

Text Amendment

Farm Winery

STATE OF GEORGIA  
COUNTY OF BULLOCH

AMENDMENT TO THE CODE OF ORDINANCES OF  
BULLOCH COUNTY, GEORGIA

BE IT ORDAINED by the Bulloch County Board of Commissioners that Section 503(a)(15) of Appendix C-Zoning of the Code of Ordinances of Bulloch County, Georgia is hereby amended to read as follows:

"(15) Reserved."

BE IT FURTHER ORDAINED by the Bulloch County Board of Commissioners that Section 503(b)(9) of Appendix C-Zoning of the Code of Ordinances of Bulloch County, Georgia is hereby amended to read as follows:

- "(9) Farm wineries as defined in Title 3, Chapter 6, Article 2 of the Official Code of Georgia Annotated, provided that a farm winery (i) must maintain a farm winery alcohol license in accordance with Chapter 3 of the Code of Ordinances; (ii) must be located on a lot containing no less than thirty (30) acres of land, at least five (5) acres of which must be used for the cultivation of grapes, berries, or fruits to be utilized in the manufacture or production of wine by the winery; and (iii) must produce no less than 2,000 gallons of wine annually. In granting a conditional use permit for a farm winery, the board of commissioners may specify allowable uses related or complementary to the operation of the farm winery other than the production and sale of wine. A farm winery that is granted a conditional use permit is prohibited from engaging in any use not specified in the conditional use permit (or otherwise allowed as a permitted use in the AG-5 zoning district) without applying for and being granted a modification of the conditional use permit by the board of commissioners. The following list of related or complementary uses that may be specified in a conditional use permit for a farm winery is not intended to be exhaustive but is merely illustrative of the types of uses the board of commissioners may consider in granting or modifying the conditional use permit:
- a. Facilities to host private and public functions, including but not limited to weddings, receptions, dinners, festivals and socials;
  - b. Principal dwelling;
  - c. Park or open space which is privately owned, operated or maintained;
  - d. Bed and breakfast inn;
  - e. Restaurant; and
  - f. Wedding chapel."

Adopted at a meeting of the Bulloch County Board of Commissioners held in compliance with Georgia's Open Meetings Act on the 1st day of August, 2006, at which meeting a quorum was present.

BOARD OF COMMISSIONERS OF  
BULLOCH COUNTY, GEORGIA

By: \_\_\_\_\_  
J. Garrett Nevil, Chairman

Attest: \_\_\_\_\_  
Evelyn H. Wilson, Clerk