



Commission Meeting

March 19, 2024

Item Name: Z-24-12

Department:	Planning & Development
Presenter:	Carla Delaney, Director
Caption:	<u>Z-24-12</u> – A request for concurrence with the Augusta Planning Commission to APPROVE the petition by JSMG Development, LLC, to remove condition number 1 from previously approved Z-22-50 and rezone the property from zone R-3B (Multiple-family Residential) to zone R-1E (Single-family Residential) with conditions affecting property containing approximately 6.56 acres located at 3125 Richmond Hill Road. Tax Map #121-0-005-00-0.
Background:	N/A
Analysis:	N/A
Financial Impact:	N/A
Alternatives:	N/A
Recommendation:	<ol style="list-style-type: none">1. The proposed townhome community shall substantially comply with the conceptual site plan submitted with the rezoning application.2. The minimum lot width shall be 26 feet, and the maximum number of dwelling units shall be 39.3. 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.4. 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.5. There shall be a minimum of 3 different facades used throughout the development.
Funds are available in the following accounts:	N/A
<u>REVIEWED AND APPROVED BY:</u>	N/A