



**Columbia County Planning Commission
Final Agenda for July 7, 2022 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 – Michael W. Carraway
District 4 – Al Dempsey

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| 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) June 16, 2022 | |
| F. APPROVAL OF THE AGENDA | Chairman Cox |
| G. PRESENTATION | Chairman Cox |
| 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 Chloe Helen Roy dba Helen's Healing Hands , located at 4571 Cox Road, Suite B, for on premise massage services only. | |
| b. Temporary Use Authorization | |
| 1. (H2b1) Temporary Use Authorization , Tax Map 063C Parcel 011, 2.2 +/- acres, located at 5193 Oak Springs Drive, and currently zoned R-A (Residential Agricultural). | |
| c. Conceptual Plan | |
| d. Preliminary Plat | |
| e. Final Plat | |

f. Plan Revision

1. (H2f1) **RZ22-07-02**, Major PUD Revision, Tax Map 082D Parcels 072, 073, & 074, located at 208, 210, & 212 New Petersburg Drive, 0.28, 0.27, & 0.26 +/- acres, and currently zoned PUD (Planned Unit Development).

g. Public Hearing

1. (H2g1) **RZ22-06-03**, Conditional Use for a Convenience Store with Gas Pumps, Tax Map 074 Parcel 048, 0.6 +/- acres, located at 220 South Belair Road, and currently zoned C-1 (Neighborhood Commercial).
2. (H2g2) **VA22-06-05**, Variance to Section 90-147 *Use Provisions*, Tax Map 074 Parcel 048, 0.6 +/- acres, located at 220 South Belair Road, and currently zoned C-1 (Neighborhood Commercial).
3. (H2g3) **RZ22-06-04**, Conditional Use for a Tattoo Parlor, Tax Map 079 Parcel 098D, 3.3 +/- acres, located at 4150 Washington Road, and currently zoned C-2 (General Commercial).
4. (H2g4) **RZ22-06-05**, Rezone R-2 (Single Family Residential) to P-1 (Professional), Tax Map 072A Parcel 086, 1.14 +/- acres, located at 460 North Belair Road, and currently split zoned R-2 (Single Family Residential) and P-1 (Professional).
5. (H2g5) **VA22-06-06**, Variance to Section 90-139 *Buffers & Screening*, Tax Map 072A Parcel 086, 1.14 +/- acres, located at 460 North Belair Road, and currently split zoned R-2 (Single Family Residential) and P-1 (Professional).
6. (H2g6) **VA22-06-03**, Variance to Section 90-98 *List of Lot & Structure Requirements*, Tax Map 029 Parcel 018C, 4.75 +/- acres, located at 1808 Lonergan Hulme Road, and currently zoned M-1 (Light Industrial).
7. (H2g7) **VA22-06-04**, Variance to Section 90-98 *List of Lot & Structure Requirements*, Tax Map 072 Parcel 043B, 6.0 +/- acres, located at 683 Commerce Court, and currently zoned M-2 (General Industrial).
8. (H2g8) **RZ22-07-01**, Rezone R-A (Residential Agricultural) to S-1 (Special), Tax Map 063 Parcel 138, 7.56 +/- acres, located at 5221 Parham Road, and currently zoned R-A (Residential Agricultural).
9. (H2g9) **RZ22-07-03**, Rezone R-3 (Single Family Residential) to C-1 (Neighborhood Commercial), Tax Map 082A Parcel 080, 0.651 +/- acres, located at 424 Vaughn Road, and currently zoned R-3 (Single Family Residential).
10. (H2g10) **RZ22-07-04**, Rezone R-A (Residential Agricultural) to PRD (Planned Residential Development), Tax Map 059 Parcels 027C & portion of 026B, a combined 107.94 +/- acres, and currently zoned R-A (Residential Agricultural).

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, July 21, 2022 at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.