



CONSOLIDATED GOVERNMENT
What progress has preserved.
PLANNING DEPARTMENT

June 25, 2021

Honorable Mayor and Councilors
City Manager
City Attorney
Clerk of Council

Subject: (EXCP-05-21-1002) Special Exception Use request to allow for Auto/Truck sales, new and used in excess of one-half (0.5) acre but less than two (2) acres located at 3072 Victory Drive, Columbus, Georgia 31903.

Auto/Truck Sales, New and Used

Earl Adams has submitted an application for the Special Exception Use cited above. The property is located in a GC (General Commercial) zoning district. The site for the proposed Auto/Truck sales, new and used in excess of one-half (.5) acre but less than two (2) acres located at 3072 Victory Drive. The purpose of the Special Exception Use is to allow for the operation of a Auto/Truck sales, new and used in excess of one-half (.5) acre but less than two (2) acres located within the GC (General Commercial) zoning district:

(1) Access: Is or will the type of street providing access to the use be adequate to serve the proposed special exception use?

Victory Drive is an arterial road. It will provide adequate free flow movement. This use will be an accessory use to the property.

(2) Traffic and Pedestrian Safety : Is or will access into and out of the property be adequate to provide for traffic and pedestrian safety, the anticipated volume of the traffic flow, and access by emergency vehicles?

Access into and out of the property in question will provide for adequate traffic and pedestrian safety and emergency access.

(3) Adequacy of Public Facilities: Are or will public facilities such as school, water, or sewer utilities and police and fire protection be adequate to serve the special exception use?

Services such as water, utilities, police, and fire protection are adequate.

(4) Protection from Adverse Affects: Are or will refuse, service, parking and loading areas on the property be located or screened to protect other properties in the area from such adverse effects as noise, light, glare or odor?

The property is surrounded by GC. Noise, light, flare and odor should be limited due to the nature of the equipment.

(5) Hours of Operation: Will the hours and manner of operation of the special

exception use have no adverse effects on other properties in the area?

The hours of operation for this use will not have an adverse impact on the neighboring properties in the area.

(6) Compatibility: Will the height, size, or location of the buildings or other structures on the property be compatible with the height, size, character, or location of buildings or other structures on neighboring properties?

This structures height, size and location should match the uses found in other GC (General Commercial) properties.

Council District: District 7 (Woodson)

Twenty-five (25) property owners within 300 feet of the property have been notified by mail of the proposed Special Exception Use. The Planning Department received no calls and/or emails regarding the rezoning.

Approval: 0 Reponses

Opposition: 0 Responses

The Planning Advisory Commission recommended ***approval*** and the Planning Department recommended ***approval***.

Additional Information: N/A

Respectfully,

Rick Jones, AICP
Director, Planning Department

Attachments:

Aerial Land Use Map
Location Map
Zoning Map
Existing Land Use Map
Future Land Use Map
Site Plan
Traffic Report



Area To Be Requesting Special Exception



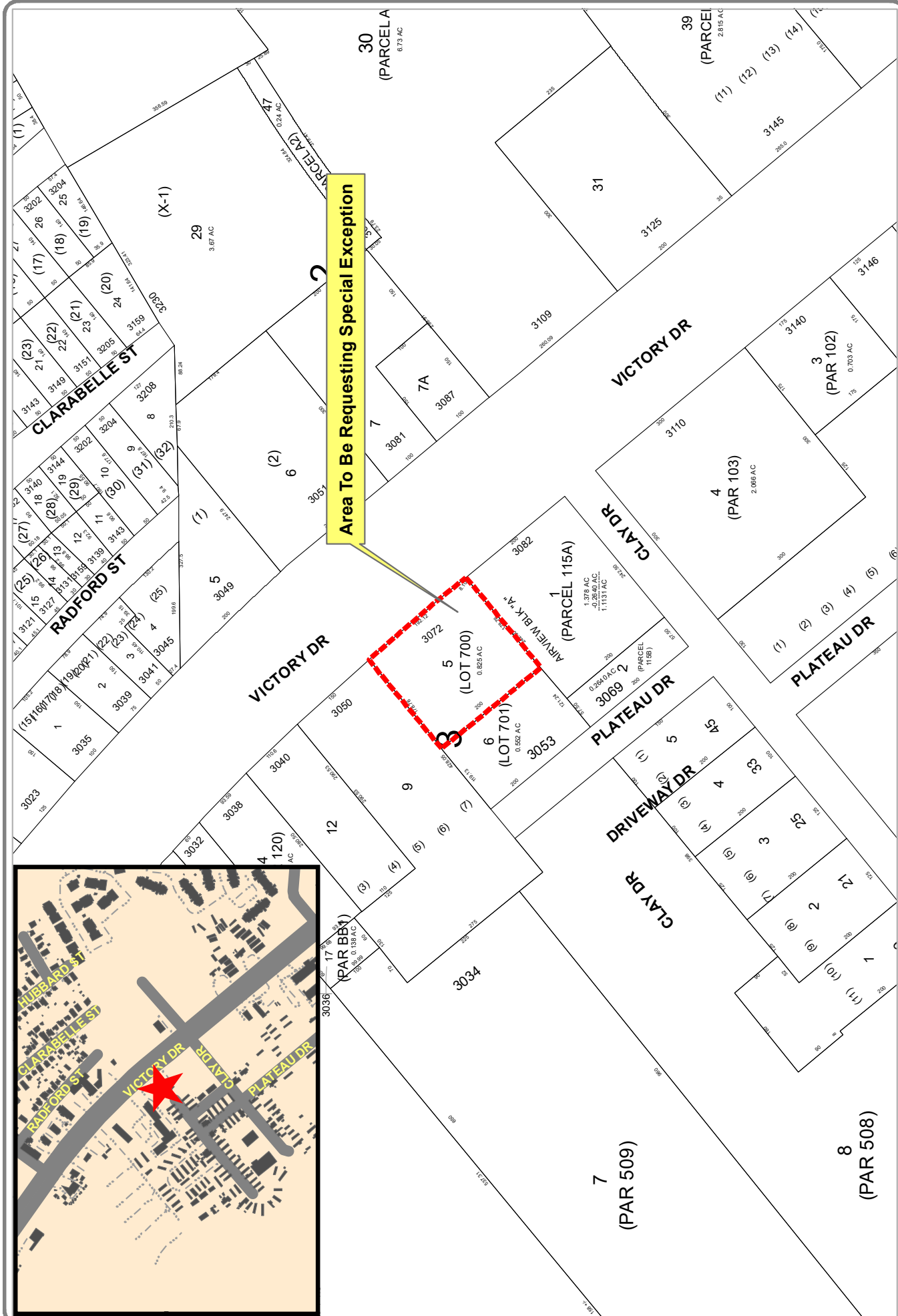
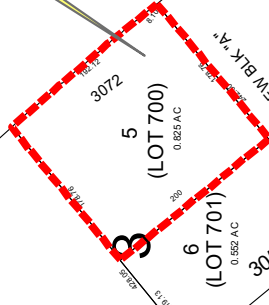
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 1 inch = 200 feet
 Data Source: IT/GIS
 Author: David Cooper

Aerial Map for EXCP 05-21-1002
 Map 043 Block 003 Lot 005
 Planning Department-Planning Division
 Prepared By Planning GIS Tech

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 The data contained is subject to constant change.
 Map information is believed to be correct but is not guaranteed.



Area To Be Requesting Special Exception

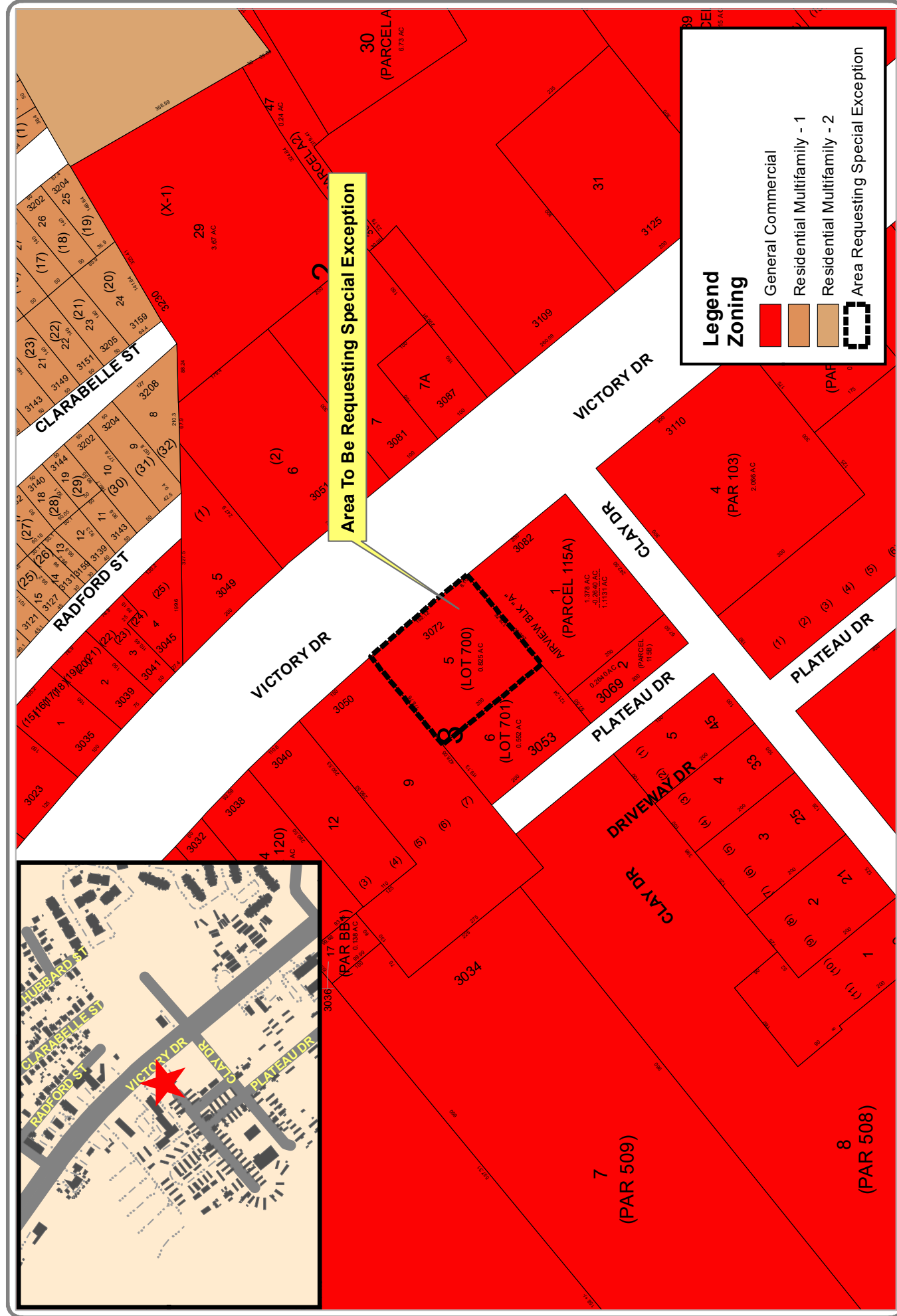


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Location Map for EXCP 05-21-1002
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Area To Be Requesting Special Exception

Legend

Zoning

- General Commercial
- Residential Multifamily - 1
- Residential Multifamily - 2
- Area Requesting Special Exception

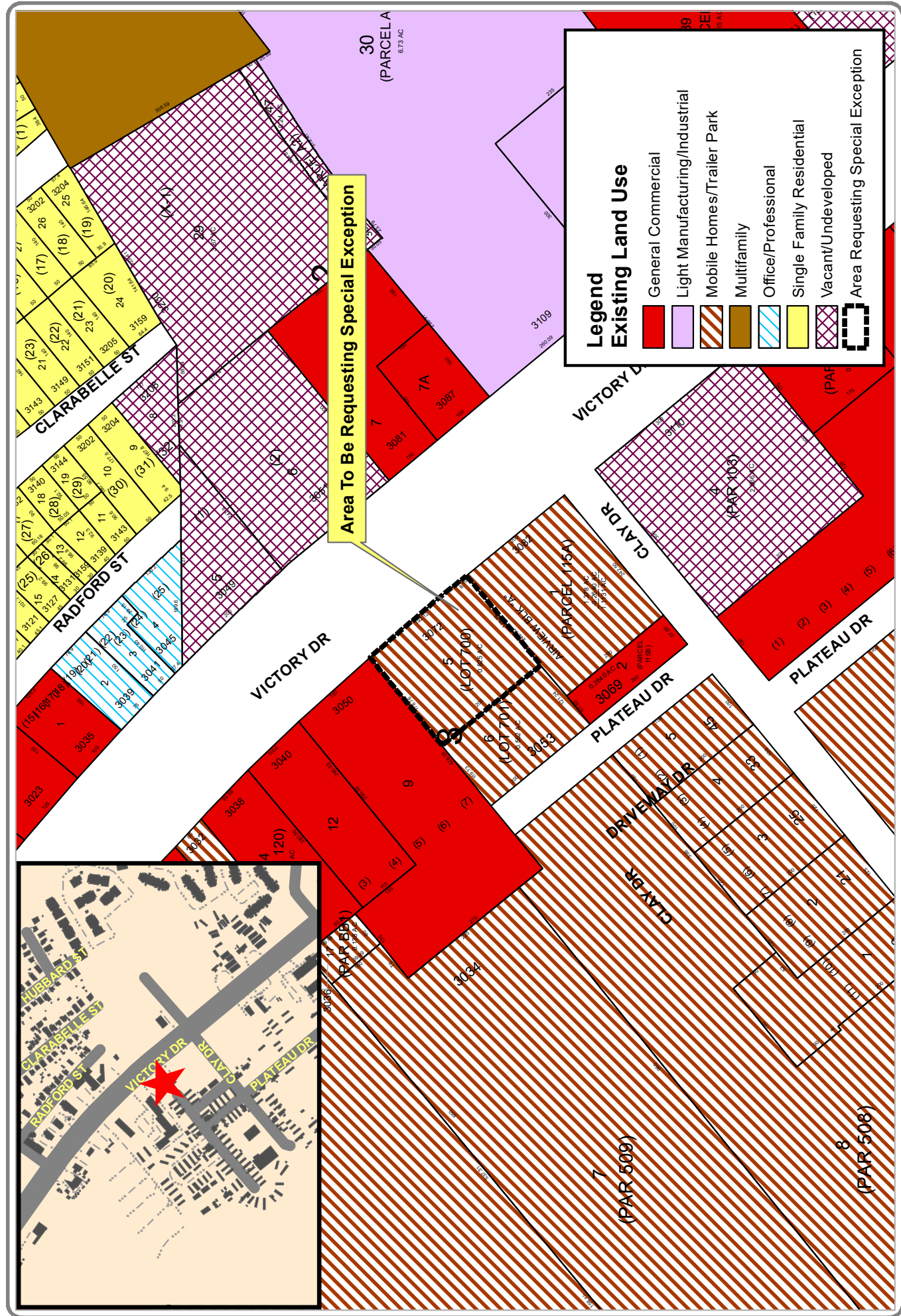
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Zoning Map for EXCP 05-21-1002
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Legend Existing Land Use

- General Commercial
- Light Manufacturing/Industrial
- Mobile Homes/Trailer Park
- Multifamily
- Office/Professional
- Single Family Residential
- Vacant/Undeveloped
- Area Requesting Special Exception

Area To Be Requesting Special Exception

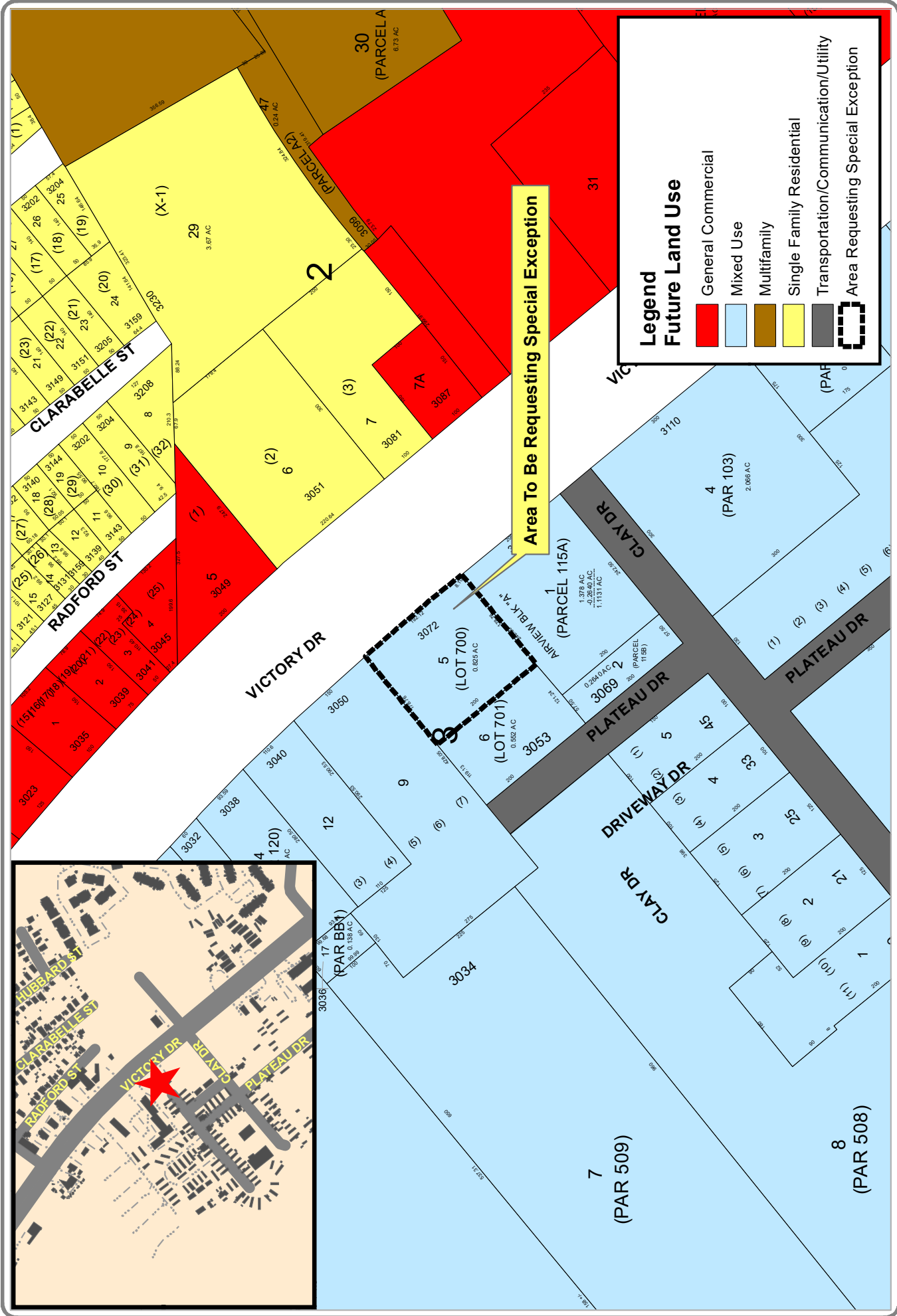


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Existing Land Use Map for EXCP 05-21-1002
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Area To Be Requesting Special Exception

Legend
Future Land Use

- General Commercial
- Mixed Use
- Multifamily
- Single Family Residential
- Transportation/Communication/Utility
- Area Requesting Special Exception

Future Land Use Map for EXCP 05-21-1002
Map 043 Block 003 Lot 005
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