

CHATHAM COUNTY-SAVANNAH METROPOLITAN PLANNING COMMISSION



REGULAR MEETING Final Agenda December 5, 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)

MPC Bylaws Committee Meeting, Wednesday, December 13, 2006, 11:00 A.M., J. P. Jones Conference Room, 110 East State Street.

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

1. Subdivision/Concept Plan

Ashford Close at Coffee Bluff Plantation
15 Winsford Road
PIN 2-0770-01-004A
15.93 Acres – Total Area
12.26 Acres – Phase 1
R-10 Zoning District
EMC Engineering Company, Engineer/Surveyor
Tim Baumgartner, P.E., Agent
William Hugh Stephens, Jr., Owner
Gary Plumbley, MPC Project Planner
MPC File Number M-061106-32199-2

Variance requested.

This item has been requested to be removed from the Final Agenda at the petitioner's request and rescheduled for December 19, 2006 Regular Meeting.

2. Presentation of Proposed Amendments to the MPC Procedural Manual and By-Laws

This item has been requested to be removed from the Final Agenda by the By-Laws Committee Chairman and rescheduled for December 19, 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 November 21, 2006 MPC Meeting Minutes and Briefing Minutes.

B. Zoning Petition – Map Amendment

502-508 MLK Boulevard
Walter O. Evans., Owner
Amanda Bunce, MPC Project Planner
MPC File No. Z061102-41094-2

The petitioner is requesting rezoning of property within the 500 and 600 blocks of MLK Boulevard from B-C (Community-Business) and R-B-C-1 (Residential-Business-Conservation, extended) zoning classifications to a B-C-1 (Central-Business) classification.

The MPC Staff recommends **approval**.

C. Subdivision/Concept Plan

21 South 204 Subdivision
145 Snow Green Road
PIN 1-1034 -01-003
111 Lots- 25.76 Acres
R-A/ CO Zoning District
Hussey, Gay, Bell and Deyoung, Inc., Engineer
C.J. Chance, Agent
21 South LLC., Owner
Gary Plumbley, MPC Project Planner
MPC File Number S-061128-30886-2

D. General Development Plans

Live Oak Public Library, Southside Branch
Rio Road and Shawnee Street
PUD-B-R Zoning District
3.23 acres
PINs: 2-0863-01-002D, -002E
Michael Johnson/ April Mundy, BMW Architects, Agent
Live Oak Public Libraries, Owner
Debbie Burke, MPC Project Planner
MPC File No. P-061121-87017-2

Parking space variance requested.

E. General Development Plans/ Group Development Plan

The Residences at Wilmington Island
604 Wilmington Island Road
P-R-3-4.25 Zoning District
1.85 acres
PIN: 1-0109-01-009
Adam Ragsdale, Kennedy, Ragsdale, and Associates, Engineer/ Agent
Harvey Gary Lee and David Bruce, Owners
Gary Plumbley, MPC Project Planner
MPC File No. P-061122-42896-1

VI. OLD BUSINESS

None.

VII. REGULAR BUSINESS

A. Zoning Petition- Text Amendment

Text Amendment to the City of Savannah Zoning Ordinance
Re: Amendment to Section 8-3025(b)(47)(c) to amend the use Teaching of music, voice and dance to include Teaching of music, voice and dance; studio for music, voice and dance.
Jim Hansen, MPC Project Planner
MPC File No. Z-061116-62656-2

VIII. OTHER BUSINESS

A. Presentation of 2007 Historic Preservation Calendar

IX. ADJOURNMENT

► Next Regular Scheduled MPC Meeting: December 19, 2006 at 1:30 P.M. in the MPC Arthur A. Mendonsa Hearing Room ◀