

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Final Agenda July 5, 2005 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)

None.

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

1. David Fritts, Owners
Gary Sanders (Ciphers Design Co.), Agent
Jim Hansen, MPC Project Planner
MPC File No. Z-050519-86472-2

The petitioner is requesting rezoning of 8 West 37th Street from a TN-2 (Traditional Neighborhood-2) zoning classification to a TC-1 (Traditional Commercial-1) classification.

The petitioner has requested that this item be continued to July 19, 2005 meeting.

2. International Paper Realty, Petitioner
Bruce Boysen (Wood and Partners, Inc.), Agent
Charlotte Moore, MPC Project Planner
MPC File No. P-050428-41936-2

The petitioner is requesting rezoning of 4,045.4 acres in the vicinity of I-16 and Little Neck Road from an RA-CO (Residential Agriculture-County) zoning classification to a PUD (Planned Unit Development) classification.

The petitioner has requested that this item be continued to July 19, 2005 meeting.

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 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 June 21, 2005 MPC Meeting Minutes and Briefing Minutes.**
- B. **Victorian Planned Neighborhood Conservation District Certificate of Compatibility**

Blackwood Partners, LLC, Petitioner
815-817 Whitaker Street (Vacant Lot)
MPC File No. N-050608-36158-2

The petitioner is requesting Part I, Height and Mass approval for eight town homes at the northwest corner of Bolton and Whitaker Streets within the Victorian Planned Neighborhood Conservation District. Four units will face Whitaker Street and four will face Howard Street.

The MPC Staff recommends **approval**.

- C. **General Development Plans / Group Development Plans**

1. Uncle Bob's Mini Storage
10000 block of Abercorn Street
P-B-C Zoning District
Mark Crapps (Kern-Coleman & Co.), Agent
Jim Hansen, MPC Project Planner
MPC File No. P-050413-59171-2
2. 1022 Shawnee Street Apartments
1022 Shawnee Street
RM-25 Zoning District
Chad Zittrouer (Kern-Coleman & Co.), Agent
Amanda Bunce, MPC Project Planner

D. Specific Development Plan

Robert Chu Office Building
456 Johnny Mercer Boulevard
PUD-IS-B/TC Zoning District
Mark Crapps, (Kern-Coleman & Co.), Agent
Amanda Bunce, MPC Project Planner
MPC File No. P-050316-36753-1

E. Revised Specific Development Plan

LIVFIT Personal Training Studio
406 East Montgomery Cross Road
I-P Zoning District
Bill Henson, Agent
Amanda Bunce, MPC Project Planner
MPC File No. P-050616-52520-2

F. Master Plan

Habersham Plantation
Grove Point Road
R-A Zoning District
Jeff Halliburton, (Thomas & Hutton Engineering Co.), Agent
Gary Plumbley, MPC Project Planner
MPC File No. P-050615-50839-1

**G. Status of House Renovation at 1109 Lincoln Street in the Victorian District.
MPC File No. N-020710-59967-2**

IV. OLD BUSINESS

None.

V. REGULAR BUSINESS

None.

VI. OTHER BUSINESS

VII. ADJOURNMENT