



**Columbia County Planning Commission
Final Agenda for March 5, 2026 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Planning Commissioners:

Chairman Mark Moody – Countywide
Vice Chair Emory Holloway – District 3

Jamie Lester – District 1
Russell Wilder – District 2

Ryan Cato – District 4

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| A. CALL TO ORDER | Chairman Moody |
| B. INVOCATION | Chairman Moody |
| C. PLEDGE OF ALLEGIANCE | Chairman Moody |
| D. ROLL CALL / QUORUM | Chairman Moody |
| E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING | Chairman Moody |
| 1. (E1) February 19th, 2026 | |
| F. APPROVAL OF THE AGENDA | Chairman Moody |
| G. PRESENTATION | Chairman Moody |
| H. DEBATE AGENDA | Chairman Moody |
| 1. New Business | |
| a. Preliminary Plat | |
| 1. (H1a1) Knollwood , 189 lots, off Washington Road, Tax map 058 portion of Parcel 134J, 94.71 +/- acres, and currently zoned PUD (Planned Unit Development). Commission District 3. Staff assignment Danielle Montgomery. | |
| b. Public Hearing | |
| 1. (H1b1) RZ26-03-01 , Rezoning from R-A (Residential Agricultural) to R-1 (Single Family Residential), 1422 Old Appling Harlem Highway, Tax map 030 Parcel 007, 4.03 +/- acres, and currently zoned R-A (Residential Agricultural). Commission District 4. Staff assignment Nayna Mistry. | |
| 2. (H1b2) VA26-03-01 , Variance to Section 90-53 <i>List of lot & structure requirements</i> , 1422 Old Appling Harlem Highway, Tax map 030 Parcel 007, 4.03 +/- acres, and currently zoned R-A (Residential Agricultural). Commission District 4. Staff assignment Nayna Mistry. | |
| 3. (H1b3) RZ26-03-02 , Rezoning from R-1 (Single Family Residential) to C-2 (General Commercial), 4933, 4935, & 4937 Washington Road and off Hardy McManus Road, Tax map 066 Parcels 028, 029, 030A, & 031, 3.41 +/- acres combined, and currently zoned R-1 (Single Family Residential). Commission District 3. Staff assignment Danielle Montgomery. | |
| 4. (H1b4) RZ26-03-03 , Conditional Use for Massage, 218 Oak Street North, Tax map 078D Parcel 128, 1.07 +/- acres, and currently zoned C-2 (General Commercial). Commission District 1. Staff assignment Dylan Douglas. | |

5. (H1b5) **RZ26-03-04**, Rezoning from R-A (Residential Agricultural) & M-1 (Light Industrial) to D-C (Data Center), off Morris Calloway Road, Tax map 019 Parcel 002C, 37.03 +/- acres, and currently zoned R-A (Residential Agricultural) & M-1 (Light Industrial). Commission District 4. Staff assignment Will Butler
6. (H1b6) **RZ26-03-05**, Rezoning from R-3 (Single Family Residential) to C-3 (Heavy Commercial), 249 Settlement Road, Tax map 078C Parcel 518, 0.96 +/- acres, and currently zoned R-3 (Single Family Residential). Commission District 2. Staff assignment Dylan Douglas.
7. (H1b7) **VA26-03-02**, Variance to Sections 90-98 *List of lot & structure requirements & 90-139 Buffers & screening*, 249 Settlement Road, Tax map 078C Parcel 518, 0.96 +/- acres, and currently zoned R-3 (Single Family Residential). Commission District 2. Staff assignment Dylan Douglas.
8. (H1b8) **RZ26-03-06**, Rezoning from R-2 (Single Family Residential) to C-2 (General Commercial), 8101, 8102 & 8104 Sir Galahad Drive, Tax map 072A Parcels 122, 164, & 163, 3.77 +/- acres combined, and currently zoned R-2 (Single Family Residential). Commission District 3. Staff assignment Will Butler.
9. (H1b9) **RZ26-03-07**, Major PUD Revision, 833 Audubon Way, Tax map 081 Parcel 681, 0.36 +/- acres, and currently zoned PUD (Planned Unit Development). Commission District 1. Staff assignment Dylan Douglas.

I. LEGAL MATTERS

County Attorney Driver

J. STAFF AND COMMISSIONER COMMENTS

Chairman Moody

1. (J1) Cancellation of April 2nd Planning Commission Meeting.

K. PUBLIC COMMENTS AND PARTICIPATION

Chairman Moody

The next scheduled Planning Commission meeting is Thursday, XXX at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.