



**Columbia County Planning Commission
Proposed Agenda for June 1, 2023 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Planning Commissioners:
Countywide – Russell Wilder

District 1 – James Van Meter
District 2 – Marty Jackson

District 3 – Michael W. Carraway
District 4 – Al Dempsey

- A. CALL TO ORDER Chairman Dempsey
- B. INVOCATION Chairman Dempsey
- C. PLEDGE OF ALLEGIANCE Chairman Dempsey
- D. ROLL CALL / QUORUM Chairman Dempsey
- E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING Chairman Dempsey
 - 1. (E1) May 18th, 2023
- F. APPROVAL OF THE AGENDA Chairman Dempsey
- G. PRESENTATION Chairman Dempsey
- H. DEBATE AGENDA Chairman Dempsey
 - 1. (H1) Unfinished Business
 - a. (H1a) **Text Amendment**, Chapter 54 Mobile Homes and Trailers, Article I In General, Section 54-9 *Temporary use authorization*. Staff Assignment Will Butler.
 - b. (H1b) **Text Amendment**, Chapter 74 Subdivisions, Article IV Minimum Standards for Improvements, Section 74-118 *Variances*. Staff Assignment Will Butler.
 - c. (H1c) **Text Amendment**, Chapter 90 Zoning, Article IV Supplemental Requirements, Section 90-142 *Home occupations*. Staff Assignment Will Butler.
 - d. (H1d) **Text Amendment**, Chapter 90 Zoning, Article V Administration, Section 90-179 *Appeals, variances, and minor waivers*. Staff Assignment Will Butler.
 - e. (H1e) **Text Amendment**, Chapter 90 Zoning, Article V Administration, Section 90 180 *Zoning changes; ordinance amendments*. Staff Assignment Will Butler.
 - 2. New Business Chairman Dempsey
 - a. Final Plat
 - 1. (H2a1) **Southwind Village Phase 3**, 50 lots, Off Hereford Farm Road, Tax Map 060 Parcel 1769, 25.75 +/- acres, and currently zoned R-2/RCO (Single Family Residential with Residential Cluster Overlay). Commission District 2. Staff Assignment Danielle Montgomery.
 - b. (H2b) Architectural Review
 - 1. (H2b1) **West Lake Retail**, Condition of Rezoning - Architectural Review, 1000 West Lake Commons Drive, Tax Map 082 Parcel 525, 5.68 +/- acres, and currently zoned PUD (Planned Unit Development). Commission District 1. Staff Assignment Nayna Mistry.

c. Public Hearing

1. (H2c1) **RZ23-06-01**, Major PRD (Planned Residential Development) Revision, Off Baker Place Road, Tax Map 051 Parcel 049C, 34.15 +/- acres and currently zoned PRD (Planned Residential Development). Commission District 4. Staff Assignment Danielle Montgomery.
2. (H2c2) **VA23-06-01**, Variance to Section 90-135 *Signs*, Off Prince George Ave & Jamestown Ave, Tax Map 065A Parcels 503A & 501C, 0.94 +/- acres & 0.27 +/- acres respectively, and currently zoned R-1/RCO (Single Family Residential with Residential Cluster Overlay) & R-2/RCO (Single Family Residential with Residential Cluster Overlay). Commission District 3. Staff Assignment Danielle Montgomery.

d. Items Added (which need immediate action)

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

The next scheduled Planning Commission meeting is Thursday, June 15, 2023 at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.