



February 3, 2005

ACTION AGENDA

COLUMBIA COUNTY PLANNING COMMISSION

The Columbia County Board of Commissioners appoints the Planning Commission. One of its purposes is to conduct public hearings relating to planning and zoning. The information gathered at this public hearing and the recommendations of the Planning Commission are forwarded to the Board of Commissioners. The Board of Commissioners takes the final action on matters presented to them based on information from the public hearing, the recommendation of the Planning Commission and debate among the Board at the Commission meeting. Anyone desiring to speak before the Planning Commission is limited to 10 minutes. If a group wishes to speak, one person must be designated to speak for the group.

Call to Order Chairman Thigpen

Invocation Tom Sprague

Pledge of Allegiance Tony Atkins

Quorum (100%) Chairman Thigpen

Approval of Minutes for January 20, 2005 Chairman Thigpen

Tom Sprague moved to approve the minutes of January 20, 2005; Deanne Hall seconded the motion. Motion carried 5-0.

Reading of the Agenda Director Browning

Approval of the Agenda Director Browning

Dean Thompson moved to approve the Agenda; Tom Sprague seconded the motion. Motion carried 5-0.

Old Business

None

New Business

Final Plat Director Browning/Staff

1. **Highwoods at Indian Springs, Phase I**, located south of I-20 on Chamblin Road, east of Euchee Creek, zoned R-2 (single-family residential), 29.78 acres, 45 lots. *Commission District 4*

Tom Sprague moved and Dean Thompson seconded the motion to approve the final plat of Highwoods at Indian Springs, Phase I. The motion carried 5-0.

Preliminary Plat Director Browning/Staff

2. **The Meadows** located on the east side of Stevens Creek Road, north of Evans to Locks Road, zoned R-1 (single-family residential), 18.2 acres, 8 lots. *Commission District 1*
3. **The Reserves**, located on Wrightsboro Road, east of Old Wheeler Road, west of South Belair Road, zoned T-R (Townhouse Residential), 17.43 acres, 116 units. *Commission District 4.*
4. **Ivy Falls West, Phase II**, located on Columbia Road in Ivy Falls Plantation, zoned PUD (Planned Unit Development), 2.2 acres, 15 units. *Commission District 3.*
5. **Ivy Landing**, located on the south side of Columbia Road, in Ivy Falls Plantation, zoned R-2 RCO (single-family residential with the residential cluster overlay), 41.92 acres, 84 lots. *Commission District 3.*

Deanne Hall moved to approve the preliminary plats of The Meadows, The Reserves, Ivy Falls West, Phase II, and Ivy Landing. Motion seconded by Tom Sprague and carried 5-0.



February 3, 2005

ACTION AGENDA

COLUMBIA COUNTY PLANNING COMMISSION

Rezoning.....Director Browning/Staff

6. **RZ 05-01-04**, request to rezone Parcels 077C 054 and 077C 055A, total of 1.74 acres located at 3801 and 3805 Martinez Boulevard from R-3 (single-family residential) to C-3 (heavy commercial). *Commission District 2*

Tony Atkins moved and Dean Thompson seconded the motion to approve RZ 05-01-04 with all departmental comments and to close the public hearing. Motion carried 5-0.

Staff CommentsDirector Browning/Staff

Public Comments..... Chairman

None

Adjourn Chairman

The meeting adjourned at 6:51 p.m.

Columbia County Planning Commission	
Commission District and Commissioners	Planning Commissioner
Ron C. Cross, Chairman	Ron Thigpen, Chairman
District 1 [Stephen Brown]	Tom Sprague, Vice Chairman
District 2 [Tommy Mercer]	Dean Thompson
District 3 [Diane Ford]	Deanne Hall
District 4 [Lee Anderson]	Tony Atkins

Meeting Schedule: February 2005

Board/Commission	Date	Time	Location
Planning Commission	February 3, 2005	6:30 PM	Evans Government Center Auditorium
Growth Management Plan Steering Committee	February 14, 2005	6:00 PM	Evans Government Center Auditorium
Board of Commissioners	February 15, 2005		Canceled
Planning Commission	February 17, 2005	6:30 PM	Evans Government Center Auditorium
Planning Committee	February 28, 2005	3:30 PM	General Conference Room, Building A
Board of Commissioners	March 1, 2005	6:30 PM	Evans Government Center Auditorium

Items going forward to the Board of Commissioners on this agenda will be heard on **Tuesday, March 1, 2005** at 6:30 PM in the Evans Government Center Auditorium. Anyone desiring to speak at the Board of Commissioners must call (706) 868-3379 before noon on Friday, February 25, 2005 to place their name on the agenda for presentation.