



## Commission Meeting

January 2, 2024

Item Name: SE-23-10

---

<b>Department:</b>	Planning & Development
<b>Presenter:</b>	Carla Delaney, Director
<b>Caption:</b>	<b><u>SE-23-10</u></b> – A petition by Rimrock Development Holdings on behalf of Patricia M Reece requesting a special exception to construct an extended stay hotel per Section 22-2(d) of the Comprehensive Zoning Ordinance affecting property containing approximately 3.7 acres located at 3731-Wheeler Road. Zoned B-2 (General Business). Tax Map #030-0-230-06-0.
<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. Shall comply with all applicable regulations set forth in Section 22-2(d) of the Comprehensive Zoning Ordinance of Augusta, Georgia.</li><li>2. The extended stay hotel shall be limited to 3 stories and no more than 64 units.</li><li>3. Install a 6-foot privacy fence on the East property line adjacent to the Memory Care Center and Spicewood Apartment subdivision and the West property line adjacent to the Sonic Restaurant is required.</li><li>4. Issuance of development permits shall be contingent upon the submission of plans meeting engineering, environmental, and all other pertinent development regulations.</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