

# Zoning Application Checklist

## Planned Unit Development (PUD) Zoning District

It is recommended the following information accompany PUD rezoning applications as well as minor and major PUD revision applications. A signed and notarized copy of the zoning application is required, as well as one hard copy of the site plan and narrative. Digital copies are preferred and may be submitted to [planning@columbiacountyga.gov](mailto:planning@columbiacountyga.gov). A pre-application conference between the applicant and Planning staff is also recommended.

### Section 1: Project Narrative

- \_\_\_\_\_ Today's date (also to be updated for revised drafts)
- \_\_\_\_\_ List of uses (i.e. retail sales, offices, single-family residential, etc.)
- \_\_\_\_\_ Number of lots
- \_\_\_\_\_ Minimum lot size
- \_\_\_\_\_ Minimum building setbacks: front (from centerline), side and rear
- \_\_\_\_\_ Minimum lot frontage
- \_\_\_\_\_ Number of dwelling units
- \_\_\_\_\_ Types of dwelling units (i.e. detached single-family, townhouses, apartments, etc.)
- \_\_\_\_\_ Street design: pavement width, right of way width, curbing, public or private
- \_\_\_\_\_ Pedestrian trails/sidewalks (if proposed)
- \_\_\_\_\_ Open space and green space acreage and descriptions (i.e. passive/active recreation)
- \_\_\_\_\_ Description of amenities (if proposed)
- \_\_\_\_\_ Architecture description/renderings/photos
- \_\_\_\_\_ Landscaping and buffer descriptions (i.e. natural/structural, height, width, materials, etc.)
- \_\_\_\_\_ Development schedule with start date and acreage for each section

### Section 2: Site Plan

- \_\_\_\_\_ Total acreage of site; acreage of each section (for phased development)
- \_\_\_\_\_ Lot lines & easements
- \_\_\_\_\_ Streets, existing and proposed
- \_\_\_\_\_ Pedestrian trails/sidewalks (if proposed)
- \_\_\_\_\_ Non-residential building locations (if proposed)
- \_\_\_\_\_ Buffers, fencing and landscaping (when required)
- \_\_\_\_\_ Open space and green space
- \_\_\_\_\_ Parking location and number of spaces (when required)
- \_\_\_\_\_ Stormwater retention/detention
- \_\_\_\_\_ Floodplain and state waters

**Please Note:** *Additional information may be required, per County Code Sec. 90-182*

