



**Columbia County Planning Commission
Proposed Agenda for January 4, 2024 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Planning Commissioners:

Countywide – Vacant

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) December 21st, 2023
- F. APPROVAL OF THE AGENDA Chairman Dempsey
- G. PRESENTATION Chairman Dempsey
- H. DEBATE AGENDA Chairman Dempsey
 - 1. (H1) Unfinished Business
 - a. (H1a) **VA23-12-03**, Variance to Section 90-135 *Signs*, 1 Islamic Center Drive, Tax Map 079 Parcel 102, 8.54 +/- acres and currently zoned S-1 (Special). Commission District 1. Staff Assignment Danielle Montgomery. **Postponed from 12.21.23.**
 - 2. New Business Chairman Dempsey
 - a. Public Hearing
 - 1. (H2a1) **RZ24-01-01**, Conditional Use for a Gym, 454 Columbia Industrial Boulevard, Tax Map 078 Parcel 337, 2.2 +/- acres, and currently zoned M-1 (Light Industrial) and M-2 (General Industrial). Commission District 1. Staff Assignment Danielle Montgomery.
 - 2. (H2a2) **RZ24-01-02**, Rezoning from M-2 (General Industrial) to S-1 (Special). 6001 Horizon West Parkway, Tax Map 069 Parcel 001K, 4.51 +/- acres, and currently zoned M-2 (General Industrial). Commission District 4. Staff Assignment Dylan Douglas.
 - 3. (H2a3) **RZ24-01-03**, Major S-1 (Special) Plan Revision, 6075 Ridge Road, Tax Map 034 Parcel 002, 31.94 +/- acres and currently zoned S-1 (Special). Commission District 3. Staff Assignment Will Butler.
 - 4. (H2a4) **VA24-01-01**, Variance to Section 90-55 *RCO Residential cluster overlay district*, 3031 Leaning Oak Way, Tax Map 084 Parcel 167, 0.24 +/- acres and currently zoned R-2 (Single-Family Residential)/RCO (Residential Cluster Overlay). Commission District 1. Staff Assignment Dylan Douglas.
 - b. Text Amendments

c. 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, January 18th, 2024 at 6:00 p.m. in the Auditorium of Building A at the Evans Government Center.