



Arthur A. Mendonsa Hearing Room  
March 16, 2010 1:30 p.m.  
FINAL Agenda

## March 16, 2010 Regular MPC Board Meeting

*This Agenda and supporting material will be available after 5:00 p.m. on the Friday prior to the meeting date at <http://www.thempc.org/administrative/Archive/2010agenda.htm>*

All persons in attendance are requested to sign-in on the "Sign-In Sheet" located on the table outside the entrance of the meeting room. Persons wishing to speak on an agenda item should indicate their intent on a blue speaker card, noting the agenda item by number. Please give speaker cards to a MPC staff member.

It is the intent of the Planning Commission to allow all interested parties to comment on a particular item. To ensure that those present have the opportunity to comment, the Chairman shall reserve the right to set time limits on the debate as per the *MPC Procedure Manual and By-Laws*. Both sides of the issue shall be afforded a total of at least ten [10] minutes but not more than thirty [30] minutes for testimony. Groups are encouraged to designate a spokesperson who should identify him/herself on the speaker card and when coming to the podium. Regardless, the Chairman has the discretion to limit or extend time limits.

The *Georgia Conflict of Interest in Zoning Actions Statute* (OCGA Title 36 Chapter 67A) requires disclosure of certain campaign contributions (totaling \$250.00 or more) made by applicants or opponents for rezoning actions. Failure to comply is a misdemeanor. More information is available on the internet at [www.lexis-nexis.com/hottopics/gacode/default.asp](http://www.lexis-nexis.com/hottopics/gacode/default.asp). Forms are available from MPC staff for individuals subject to this disclosure.

### I. CALL TO ORDER AND WELCOME

### II. INVOCATION

### III. PLEDGE OF ALLEGIANCE

### IV. NOTICES, PROCLAMATIONS and ACKNOWLEDGEMENTS

#### Notice(s)

1. [March 16, 2010 MPC Finance Committee Meeting at 11:30 AM in the West Conference Room, 110 East State Street.](#)
2. [April 6, 2010 Regular MPC Meeting at 1:30 P.M. in the Arthur A. Mendonsa Hearing Room, 112 East State Street.](#)

### V. PRESENTATIONS

3. [Unified Zoning Ordinance Update - Charlotte Moore](#)

**VI. ITEM(S) REQUESTED TO BE REMOVED FROM THE FINAL AGENDA**

**Final Minor Subdivision**

4. [6210 LaRoche Avenue - Bona Bella 7 Subdivision](#)

- Attachment: [TAX MAP S-100202-88642-1.pdf](#)
- Attachment: [ZONING MAP S-100202-88642-1.pdf](#)
- Attachment: [AERIAL MAP S-100202-88642-1.pdf](#)
- Attachment: [Recorded SD Plat.pdf](#)
- Attachment: [Superior Court Order March 21, 2008.pdf](#)
- Attachment: [MPC Decision in 1993 - Bona Bella.pdf](#)
- Attachment: [03-16-10 STAFF REPORT S-100202-88642-1 Bonna Bella 7 Subdivision Minor Revision to a Recorded Plat.pdf](#)
- Attachment: [Hart Legal Opinion Re; Bonna Bella 7 Subdivision, 6210 LaRoche Avenue, Lot C.pdf](#)

**Zoning Petition - Map Amendment**

5. [131 Hutchinson Island Road SEDA - Hutchinson Island Zoning \(I-H to RIP-B\)](#)

**Victorian District - Demolition of a Rated Structure**

6. [811 W. 37th Street - Demolition](#)

- Attachment: [AERIAL\\_MAP\\_N-100304-32339-2\\_.pdf](#)
- Attachment: [Application, Applicant's statement and photos.pdf](#)
- Attachment: [Existing condition photos.pdf](#)
- Attachment: [Staff Report1.pdf](#)
- Attachment: [TAX\\_MAP\\_N-100304-32339-2\\_.pdf](#)
- Attachment: [VICINITY\\_MAP\\_N-100304-32339-2\\_.pdf](#)

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 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.

**VII. CONSENT AGENDA**

**Approval of MPC Meeting Minutes and Briefing Minutes**

7. [Approval of February 23, 2010 MPC Meeting Minutes and Briefing Minutes](#)

- Attachment: [02.23.10 MPC BRIEFING MINUTES.pdf](#)
- Attachment: [2.23.10 MINUTES.pdf](#)

**Authorization(s)**

8. [Adoption of 2010 Work Program](#)

Attachment: [2010 Work Program Memo.pdf](#)

Attachment: [2010 Budget & Work Program.pdf](#)

**VIII. ITEMS MOVED FROM CONSENT AGENDA**

**IX. OLD BUSINESS**

**Zoning Petition - Map Amendment**

9. [199 E. Lathrop Avenue - Rezoning Request from R-4 to RB-1](#)

Attachment: [Staff Report Lathrop.pdf](#)

Attachment: [Aerial Map.pdf](#)

Attachment: [Site Photo.pdf](#)

Attachment: [Site Photo 2.pdf](#)

Attachment: [Zoningmap.pdf](#)

Attachment: [Proposed RB-1 USES.pdf](#)

Attachment: [EXISTING R-4 USES.pdf](#)

10. [533 East 38th Street \(East Broad Lofts - BN and R-4 to PUD\)](#)

Attachment: [staff rpt2.pdf](#)

Attachment: [PUD Document.pdf](#)

Attachment: [Master Plan.pdf](#)

**X. REGULAR BUSINESS**

**XI. OTHER BUSINESS**

11. [Proposed Amendment to MPC Procedural Manual](#)

Attachment: [Amendment to Procedural Manual 100316.pdf](#)

**XII. ADJOURNMENT**

*The Chatham County - Savannah Metropolitan Planning Commission provides meeting summary minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.*