

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Final Agenda



August 3, 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. Notice(s)

1. Tricentennial Committee Meeting, August 17, 2004, 11:00 A.M., MPC East Conference Room (Rescheduled from August 3, 2004)
2. Finance Committee Meeting, August 17, 2004, 11:340 A.M., MPC East Conference Room

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

1. Staff Study – Text Amendment

Text Amendment to the Chatham County Zoning Ordinance

Re: Amend Section 4-5.2, B and I Use Schedule, to Allow Uses 52(a), 90(b) and 103(a), in P-I-L-T Zoning Districts
MPC File No. Z-040716-33742-1

The MPC staff requests that this item be continued to the August 17, 2004 Regular Meeting. (Applicant has been advised and concurs)

2. Staff Study – Map Amendment

Map Amendment to the Chatham County Zoning Ordinance

Re: Bonaventure Road Rezoning Study
MPC File No. Z-040616-52847-1

The MPC staff requests that this item be continued to the August 17, 2004 Regular Meeting. (Applicant has been advised and concurs)

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 July 20, 2004 MPC Meeting Minutes and Briefing Minutes.

B. Zoning Petition – Map Amendment

Southern Development of Mississippi, Inc., Agent
(for KML Holdings, Inc., Owner)
MPC File No. Z-040719-42615-2

The petitioner is requesting rezoning 795 Pennsylvania Avenue from a P-RB-1 (Planned Residential-Business) to a P-B-C (Planned Community Business) zoning classification.

The MPC Staff recommends **denial** of the rezoning request but further recommends **approval of an alternate text amendment**. (See MPC File No. Z-040727-38890-2)

C. Staff Study – Text Amendment

Text Amendment to the City of Savannah Zoning Ordinance

Re: Amend Section 8-3025(b), B and I Use Schedule, to Allow Use 39, Department
Stores, Within RB-1 (Residential-Business) Zoning Districts
MPC File No. Z-040727-38890-2

The MPC Staff recommends **approval**.

D. Master Plan

Calvary Baptist Temple
4625 Waters Avenue
PIN 2-0105-02-002 and 008
22.1 Acres
R-I-P Zoning District
MPC File Number M-040714-49880-2
MPC Reference File Number S-99-12635-S and S-94-10546-S
Hussey, Gay, Bell, and DeYoung Engineering Company, Engineer
Robert Armstrong, Agent
Calvary Baptist Temple, Owner

No variance requested.

E. General Development Plan

First Chatham Bank - Wilmington Island
454 Johnny Mercer Boulevard
Dan Gay, Thomas & Hutton Engineering Co., Agent
Lott Barber Architects
P-I-P/TC Zoning District
PIN: 1-0079-01-005
MPC File No. P-040709-53254-1

No variance requested.

F. Amended General Development Plan / Group Development Plan

Westwood Business Park
1605 Chatham Parkway
Jeff Jepson, Agent
PUD-B-R Zoning District
PIN: 2-0835-01-001B and -004
MPC File No. P-040428-57410-2

No variance requested.

IV. OLD BUSINESS

None.

V. REGULAR BUSINESS

None.

VI. OTHER BUSINESS

VII. ADJOURNMENT