



Commission Meeting

October 21, 2025

Item Name: Z-25-29

Department: Planning & Development

Presenter: Chyvatee Vassar, Interim Director

Caption: **Z-25-29**– A request for concurrence with the Augusta Planning Commission to **APPROVE** a petition by Purpose Holdings, LLC, on behalf of Good News Church Inc., requesting a rezoning from zones R-1 (One-Family Residential) and R-1A (One-Family Residential) to zone R-1E (One-Family Residential) to develop a single-family residential subdivision, affecting approximately 4.08 acres out of a 7.47-acre tract located at 400 Warren Road. Tax Map # 017-0-026-00-0.

Background: N/A

Analysis: N/A

Financial Impact: N/A

Alternatives: N/A

Recommendation:

1. The development must substantially conform to the concept plan for single-family detached homes submitted with this rezoning application.
2. Provide sidewalks along both sides of the internal streets within the proposed subdivision.
3. No dwellings shall be located within a 150-foot radius of the telecommunications tower.
4. Approval of this rezoning request does not constitute approval of the conceptual subdivision plan submitted with the rezoning application. The proposed development shall obtain final plat approval in compliance with the Land Subdivision Regulations of Augusta, Georgia prior to construction commencing on the property.
5. 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.

Funds are available in the following accounts: N/A

REVIEWED AND APPROVED BY: N/A