



Chatham County - Savannah Metropolitan Planning Commission

Arthur Mendonsa Hearing Room
October 11, 2022 ~ 1:30 PM
FINAL Agenda

OCTOBER 11, 2022 REGULAR MPC MEETING, 1:30 P.M.

This Agenda and supporting material will be available prior to the meeting date at <https://www.thempc.org/Board/Tpc>.

This is for information only. These items have been received by the deadline to be heard at this meeting. Items are subject to change.

All persons in attendance are requested to sign-in on the "Sign-In Sheet" located on the table outside the entrance of the meeting room. Persons wishing to speak on an agenda item should indicate their intent on a blue speaker card, noting the agenda item by number. Please give speaker cards to a MPC staff member.

It is the intent of the Planning Commission to allow all interested parties to comment on a particular item. To ensure that those present have the opportunity to comment, the Chairman shall reserve the right to set time limits on the debate as per the MPC Procedure Manual and By Laws. Both sides of the issue shall be afforded a total of at least ten [10] minutes but not more than thirty [30] minutes for testimony. Groups are encouraged to designate a spokesperson who should identify him/herself on the speaker card and when coming to the podium. Regardless, the Chairman has the discretion to limit or extend time limits.

The Georgia Conflict of Interest in Zoning Actions Statute (OCGA Title 36 Chapter 67A) requires disclosure of certain campaign contributions (totaling \$250.00 or more) made by applicants or opponents for rezoning actions. Failure to comply is a misdemeanor. More information is available on the internet at www.lexis-nexis.com/hottopics/gacode/default.asp. Forms are available from MPC staff for individuals subject to this disclosure.

I. Call to Order and Welcome

II. Invocation and Pledge of Allegiance

III. Approval of Agenda

[1. Approval of Agenda](#)

IV. Notices, Proclamations and Acknowledgements

Notice(s)

[2. October 11, 2022 Personnel Committee Meeting, 10:30 A.M., via GO-TO Webinar or Jerry Surrency Conference Room, 112 East State Street.](#)

[3. October 11, 2022 Finance Committee Meeting, 11:30 A.M., via GO-TO Webinar or Jerry Surrency Conference Room, 112 East State Street.](#)

[4. October 18, 2022 Regular MPC Meeting, 1:30 P.M., Planning Commission, Arthur Mendonsa Hearing Room, 112 East State Street.](#)

V. Item(s) Requested to be Removed from the Final Agenda

[5. MAP AMENDMENT | Wild Heron Road | Rezone from A-1 to RMF-1 and RSF-4 | 22-002692-ZA](#)

[6. MASTER PLAN | Cottonvale Road | 22-002363 |SP-0622-000293](#)

[7. MASTER PLAN AMENDMENT | 1901 Benton Boulevard | 22-003026](#)

[8. MAP AMENDMENT | 362 Fort Argyle Road | Rezone from A-1 to I-L | 22-003510-ZA](#)

[9. TEXT AMENDMENT | Allow Café in Office Districts | 22-003650-ZA](#)

[10. TEXT AMENDMENT | Secs. 7.8, 7.9, 7.10, 7.11 and 13.5, Historic Districts True Stucco Clarification | 22-004185-ZA | Staff Initiated](#)

VI. Items Requested to be Withdrawn

[11. MAP AMENDMENT | 1806 Live Oak Street | Rezone from RSF-5 to TR-2 | 22-003746-ZA](#)

The Consent Agenda consists of items for which the applicant is in agreement with the staff recommendation and for which no known objections have been identified nor anticipated by staff. Any objections raised at the meeting will result in the item being moved to the Regular Agenda. At a 12:30 briefing, the staff will brief the Commission on Consent Agenda items and, time permitting, Regular Agenda items. No testimony will be taken from applicants, supporters or opponents, and no votes will be taken at the briefing.

VII. Consent Agenda

[12. Approval of the September 6, 2022 Briefing and Regular Meeting Minutes.](#)

📎 [09.06.2022 Meeting minutes.pdf](#)

📎 [9-6-2022 MPC BRIEFING MINUTES.pdf](#)

[13. Approve the "Authorized Access Resolution for Business Entities" to update authorized access for the Truist Treasury Services bank account.](#)

📎 [Wilson Planning Commission Bank Resolution for Truist Treasury Services Access.pdf](#)

VIII. Old Business

[14. MAP AMENDMENT | 1712 Ogeechee Road | File No. 22-003056-ZA](#)

📎 [AERIAL MAP 22-003056-ZA.pdf](#)

📎 [FLU MAP 22-003056-ZA.pdf](#)

📎 [LABEL MAP 22-003056-ZA.pdf](#)

📎 [TAX MAP 22-003056-ZA.pdf](#)

📎 [VICINITY MAP 22-003056-ZA.pdf](#)

📎 [ZONING MAP 22-003056-ZA.pdf](#)

📎 [Front View.pdf](#)

📎 [Lane View.pdf](#)

📎 [Left Side View.pdf](#)

📎 [Rear-Left Side View.pdf](#)

📎 [July 25th letter of support Rich Fergersen 1.pdf](#)

📎 [Letter of Opposition 1.pdf](#)

📎 [Staff Report 3.pdf](#)

IX. Regular Business

[15. MAP AMENDMENT | 500 John Carter Road | Rezone from I-L to I-H | File No. 22-000807-ZA](#)

- 🔗 [2022-09-21-SCMC.pdf](#)
- 🔗 [STAFF REPORT.pdf](#)
- 🔗 [Letter of Concern #4.pdf](#)
- 🔗 [Letter of Concern #2.pdf](#)
- 🔗 [Letter of Concern #3.pdf](#)
- 🔗 [Letter of Concern #1.pdf](#)
- 🔗 [Permitted Land Uses IL vs IH at SCMC-Residential Properties Recommendations.pdf](#)
- 🔗 [Unacceptable Uses-Residential Properties List.pdf](#)

[16. MASTER PLAN | 0 Fort Argyle Road | File No. 22-003770-PLAN](#)

- 🔗 [Application and Conceptual Plan.pdf](#)
- 🔗 [Submittal 1_Hill-Durrence Property_081122_Master Plan.pdf](#)
- 🔗 [STAFF REPORT - 10.04.2022.pdf](#)

[17. MAP AMENDMENT | 11313 Middleground Road | Rezone from RSF-5 to RMF-2-18 | 22-004122-ZA](#)

- 🔗 [Application.pdf](#)
- 🔗 [Maps.pdf](#)
- 🔗 [Staff Report 4122.pdf](#)
- 🔗 [Aerial Context.pdf](#)
- 🔗 [SIGNED PETITION_Opposition 1 of 4.jpg](#)
- 🔗 [SIGNED PETITION_Opposition 2 of 4.jpg](#)
- 🔗 [SIGNED PETITION_Opposition 4 of 4.jpg](#)
- 🔗 [SIGNED PETITION_Opposition 3 of 4.jpg](#)

[18. AMENDMENT TO A PREVIOUSLY APPROVED PLAN | 5525 Abercorn Street | File No. 22-004119-PLAN](#)

- 🔗 [Staff Report.pdf](#)
- 🔗 [Amended Plan.pdf](#)
- 🔗 [Petitioner's Narrative.pdf](#)

X. Presentations

XI. Other Business

[19. Election of Officers for 2022 - 2023](#)

XIII. Adjournment

[20. Adjourn](#)

The Chatham County - Savannah Metropolitan Planning Commission provides meeting minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.