



CONSOLIDATED GOVERNMENT
What progress has preserved.
PLANNING DEPARTMENT

COUNCIL STAFF REPORT

REZN-Conservation Use Valuation Assessment (CUVA)

Applicant: CCG – Planning Department

Location	Parcel	Current	Proposed:
0 WHITESVILLE RD	193 001 002A	RE1 to	RE5
1565 SMITH RD	194 001 013	RE1 to	RE5
1824 SMITH RD	194 002 033	RE1 to	RE5
1910 SMITH RD	194 002 031	RE1 to	RE5
2563 OLD RIVER RD	165 001 029H	RE1 to	RE5
2611 OLD RIVER RD	165 001 035	RE1 to	RE5
3252 OLD RIVER RD	163 001 007	RE1 to	RE5
4013 WOOLDRIDGE RD	075 001 037	RE1 to	RE5
0 MACON RD	155 002 003	RE1 to	RE5
0 WARM SPRINGS RD	133 001 001	RE1 to	RE5
7634 SHADY GLEN TRL	154 003 007	RE1 to	RE5
7634 SHADY GLEN TRL	154 003 008	RE1 to	RE5
7634 SHADY GLEN TRL	154 003 009	RE1 to	RE5
7634 SHADY GLEN TRL	154 003 010	RE1 to	RE5
8000 WARM SPRINGS RD	122 001 010H	RE1 to	RE5
8971 RUSSELL RD	133 001 012	RE1 to	RE5
9150 WARM SPRINGS RD	126 001 006	RE1 to	RE5
7070 LAYFIELD RD	155 002 005H	RE1 to	RE5
7200 LAYFIELD RD	155 002 001H	RE1 to	RE5
7416 MCKEE RD	148 002 003H	RE1 to	RE5
7860 JENKINS RD	145 002 014A	RE1 to	RE5
7867 LAYFIELD RD	149 001 029	RE1 to	RE5
1403 HUBBARD RD	193 001 038	RE1 to	RE5
7852 RIVER RD	172 002 001	RE1 to	RE5
6560 CARTLEDGE RD	156 001 003	RE1 to	RE10
7050 CARTLEDGE RD	157 001 001P	RE1 to	RE10
7706 CARTLEDGE RD	158 001 009	RE1 to	RE10
7708 CARTLEDGE RD	154 001 007H	RE1 to	RE10
7800 E CARTLEDGE RD	158 001 008H	RE1 to	RE10
2915 OLD RIVER RD	162 001 012	RE1 to	RE10
0 RIVER RD	159 001 002	RE1 to	RE10
0 RIVER RD	163 001 014	RE1 to	RE10

0 RIVER RD	162 001 009	RE1	to	RE10
0 RIVER RD	165 001 001	RE1	to	RE10
0 RIVER RD	175 001 002	RE1	to	RE10
0 RIVER RD	175 001 003	RE1	to	RE10
0 RIVER RD	162 001 008	RE1	to	RE10
0 WHITESVILLE RD	193 001 004	RE1	to	RE10
0 WHITESVILLE RD	193 001 004A	RE1	to	RE10
1500 PRITCHETT RD	193 001 003	RE1	to	RE10
1705 OLD RIVER RD	165 001 004H	RE1	to	RE10
1700 SMITH RD	194 002 036	RE1	to	RE10
1915 OLD RIVER RD	165 001 005AH	RE1	to	RE10
1967 OLD RIVER RD	165 001 022H	RE1	to	RE10
2122 SMITH RD	194 002 004	RE1	to	RE10
2201-3 OLD RIVER RD	165 001 017H	RE1	to	RE10
2344 OLD RIVER RD	165 002 021	RE1	to	RE10
2380 OLD RIVER RD	165 002 007H	RE1	to	RE10
2553 OLD RIVER RD	165 001 030H	RE1	to	RE10
2555 OLD RIVER RD	165 001 027	RE1	to	RE10
2557 OLD RIVER RD	165 001 032H	RE1	to	RE10
2585 OLD RIVER RD	164 001 005	RE1	to	RE10
2601 OLD RIVER RD	165 001 034	RE1	to	RE10
2701 OLD RIVER RD	162 001 011H	RE1	to	RE10
278 LOOKOUT LP	175 001 001	RE1	to	RE10
2901 OLD RIVER RD	162 001 002AH	RE1	to	RE10
2901 OLD RIVER RD	164 001 004	RE1	to	RE10
3103 OLD RIVER RD	162 001 001	RE1	to	RE10
3170 OLD RIVER RD	163 001 021	RE1	to	RE10
3224 OLD RIVER RD	163 001 018	RE1	to	RE10
3250 OLD RIVER RD	163 001 019H	RE1	to	RE10
0 SCHLEY RD	175 001 024	RE1	to	RE10
10490-B COUNTY LINE RD	136 001 033	RE1	to	RE10
10490 COUNTY LINE RD	133 001 043H	RE1	to	RE10
12019 RANDALL WOODS DR	141 003 004H	RE1	to	RE10
12300 COUNTY LINE RD	141 002 004	RE1	to	RE10
12350 COUNTY LINE RD	141 002 003H	RE1	to	RE10
6257 PIERCE CHAPEL RD	107 001 008H	RE1	to	RE10
7340 PSALMOND RD	122 001 017H	RE1	to	RE10
7693 WARM SPRINGS RD	122 001 002A	RE1	to	RE10
7985 JOURNEY WAY	103 001 035	RE1	to	RE10
8000-7 MIDLAND RD	137 001 010H	RE1	to	RE10
8000-8 MIDLAND RD	136 001 020	RE1	to	RE10
8000 MIDLAND RD	137 001 005P	RE1	to	RE10
8000 MIDLAND RD	136 001 021	RE1	to	RE10
8000 MIDLAND RD	136 001 023	RE1	to	RE10
8015 JOURNEY WAY	103 001 033H	RE1	to	RE10

8301 GREY ROCK RD	108 001 008	RE1	to	RE10
8400 BIG SHINN RD	123 001 004	RE1	to	RE10
8569 BIG SHINN RD	123 001 007	RE1	to	RE10
8575 WARM SPRINGS RD	126 001 039	RE1	to	RE10
8601 GREY ROCK RD	107 001 004H	RE1	to	RE10
8991 WARM SPRINGS RD	126 001 001A	RE1	to	RE10
9300 VETERANS PKY	104 001 006	RE1	to	RE10
9301 COUNTY LINE RD	126 001 008H	RE1	to	RE10
0 WARM SPRINGS RD	123 001 005P	RE1	to	RE10
0 WARM SPRINGS RD	122 001 002B	RE1	to	RE10
0 WARM SPRINGS RD	123 001 003	RE1	to	RE10
12978 MACON RD	139 003 003A	RE1	to	RE10
7416 MCKEE RD	148 002 003H1	RE1	to	RE10
7775 LAYFIELD RD	149 001 004	RE1	to	RE10
7851 FULTON RD	140 001 002H	RE1	to	RE10
8001 FULTON RD	141 002 002P	RE1	to	RE10
8500 FULTON RD	145 002 001	RE1	to	RE10
1893-1 OLD RIVER RD	165 001 025	RE1	to	RE10
1893-2 OLD RIVER RD	165 001 024	RE1	to	RE10
2915 OLD RIVER RD	162 001 006H	RE1	to	RE10
3223 OLD RIVER RD	163 001 024	RE1	to	RE10
7500 HEARDMONT CT	167 001 033H	RE1	to	RE10

Acreage: 5+ Acres

Current Zoning Classification: RE1 (Residential Estate 1)

Proposed Zoning Classification: RE5 (Residential Estate 5)
RE10 (Residential Estate 10)

Current Use of Property: Land Use

Proposed Use of Property: Land Use

Council District: District 2 (Davis) / District 6 (Allen)

PAC Recommendation: N/A

Planning Department Recommendation: **Approval** based on compatibility with existing land uses.

Fort Benning's Recommendation: N/A

DRI Recommendation: N/A

General Land Use: Consistent
Planning Area A / Planning Area B

Current Land Use Designation:	Land Use
Future Land Use Designation:	Land Use
Compatible with Existing Land-Uses:	Yes
Environmental Impacts:	N/A
City Services:	N/A
Traffic Impact:	N/A
Traffic Engineering:	N/A
Surrounding Zoning:	N/A
Reasonableness of Request:	The request is compatible with existing land uses.
School Impact:	N/A
Buffer Requirement:	N/A
Attitude of Property Owners:	N/A
Additional Information:	N/A
Attachments:	N/A