

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Tentative Agenda June 6, 2006 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. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. NOTICES, PROCLAMATIONS AND ACKNOWLEDGMENTS

A. Notice(s)

- 1. Finance Committee will meet Tuesday, June 6, 2006 at 11:00 A.M. in the J. P. Jones Conference Room**
- 2. Wireless Communication Facilities Workshop is scheduled for Tuesday, June 20, 2006 at 10:00 A.M. in the J. P. Jones Conference Room**
- 3. MPC By-Laws Committee will meet Tuesday, July 11, 2006 at 11:00 A.M. in the J. P. Jones Conference Room**

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

1. Zoning Petition – Map Amendment

3 Columbus Drive
James T. Grantham Sr., Owner
Debbie Burke, MPC Project Planner
MPC File No. Z-060410-53777-2

The petitioner is requesting rezoning of 3 Columbus Drive from an R-6 (One-Family Residential) zoning classification to a P-RT (Planned Residential Transition) classification.

This item has been requested to be removed from the Final Agenda at the petitioner's request and rescheduled for June 20, 2006 Regular Meeting.

2. Telecommunications Facility

New Telecommunications Facility
0 Spring Hill Road
R-6 Zoning District
Hayden Horton (National Wireless Construction, LLC), Applicant
Jonathan Yates, Agent
Jim Hansen, MPC Project Planner
MPC File No. T-060320-57975-2

This item has been requested to be removed from the Final Agenda at the petitioner's request and rescheduled for June 20, 2006 Regular Meeting.

V. 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 12:30 p.m. 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 May 16, 2006 MPC Meeting Minutes and Briefing Minutes.

VI. OLD BUSINESS

None known at this time.

VII. REGULAR BUSINESS

A. Victorian Planned Neighborhood Conservation District/ Certificate of Compatibility for New Construction

Charles W. Smith, Petitioner and Owner
510 E. Anderson Street
1-R Zoning District
PIN No. 2-0053-14-016
MPC File No. N-060515-36441-2

The petitioner is requesting approval for new construction of a main house and carriage house.

The MPC Staff recommends **approval**.

B. Zoning Petition – Map Amendment

1515 Bull Street
Martin Melaver, Owner
Randy Peacock, Agent
Courtland Hyser, MPC Project Planner
MPC File No. Z-060516-87438-2

The petitioner is requesting rezoning of 1515 Bull Street from a CIV (Civic & Institutional) zoning classification to a TC-1 (Traditional Commercial-Neighborhood) classification.

The MPC Staff recommends **approval**.

C. General Development Plan

St. Andrews School Unified Campus Plan
601 Penn Waller Road
PUD-IS/EO Zoning District
PIN: 1-0062 -01-002
Hussey, Gay, Bell & DeYoung, Inc., Engineer
Steven C. Wohlfeil, P.E., Agent
St. Andrews on the Marsh, Inc., Owner/Petitioner
Gary Plumbley, MPC Project Planner
MPC File No. P-060427-48535-1

15' to 25' buffer width variance

D. General Development Plan/ Group Development

Rowland Office Complex
Rowland Road and Hodgson Memorial Drive
P-I-P Zoning District
2.4 Acres
PIN: 2-0490-05-008 and -022A
Kevin Hayes, Kern-Coleman and Company, Agent
Savannah Land Company, Owner
Debbie Burke, MPC Project Planner
MPC File No. P-060522-60213-2

E. Sign Plan

Happy's Restaurant Signage
2109 West Bay Street
B-G Zoning District
Ligaya Hubbard, Agent
Patel Alpesh, Owner
Amanda Bunce, MPC Project Planner
MPC File No. P-060504-58094-2

F. Specific Development Plan

Shurling Borrow Pit
4530 Ogeechee Road
PUD-B-R Zoning District
Mark Crapps, Kern-Coleman and Company, Agent
TE Shurling, Owner
Amanda Bunce, MPC Project Planner
MPC File No. P-050622-55192-2

G. Requesting Authorization for the Executive Director to Execute a Contract with Karp, Ronning & Tindol to perform the MPC 2005 Annual Audit

H. Authorization for Executive Director to Execute FY 2007 Unified Planning Work Program Grant

VIII. OTHER BUSINESS

IX. ADJOURNMENT