



## Commission Meeting

January 20, 2026

Item Name: **Z-26-02**

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<b>Department:</b>	Planning & Development
<b>Presenter:</b>	Chyvattee Vassar, Interim Director
<b>Caption:</b>	<p><b>Z-26-02</b> – A request for concurrence with the Augusta Planning Commission to APPROVE a petition by Jennifer Jones, on behalf of the Plunkett Family Revocable Living Trust, requesting a rezoning from zones R-1 (One-Family Residential) and R-1A (One-Family Residential) to zone B-1 (Neighborhood Business) to develop a private school campus, affecting property containing approximately 5.32 acres located at 3118 Skinner Mill Circle. Tax Map # 017-0-102-00-0.</p>
<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. The development must substantially conform to the concept plan submitted with this rezoning application.</li><li>2. Any proposed lighting fixtures must be directed downward and not toward buildings.</li><li>3. The development must comply with all aspects of the Augusta Tree Ordinance.</li><li>4. The development shall provide a minimum 20-foot-wide natural vegetative buffer along the side and rear yards of the property.</li><li>5. Approval of this rezoning request does not constitute approval of the conceptual site plan submitted with the rezoning application. The proposed development shall obtain site plan approval in compliance with Site Plan Regulations of Augusta, Georgia prior to construction commencing on the property.</li><li>6. The development of the property shall comply with all development standards and regulations set forth by the City of Augusta-Richmond County, Georgia, as amended, at the time of development.</li><li>7. The property shall be limited to a private school or uses permitted in the R-1 zone.</li></ol>
<b>Funds are available in the following accounts:</b>	N/A
<b><u>REVIEWED AND APPROVED BY:</u></b>	N/A