAYMENT: Monthly Progress Billing. Material and equipment furnished under this proposal shall remain the property of the seller until final payment has been received. Net 30 Terms.

Upon execution as provided below, this agreement, including the following pages attached hereto (collectively, the “Agreement”), shall become a binding and enforceable agreement against both parties hereto. Customer, by execution of this Agreement, acknowledges that it has reviewed and understands the attached terms and conditions and has the authority to enter into this Agreement.

Contractor
Todd Burnette
Signature (Authorized Representative)
Todd Burnette
Name (Print/ Type)
762-201-0761
Phone
8/15/2025
Date

Customer

Signature (Authorized Representative)

Name (Print/ Type)

Title

Date PO#



W.J. O' NEIL COMPANY

"Built on a foundation of customer satisfaction....."

Al Roach cell: (423)309-6112 email: al.roach@wjo.com

PROPOSAL NUMBER: AR25-571 DATE: Tuesday, October 21, 2025

PROPOSAL PREPARED FOR:

Walker Co Road Dept
91 Industrial Dr
Chickamauga, GA 30707

PROPOSAL OFFERED BY:

W.J. O' NEIL COMPANY
500 WEST 26TH ST.
CHATTANOOGA, TN 37408

Project Type: 2.5T & 5T Split System Replacements

Customer Contact: Stacy Higdon

HVAC Service,
Controls, Piping,
Refrigeration, and
Mechanical Contracting

Refrigeration, and
www.wjo.com

CHATTANOOGA
500 West 26th St.
Chattanooga, TN 37408
T 423.702.6000
F 423.702.6005

DETROIT
35457 Industrial Dr.
Livonia, MI 48150
T:(734)456-2300

W.J. O' NEIL COMPANY PER THIS PROPOSAL WILL PROVIDE THE FOLLOWING:

Supply equipment, parts and labor to replace the 2.5 & 5 ton split systems and exhaust fans in the road dept office area.

County to have ceiling demoed out prior to WJO work beginning.

Both units and all associated supply and return duct will be demoed and hauled off for disposal.

The 4 existing ceiling mount fans will also be demoed.

All existing wood return plenums to be demoed and replaced with sheet metal boxes.

The new indoor and outdoor units will be set back in the existing locations and reconnected to all utilities.

New condenser pads and all new copper line sets and control wire to be used.

New duct to be sized to allow for full return to each system from the areas they serve.

New duct layout to allow for the separation of the main front office as described in site visit.

The office doors on the front offices will need to be undercut to allow return into the hall way.

All new supply and return trunk lines to be insulated metal duct and all ceiling grilles to be new lay in registers connected with new flex duct.

Each unit will have a new digital programmable thermostat.

Total for work listed above: \$ 59,984.00

Unless specifically stated, no overtime has been included per this proposal

Amount listed for this proposal is valid for a period of 30 days

Additional work or repairs not listed in this proposal will require an additional proposal

PROPOSAL PREPARED BY:

Al Roach

SERVICE CONSULTANT Al Roach

W.J. O' NEIL COMPANY

PROPOSAL ENTERED INTO AGREEMENT BY:

CUSTOMER SIGNATURE



Walker County Planning Office
Rezone, Conditional Use Variance & Variance Application

☐ Rezone ☐ Conditional Use Variance ☒ Variance

Current Zoning:	Requested Change:	
A-1		
Map & Parcel	Date:	Fee:
0-243-032	9-16-25	150.00

Applicant/Owner & Phone: Thomas Guthrie 423-304-6569
Street Name & Number: 3017 W. Cove Rd. Chickamauga 30107
Mailing Address: 5211 Darrowby Dr., Ooltewah, TN 37363
City, State, Zip Code: Ooltewah, TN 37363
Request: To divide off less than 5 acres in a
A-1 zone

PLANNING COMMISSION RECOMMENDATION:

10-16-2025 ☐ APPROVED AS SUBMITTED
☒ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

John Morehouse made a motion to approve. Stan Porter said he would like to add that the variance be approved with the stipulation that the Guthries come back within six months and rezone the two acre parcel to RA. John Morehouse agreed with these stipulations being added to his motion. Rob Walthour seconded the motion with the stipulations. Todd Hold abstained from the vote and the rest of the members voted to approve the variance with the stipulations. The motion to approve carried.

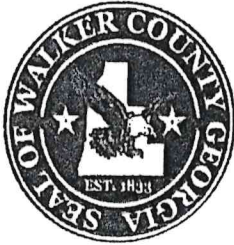
The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Thomas Guthrie 9-16-25
APPLICANT/OWNER DATE



Walker County Planning Office
Rezone, Conditional Use Variance & Variance Application

☐ Rezone ☐ Conditional Use Variance ☒ Variance

Current Zoning:	Requested Change:	
A-1	Setback Variance	
Map & Parcel	Date:	Fee:
0004 014	9-16	150

Applicant/Owner & Phone: Joseph Lloyd 678-978-4060

Street Name & Number: 957 Durham Rd

Mailing Address: 55 Durham Rd

City, State, Zip Code: Rising Fawn GA 30738

Request: Variance of setback to allow for
an agricultural pole barn (no water/electrical) to
be located 42 ft from center of county road

PLANNING COMMISSION RECOMMENDATION:

10-16-2025 ☒ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

Jon Hentz made a motion to approve the variance. Todd Holt seconded the motion to approve. The vote was unanimous. The motion to approve carried.

BOARD OF COMMISSIONERS FINAL DECISION:

☐ APPROVED AS SUBMITTED
☐ APPROVED WITH CONDITIONS
☐ TABLED
☐ DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES ☐ NO ☒ If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Joseph N. Lloyd
APPLICANT/OWNER

9-16-25
DATE