



## Commission Meeting

October 17, 2023

Item Name: Z-23-44

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<b>Department:</b>	Planning & Development
<b>Presenter:</b>	Carla Delaney, Director
<b>Caption:</b>	<b>Z-23-44</b> – A request for concurrence with the Augusta Planning Commission to APPROVE with conditions a petition by STP Development, LLC requesting to amend condition 14 of R-1E zoning adopted with rezoning application Z-21-39, to reduce the open space/greenspace requirement from 113 acres to 100 acres, affecting property containing approximately 173.55 acres located at 1241 and 1299A Brown Road. Tax Map #216-0-003-00-0 and 216-0-008-02-0. DISTRICT 8
<b>Background:</b>	N/A
<b>Analysis:</b>	N/A
<b>Financial Impact:</b>	N/A
<b>Alternatives:</b>	N/A
<b>Recommendation:</b>	<ol style="list-style-type: none"><li>1. All remaining conditions of Z-21-39 shall remain in effect.</li><li>2. All townhomes lots shall have a minimum lot width of 24 feet.</li><li>3. Approval to amend the condition in this request does not constitute approval of the concept subdivision layout submitted with the rezoning application or submittals for Development Plan Review.</li><li>4. Subdivision Development Plan approval in compliance with the Land Subdivision Regulations of Augusta, Georgia for the actual development is required prior to construction commencing on the property.</li><li>5. Development of the property shall comply with all development standards and regulations of Augusta-Richmond County, Georgia, as amended, at the time of development.</li></ol>
<b>Funds are available in the following accounts:</b>	N/A
<b><u>REVIEWED AND APPROVED BY:</u></b>	N/A