

Date Received: \_\_\_\_\_  
Public Hearing Date: \_\_\_\_\_  
File # \_\_\_\_\_

# ZONING APPLICATION

COLUMBIA COUNTY, GEORGIA

**PLEASE SELECTION ONE**

Type of Application:  Rezoning  Plan Revision  Variance  Variation

Date of Application: \_\_\_\_\_

**Rezoning:** The undersigned requests that the property described be rezoned from \_\_\_\_\_ to \_\_\_\_\_.

**Plan Revision<sup>1</sup>:** The undersigned requests a revision to the current \_\_\_\_\_ zoning.

**Variance<sup>2</sup>:** The undersigned requests a variance to Section \_\_\_\_\_ of the Columbia County Code of Ordinances.

**Variation<sup>3</sup>:** The undersigned requests a variation<sup>3</sup> to Section \_\_\_\_\_ of the Columbia County Code of Ordinances.

**NOTE: Please see footnotes on the backside of this sheet.**

**PROPERTY INFORMATION:**

Tax Map # \_\_\_\_\_ Parcel # \_\_\_\_\_ Address: \_\_\_\_\_  
(For multiple properties, please use a separate sheet of paper.) Road Frontage: \_\_\_\_\_ feet on the North / South / East / West (circle one) side of \_\_\_\_\_. Property area is approximately \_\_\_\_\_ acres and is located \_\_\_\_\_ feet from the intersection of \_\_\_\_\_. The attached plat for the property was prepared by \_\_\_\_\_ and dated \_\_\_\_\_.

**PROPOSED USE (for rezoning):**

If approved, the property will be used for the following purpose(s):  
\_\_\_\_\_  
\_\_\_\_\_

**OWNERSHIP AND APPLICANT INFORMATION:**

OWNER: _____	APPLICANT: _____
ADDRESS: _____	ADDRESS: _____
CITY: _____ ZIP: _____	CITY: _____ ZIP: _____
PHONE #: _____	PHONE#: _____
Email (or) Fax: _____	Email (or) Fax: _____

**DISCLOSURE**

Does any local government official or member of their family have a financial interest in the property, or has the applicant made campaign contributions in the aggregate of \$250 or more within the past two years to any local government official? (Yes or No). **If yes, a full written disclosure must be submitted with this application.**

**I hereby depose and say under the penalty of perjury that all of the statements contained in or submitted with this application are true.**

\_\_\_\_\_  
Owner's Signature

\_\_\_\_\_  
Applicant's Signature

Printed Name

Printed Name

Subscribed and sworn to before me on \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_.

By: \_\_\_\_\_ Notary Public

**Please return original, notarized application with all supporting documentation and your \$535.00 application fee to: Columbia County Planning and Engineering Department, P.O. Box 498, Evans, GA 30809**

## **Zoning Districts**

### Residential Zoning Districts

R-A (Residential Agricultural)  
R-1 (Single Family Residential)  
R-1A (Single Family Residential)  
R-2 (Single Family Residential)  
R-3 (Single Family Residential)  
R-3A (Single Family Residential  
and Two Family Residential)  
R-4 (Recreational Residential)  
RCO (Residential Cluster Overlay) (if applicable))<sup>4</sup>

### Multi-Family Zoning Districts

T-R (Townhouse Residential)  
A-R (Apartment Residential)

### Industrial Zoning Districts

M-1 (Light Industrial)  
M-2 (General Industrial)

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### Commercial Zoning Districts

C-1 (Neighborhood Commercial)  
C-C (Community Commercial)  
C-2 (General Commercial)  
C-3 (Heavy Commercial)  
P-1 (Professional)

### Other Zoning Districts

S-1 (Special District)<sup>5</sup>  
PDD (Planned Development District)<sup>5</sup>  
PUD (Planned Unit Development)<sup>5</sup>

## **FOOTNOTES:**

- <sup>1</sup> Application must include a project narrative statement and site plan when requesting a revision to S-1, PUD, and PDD zoning districts. Please refer to Columbia County Code of Ordinances, Chapter 90, Section 90-182 for specific requirements.
- <sup>2</sup> A reason for request and supporting documents must accompany this application. Variances are heard in individual hardship cases of practical difficulty, where the special circumstances or conditions are such that the strict application of the provision of the Code of Ordinances would deprive the applicant of any reasonable use of their land. Loss in value alone does not justify a variance. (Use an additional separate sheet of paper if additional sections are requested.)
- <sup>3</sup> A reason for this request and supporting documentation must accompany this application. This is only applicable to properties within the Evans Town Center Overlay District (ETCOD), Corridor Protection Overlay District (CPOD), and Node Protection Overlay District (NPOD). (Use an additional separate sheet of paper if additional sections are requested.)
- <sup>4</sup> Please refer to Columbia County Code of Ordinances, Chapter 90, Section 90-55 for specific requirements of the Residential Cluster Overlay.
- <sup>5</sup> These districts require additional information to be submitted with an application. Please refer to Columbia County Code of Ordinances, Chapter 90, Section 90-182.