



Arthur A. Mendonsa Hearing Room
December 13, 2016 ~ 1:30 P.M.
FINAL Agenda

December 13, 2016 Regular MPC 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/Meeting/Mpc>

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. Forms are available from MPC staff for individuals subject to this disclosure.

I. CALL TO ORDER AND WELCOME

II. INVOCATION and PLEDGE OF ALLEGIANCE

III. APPROVAL OF AGENDA

1. [Approve December 13, 2016 Regular MPC Meeting Agenda as submitted](#)

IV. NOTICES, PROCLAMATIONS and ACKNOWLEDGEMENTS

Notice(s)

2. [January 10, 2017 Regular MPC Meeting at 1:30 P.M. in the Arthur A. Mendonsa Hearing Room, 112 E. State Street.](#)

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

Tri-Centennial Comprehensive Plan Amendment - Map Amendment

3. [COMPREHENSIVE PLAN MAP AMENDMENT: NW Corner of Jimmy DeLoach Pkwy and Highlands Blvd | Change Future Land Use Map from Commercial Regional to Light Industrial " ALFA Mutual Insurance Co., Petitioner | Harold B. Yellin, Agent | File No. 16-005458-CPA](#)
4. [COMPREHENSIVE PLAN MAP AMENDMENT: NE Corner of Jimmy DeLoach Pkwy and Highlands Blvd | Change Future Land Use Map Classification from Commercial-Regional to Industry-Light | C-17, LLC, Petitioner | Harold B. Yellin, Agent | File No. 16-005710-CPA](#)

Zoning Petition - Map Amendment

5. [REZONING: NW Corner of Jimmy DeLoach Parkway and Highlands Boulevard | Rezoning from a PUD-C District to a P-I-L District | ALFA Mutual Insurance, Co., Petitioner | Harold B. Yellin, Agent | File No. 16-005592-ZA](#)
6. [REZONING: NE Corner of Jimmy DeLoach Parkway and Highlands Boulevard | Rezoning from a PUD-C District to a P-I-L District | C-17, LLC, Petitioner | Harold B. Yellin, Agent | File No. 16-005591-ZA](#)

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.

VI. CONSENT AGENDA

7. [Approve November 22, 2016 Briefing and Meeting Minutes](#)

Attachment: [11.22.16 MINUTES.pdf](#)

Attachment: [11-22-16 MPC BRIEFING MINUTES.pdf](#)

8. [Authorize Interim Executive Director to Sign MOU with CAT](#)

Attachment: [TPC West MOU with CAT for CMP 12132016.pdf](#)

9. [REZONING: 5111 Abercorn Street, Jewish Educational Alliance | Rezone from R-M-25 \(Residential Multifamily\) to O-I \(Office-Institutional\)](#)

Attachment: [MAPS 6421.pdf](#)

Attachment: [Table 1A.pdf](#)

Attachment: [Table 1B.pdf](#)

Attachment: [Table 2.pdf](#)

Attachment: [Staff Report-16-006421-ZA.pdf](#)

VII. OLD BUSINESS

VIII. REGULAR BUSINESS

10. SPECIAL USE: Petition to permit a self-serve climate controlled mini warehouse storage facility and an enclosed r/v, boat, and vehicle storage facility located at 1025 & 1031 Bryan Woods Loop within a PUD-IS zoning district

Attachment: [Maps.pdf](#)
Attachment: [Photos.pdf](#)
Attachment: [Bryan Woods Prof Center Aerial.pdf](#)
Attachment: [General Development Plan.pdf](#)
Attachment: [Building Elevations.pdf](#)
Attachment: [Staff Report - Z-160829-00088-1.pdf](#)

11. GENERAL DEVELOPMENT PLAN | Dasher Management Mini-Storage Warehouse and Enclosed RV/Boat Storage Facility | 1031 Bryan Woods Loop - Petitioner: Mick Jordan - Dasher Management, LLC - File Number P-120716-00126-1

Attachment: [Maps.pdf](#)
Attachment: [Photos.pdf](#)
Attachment: [General Development Plan.pdf](#)
Attachment: [Building Elevations.pdf](#)
Attachment: [12-13-16 - Staff Report - P-16207-00126-1 - GDP.pdf](#)

12. MASTER PLAN CLARIFICATION | 600 Landings Way South | Previously Approved Master Plan | Petitioner; The Landings Association | MPC File No. M-160930-00098-1

Attachment: [County Attorney Memo.pdf](#)
Attachment: [Memo from TLA.pdf](#)
Attachment: [Master Plan.pdf](#)
Attachment: [Staff Report.pdf](#)

13. Victorian District- New Construction Amendment | One West Park Avenue | 16-006322-COA

Attachment: [Submittal Packet- Application - 1 West Park Avenue 16-006322-COA.pdf](#)
Attachment: [Submittal Packet- elevation.pdf](#)
Attachment: [Submittal Packet- revised GDP.pdf](#)
Attachment: [16-006322-COA Staff Recommendation.pdf](#)

14. AMENDED GENERAL DEVELOPMENT PLAN | One West Park Avenue | Thomas and Hutton Engineering | 16-006369-PLAN

Attachment: [STAFF RECOMMENDATION- 16-006369-PLAN 1 West Park Avenue - General Development Plan.pdf](#)
Attachment: [Submittal Packet- revised GDP.pdf](#)
Attachment: [Maps.pdf](#)
Attachment: [Photographs.pdf](#)

15. TEXT AMENDMENT: Amendment to the Bed and Breakfast Guest Unit Definition, Sec. 8-3002 (City of Savannah Zoning Ordinance) | MPC Staff Study | File No. 16-006759-ZA

Attachment: [Staff Report-16-006759-ZA-Dec 13.pdf](#)

IX. OTHER BUSINESS

16. [2017 Historic Preservation Calendar](#)

X. PRESENTATIONS

17. [Victory Drive Corridor Study, Phase III](#)

XI. ADJOURNMENT

18. [Adjourn](#)

XII. DEVELOPMENT PLANS SUBMITTED FOR REVIEW

19. [Development Plans Submitted for Review](#)

Attachment: [Development Review Case Log December 13 2016.pdf](#)

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