

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Final Agenda September 20, 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. Item(s) Requested to be Removed from the Final Agenda

1. Zoning Petitions - Text Amendments

1. Text Amendment to the City of Savannah Zoning Ordinance
Re: New Hampstead PUD Ordinance
Charlotte Moore, Project Planner
MPC File No. Z-050914-52629-2

This item has been requested to be continued to the October 4, 2005 Meeting.

2. Text Amendment to the City of Savannah Mid-City Ordinance
Re: Amend Section 8, Chapter 3, and Article K (TN-2 Zoning Classification)
Jim Hansen, Project Planner
MPC File No. Z-050914-56455-2

This item has been requested to be continued to the October 4, 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 September 6, 2005 MPC Meeting Minutes and Briefing Minutes.

B. Zoning Petitions – Map Amendments

1. Wilmington Island Investors, LLC, Petitioner
Harold Yellin, Agent
Amanda Bunce, MPC Project Planner
MPC File No. Z-050817-61535-1

The petitioner is requesting rezoning of 3,867 square feet of land at 7807 Hwy. 80 East from an R-1-C (One-Family Residential, low density) zoning classification to a PUD-MXU (Planned Unit Development-Mixed Use) classification, and 4,096 square feet of land at 7815 Hwy. 80 East from a PUD-MXU (Planned Unit Development-Mixed Use) zoning classification to an R-1-C (One-Family Residential, low density) classification.

The MPC Staff recommends approval.

AND

Master Plan

Blue Fin Drive PUD-MXU
7815 US Hwy 80 East
PUD-MXU and R-1-C Zoning Districts
Harold Yellin, Agent
Amanda Bunce, MPC Project Planner
MPC File No. M-050818-58887-1

2. Urban Campus Environments, LLC, Petitioner
Harold Yellin, Agent
Amanda Bunce, MPC Project Planner
MPC File No. Z-050822-47428-2

The petitioner is requesting the rezoning of 705 West Jones Street from an I-H (Heavy Industrial) zoning classification to a P-RIP-B (Planned Residential-Institutional-Professional, medium density) classification in conjunction with a General Development Plan in accordance with Section 8-3031(D)(1)(a).

The MPC Staff recommends approval.

AND

General Development Plan

Boundary Village, Phase 2
705 West Jones Street
Proposed P-RIP-B Zoning District
Adam Ragsdale (Ward Edwards), Agent
Amanda Bunce, MPC Project Planner
MPC File No. P-050818-53600-2

C. Amended General Development Plan

Hope VI – Phase 5 (Senior Housing)
Anderson Street
PUD-M-16 Zoning District
Cliff Kennedy (EMC Engineering), Engineer
Marsha Verdree (Housing Authority), Agent
Amanda Bunce, MPC Project Planner
MPC File No. P-050317-49784-2

Variances requested: 20-foot reduction of rear setback / 35-foot reduction of buffer /
reduction of required parking by 38 spaces

D. Master Plan

Cinder Landing Subdivision
Norwood Avenue & Cinder Landing Road
R-1/EO Zoning District
Mark Mobley (EMC Engineering), Agent
Gary Plumbley, MPC Project Planner
MPC File No. M-050822-42289-1

IV. OLD BUSINESS

None.

V. REGULAR BUSINESS

A. Zoning Petition - Staff Study

Staff Study
Chatham County Historic Preservation Enabling Ordinance
Beth Reiter, MPC Project Planner
MPC File No. Z-050725-88673-1

The purpose of the text amendment is to create an ordinance to establish a Historic Preservation Commission for unincorporated Chatham County.

B. Discussion of Proposed Evaluation Form for Executive Director

C. Election of Officers

VI. OTHER BUSINESS

VII. ADJOURNMENT