



**Columbia County Planning Commission
Final Agenda for March 4, 2021 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Planning Commissioners:
Countywide – Russell Wilder

District 1 – Jim Cox
District 2 – Gene Futch

District 3 – Rich Henderson, Sr.
District 4 – Al Dempsey

- A. CALL TO ORDER Chairman Cox
- B. INVOCATION Chairman Cox
- C. PLEDGE OF ALLEGIANCE Chairman Cox
- D. ROLL CALL / QUORUM Chairman Cox
- E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING Chairman Cox
 - 1. (E1) February 18, 2021
- F. APPROVAL OF THE AGENDA Chairman Cox
- G. PRESENTATION Chairman Cox
 - 1. (G1) **Vision 2035 Comprehensive Plan Five Year Update Draft & Public Hearing**
- H. DEBATE AGENDA Chairman Cox
 - 1. Unfinished Business Chairman Cox
 - a. Rezoning
 - b. Variance
 - 2. New Business Chairman Cox
 - a. Massage Operator's License
 - 1. (H2a1) **Massage Operator's License for Cebbi Farienty dba SisterReLeaf by Cebbi - Women's Skincare & Massage**, located at 3685 River Watch Parkway Suite 100, for on premise and mobile massage services.
 - b. Provisional Home Occupation
 - 1. (H2b1) **Provisional Home Occupation for Blue River Pools**, Tax Map 041 Parcel 083A, 4.81+/- acres, located at 1223 Grant Road, and currently zoned R-A (Residential Agricultural).
 - c. Temporary Use Authorization

1. (H2c1) **Temporary Use Authorization**, Tax Map 024 Parcel 058P, 2.448+/- acres, located at 6492 Washington Road, and currently zoned R-A (Residential Agricultural).
- d. Preliminary Plat
1. (H2d1) **Preliminary Plat for Crawford Creek South Phase X**, Tax Map 067 Parcel 2310, 52 lots, 22.6 +/- acres, located Off William Smith Boulevard, and currently zoned PUD (Planned Unit Development).
 2. (H2d2) **Preliminary Plat for River Pines**, Tax Map 077 Parcel 050, 5 lots, 17.28 +/- acres, located at 3951 Mullikin Road, and currently zoned R-1 (Single Family Residential).
- e. Final Plat
- f. Plan Revision
- g. Public Hearing
1. (H2g1) **RZ21-03-01**, Major S-1 (Special) Revision, Tax Map 082A Parcel 386, 29.21+/- acres, located at 313 Baston Road, and currently zoned S-1 (Special).
 2. (H2g2) **RZ21-03-02**, Conditional Use for a Gym, Tax Map 078B Parcel 137B, 11.06+/- acres, located at 472 Flowing Wells Road, and currently split zoned C-2 (General Commercial) and M-1 (Light Industrial).
 3. (H2g3) **RZ21-03-03**, Rezone from S-1 (Special) to R-1 (Single Family Residential), Tax Map 071A Parcel 017E, 1.408+/- acres, located at 841 Halali Farm Road, and currently zoned S-1 (Special).
 4. (H2g4) **RZ21-03-04**, Major PUD (Planned Unit Development) Revision, Tax Map 072 Parcels 547 and 548, 8.55+/- acres, located at 850 Ronald Reagan Drive and 732 North Belair Road, and currently zoned PUD (Planned Unit Development).
 5. (H2g5) **RZ21-03-05**, Rezone from R-1 (Single Family Residential) to R-2 (Single Family Residential), Tax Map 061 Parcel 084C, 46.41+/- acres, located at 1915 William Few Parkway, and currently zoned R-1 (Single Family Residential).
 6. (H2g6) **VA21-03-01**, Variance to Section 90-139 *Buffers & Screening*, Tax Map 077A Parcel 099A, 1.34+/- acres, located at 4321 Evans to Locks Road, and currently zoned C-2 (General Commercial).
 7. (H2g7) **VA21-03-02**, Variance to Sections 90-133(a)(7) *Parking*, 90-139 *Buffers & Screening*, and 90-147(g)(10)(b) *Use Provisions*, Tax Map 024 Parcel 001, 5.01+/- acres, located at 6697 Washington Road, and currently split zoned C-2 (General Commercial) and C-C (Community Commercial).
- h. Text Amendments
- i. Items Added (which need immediate action)

I. LEGAL MATTERS

County Attorney Driver

J. STAFF AND COMMISSIONER COMMENTS

Chairman Cox

K. PUBLIC COMMENTS AND PARTICIPATION

Chairman Cox

The next scheduled Planning Commission meeting is Thursday, March 18, 2021 at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.