



## Commission Meeting

August 15, 2023

Item Name: Z-23-38

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<b>Department:</b>	Planning & Development
<b>Presenter:</b>	Carla Delaney, Director
<b>Caption:</b>	<b><u>Z-23-38</u></b> – A request for concurrence with the Augusta Planning Commission to APPROVE with the conditions a petition by Drayton Parker Companies on behalf of COLCO Solutions LLC requesting a rezoning from zone B-1 (Neighborhood Business) to zone B-2 (General Business) affecting property containing approximately 5.66 acres located at 1924 Barton Chapel Road. Tax Map #068-0-007-00-0. DISTRICT 5
<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. Coordinate with Augusta Traffic Engineering to provide a suitable means of ingress and egress for the proposed development.</li><li>2. There shall be a 25' buffer established from the delineated wetlands and no structures shall be located within the wetlands to avoid any negative impacts to this environmentally sensitive land.</li><li>3. Shall obtain any necessary permits required from Army Corps of Engineers for the development of the property.</li><li>4. Approval of this rezoning request does not constitute approval of the concept site plan submitted with the application. Site plan approval in compliance with the Site Plan Regulations of Augusta, Georgia for the actual development is required prior to construction commencing on the property.</li><li>5. This project shall comply with all development standards and regulations set forth by the City of Augusta, GA 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