



Commission Meeting

January 21, 2025

Item Name: Z-25-01

Department:	Planning & Development
Presenter:	Carla Delaney, Director
Caption:	Z-25-01 – A petition by Berkie Ayer on behalf of The City of Augusta-Richmond County requesting a rezoning from zone R-1A (One-family Residential) and LI (Light Industry) to zone LI (Light Industry) affecting properties containing approximately 15.46 acres located at 1840 and 1858 Wylds Road. Tax Map #'s 055-0-001-02-0 & 054-0-064-07-0.
Background:	N/A
Analysis:	N/A
Financial Impact:	N/A
Alternatives:	N/A
Recommendation:	<ol style="list-style-type: none">1. Must comply with all related aspects of the Augusta Tree Ordinance and Flood Damage Prevention Ordinance.2. A sidewalk will be required along the entire frontage of Wylds Road adjacent to the subject properties.3. Any proposed lighting fixtures must be directed downward.4. Any outdoor storage shall be enclosed by a 6 ft privacy fence.5. An undisturbed 25 ft planting strip along Wylds Road shall be installed. All damaged or removed trees shall be replaced by large caliper tree species from the approved list in the Augusta Tree Ordinance.6. Approval of this rezoning request does not constitute approval of the concept site plan approval in compliance with Site Plan Regulations of Augusta, Georgia prior to construction commencing on the property.7. Development of the property shall comply with all development standards and regulations set forth by the City of Augusta-Richmond County, Georgia, at the time of development.
Funds are available in the following accounts:	N/A
<u>REVIEWED AND APPROVED BY:</u>	N/A