



Commission Meeting

November 21, 2023

Item Name: Z-23-46

Department:	Planning & Development
Presenter:	Carla Delaney, Director
Caption:	<u>Z-23-46</u> – A request for concurrence with the Augusta Planning Commission to APPROVE with conditions a petition by Southern Civil Solutions, LLC, on behalf of Decorum Medicine, LLC, requesting a rezoning from zone R-1A (One-family Residential) to zone R-1E (One-family Residential) affecting property containing approximately 5.36 acres located at 2620 Barton Chapel Road. Tax Map #095-0-020-00-0. DISTRICT 5
Background:	N/A
Analysis:	N/A
Financial Impact:	N/A
Alternatives:	N/A
Recommendation:	<ol style="list-style-type: none">1. The development of the property shall substantially conform with the conceptual subdivision plan submitted with the application.2. Development of the property shall not exceed 46 townhome units and have a minimum lot width of twenty-five (25) feet.3. The townhome units shall feature a minimum of four (4) substantively distinct front façade designs, to be approved by Planning & Development staff. No adjacent units shall use identical façades. The developer shall abstain from the use of vinyl siding along front façades.4. Approval of the rezoning request shall not constitute approval of the conceptual subdivision plan submitted with the rezoning application. Subdivision Development Plan approval, in compliance with the Land Subdivision Regulations of Augusta-Richmond County, is required prior to commencement of any improvements to the property.5. 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