

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Tentative Agenda



December 7, 2004

1:30 P.M.

Arthur A. Mendonsa Hearing Room

This Agenda can be accessed on the Internet at <http://www.thempc.org/>

The Georgia Conflict of Interest in Zoning Actions Statute (OCGA Chapter 67A) requires disclosure of certain campaign contributions made by *applicants* for rezoning actions and by *opponents* to rezoning actions. Contributions or gifts which in aggregate total \$250.00 or more if made within the last two years to a member of the Metropolitan Planning Commission, City Council, or County Commission who will act on the request must be disclosed by applicants. Persons who oppose a rezoning request by speaking before these officials, by direct contact with these officials, or in writing to these officials must also disclose such contributions. Disclosure reports must be filed with either the Clerk of Council or the Clerk of the Chatham County Commissioners, as appropriate, by applicants within ten (10) days after the rezoning application is filed and by opponents at least five (5) calendar days prior to the first hearing by the Metropolitan Planning Commission. Failure to comply is a misdemeanor.

Note: All persons in attendance are requested to so note on the "Sign-In Sheet" on the table outside the entrance of the meeting room. Persons wishing to speak will indicate on the sheet.

I. CALL TO ORDER AND WELCOME

II. NOTICES, PROCLAMATIONS AND ACKNOWLEDGMENTS

A. Notices

None.

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

None.

III. CONSENT AGENDA

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 Noon 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.

A. Approval of the November 16, 2004 MPC Meeting Minutes and Briefing Minutes.

IV. OLD BUSINESS

A. Amended Specific Development Plan / Group Development Plan

Something to Talk About Salon

7850 East Highway 80

Denae Curry, Agent

T-B Zoning District

PIN: 1-0046-01-017

MPC File No: P-041102-53838-1

No variance requested

B. General Development Plans

1. Family Dollar Store
795 Pennsylvania Avenue
PIN 2-0039-02-007
0.88 Acres
P-R-B-1 Zoning District
John Farmer, Agent
EMC Engineering Company, Engineer
Southern Development of Mississippi, Inc., Owner
MPC File Number P-040818-64631-2

Variances requested

2. Augusta Avenue Convenience Store
1315 Augusta Avenue
R-B Zoning District
Marlon Jackson, Agent
MPC File No. P-041013-41014-2

Variances requested

V. **REGULAR BUSINESS**

A. Staff Study – Text Amendment

Text Amendment to the City of Savannah Zoning Ordinance

Re: Amend Section 8-3030, Historic District, Subsection (k) Development Standards,
Subsection (l) Design Standards and Subsection (m) Definitions
MPC File No. Z-040219-56939-2

The MPC Staff recommends **approval**.

B. Master Plan

Palmetto Row Subdivision
2502 Norwood Avenue
PIN 1-0361-06-005
3.1 Acres – 8 Lots
R-1 Zoning District
John Larroude, Agent
Compass Design, LLC, Owner
MPC File Number M-041117-38408-1

Variances requested

C. General Development Plans

1. Comfort Suites at Gateway Savannah
Al Henderson Boulevard
P-B-C Zoning District
Trent Long, Agent
MPC File No. P-040811-49038-1

Variances requested

2. Savannah River Apartments and Townhomes
Harbor Street
PUD-MXU Zoning District
Dan Gay, Agent
MPC File No. P-041117-39420-2

3. Village of Vallambrosa
Bradley Pointe South
1180 Bradley Boulevard
PUD-M-8 Zoning District
Chad Zittrouer, Agent
MPC File No. P-041117-40818-2

No variance requested

D. General Development Plan/Group Development Plan

Chatham Center Office Park
21 Chatham Center Couth
P-B-G Zoning District
Clay Loyless, Agent
MPC File No. P-041118-55449-2

No variance requested

E. Sign Plan

P & V Food Mart
1402 Stiles Avenue
R-4 Zoning District
Hitendra Pate, Owner
MPC File No. P-041117-57899-2

No variance requested

VI. OTHER BUSINESS

VII. ADJOURNMENT