

P-1 (Professional) Fact Sheet

Purpose

To provide for areas for professional services which do not generate large volumes of traffic, noise, or other harmful effects on adjoining residential areas.

Allowed Uses

- Institutional residential (up to 18 residents)
- Nonprofit club or lodge
- Museum, library
- Nonprofit service organization
- Conservation area
- Adult care center (fewer than 7 adults)
- School of the arts
- Medical offices
- Professional offices
- Personal services
- Beauty, hair, or nail salon
- On site parking



Limited Uses

- Minor utilities
- Day care center (fewer than 7 children)
- Commercial parking
- Gym/health spa/yoga studio
- Commercial parking
- Title loans/check cashing

Conditional Uses

(Must contact the Planning Department for an application)

- Single family detached residence
- Hospice
- Institutional residential (more than 18 residents)
- College/university
- Place of worship
- School, private or special
- Day care center (7 or more children)
- Special event facility
- Call center
- Radio/TV station/recording studio
- Trade/vocational/business school
- Animal care (outdoor)
- Tattoo parlor
- Therapeutic massage

Lot Requirements

Minimum Lot Size:	7500 square feet
Minimum Lot Frontage:	75 feet
Minimum Front Setback*: (measured from street centerline)	125 feet from an arterial street 90 feet from a collector road 55 feet from all other streets 20 feet from a service drive (measured from property line)
Minimum Rear Setback:	10 feet
Minimum Side Setback:	10 feet

This information is provided for general information only. *Properties in overlay districts or with zoning conditions or variances may have different requirements. For additional information, contact the Planning Department at 706-868-3400, or planning@columbiacountyga.gov.