



**Columbia County Planning Commission
Final Agenda for March 19, 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

- 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) March 5th, 2026
- F. APPROVAL OF THE AGENDA Chairman Moody
- G. PRESENTATION Chairman Moody
- H. DEBATE AGENDA Chairman Moody
 - 1. New Business
 - a. (H1a) Massage Operator's License
 - 1. (H1a1) **Massage Operator's License for Nyteshade Studio LLC**, 1753 Taylor Rd, Mobile Massage Services only. Staff Assignment Will Butler.
 - b. Public Hearing
 - 1. (H1b1) **Temporary Use Authorization**, 0 Champions Parkway, Tax Map 065 Parcel 888A, 5.20 +/- acres, and currently zoned PUD (Planned Unit Development). Commission District 3. Staff Assignment Dylan Douglas.
 - 2. (H1b2) **Temporary Use Authorization**, 37 Champions Parkway, Tax Map 065 Parcel 1320, 362.83 +/- acres and currently zoned PUD (Planned Unit Development). Commission District 3. Staff Assignment Dylan Douglas.
 - 3. (H1b3) **Temporary Use Authorization**, 70 Champions Parkway, Tax Map 065 Parcel 1261, 8.23 +/- acres, and currently zoned PUD (Planned Unit Development). Commission District 3. Staff Assignment Dylan Douglas.
 - 4. (H1b4) **Temporary Use Authorization**, 0 Riverwood Parkway, Tax Map 065 Parcel 386B, 23.30 +/- acres, and currently unzoned as a part of the Riverwood Parkway right-of-way. Commission District 3. Staff Assignment Dylan Douglas.
 - 5. (H1b5) **Temporary Use Authorization**, 4945 Hardy McManus Road, Tax Map 065, Parcel 009C, 49.90 +/- acres, and currently zoned S-1 (Special). Commission District 3. Staff Assignment Dylan Douglas.
 - 6. (H1b6) **RZ26-03-08**, Major PUD (Planned Unit Development) Revision, 4102 Shady Oaks Drive, Tax Map 081B Parcel 1081, 0.28 +/- acres, and currently zoned

PUD (Planned Unit Development). Commission District 1. Staff Assignment Danielle Montgomery.

7. (H1b7) **RZ26-03-09**, Rezoning from M-1 (Light Industrial) to C-2 (General Commercial), 475 Lewiston Road, for a 1.0 +/- acre portion of Tax Map 061 Parcel 030L, 32.25 +/- total acres, and currently zoned M-1 (Light Industrial). Commission District 2. Staff Assignment Dylan Douglas.
8. (H1b8) **RZ26-03-10**, Major S-1 (Special) Revision, 830 Louisville Road, Tax Map 052 Parcel 001J, 5.0 +/- acres, and currently zoned S-1 (Special). Commission District 4. Staff Assignment Nayna Mistry.

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| I. LEGAL MATTERS | County Attorney Driver |
| J. STAFF AND COMMISSIONER COMMENTS | Chairman Moody |
| K. PUBLIC COMMENTS AND PARTICIPATION | Chairman Moody |

The next scheduled Planning Commission meeting is Thursday, April 16th, 2026 at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.