



Arthur A. Mendonsa Hearing Room
May 17, 2016 ~ 1: 30 P.M.
MINUTES

May 17, 2016 Regular MPC Meeting

Members Present: Tanya Milton, Chairwoman
W. James Overton, Vice-Chairman
Joseph T. Welch, Secretary
W. Shedrick Coleman
Ellis Cook
Travis Coles
Joseph Ervin
Timothy Mackey
Lacy Manigault
W. Lee Smith
Linder S. Suthers

Members Not Present: Stephanie Cutter, City Manager
George Woods, Treasurer
Tom Woiwode

Staff Present: Thomas Thomson, P.E. AICP, Executive Director
Melony West, CPA, Director, Finance & Systems
Gary Plumbley, Director, Development Services
Ellen Harris, Director of Urban Planning and Historic Preservation
Christy Adams, Director, Administration
Bri Finau, Administrative Assistant
Leah Michalak, Preservation Planner
Charlotte Moore, Director of Special Projects

Advisory Staff Present: Robert Sebek, County Zoning Administrator
Tiras Petrea, Principal Zoning Inspector

I. CALL TO ORDER AND WELCOME

II. INVOCATION and PLEDGE OF ALLEGIANCE

III. APPROVAL OF AGENDA

1. [Approve Agenda as Submitted](#)

Board Action:	
Approve	- PASS
Vote Results	
Motion: Shedrick Coleman	
Second: Joseph Welch	
Shedrick Coleman	- Aye
Travis Coles	- Aye
Ellis Cook	- Aye
Stephanie Cutter	- Not Present
Joseph Ervin	- Aye
Timothy Mackey	- Aye
Lacy Manigault	- Aye
Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

IV. NOTICES, PROCLAMATIONS and ACKNOWLEDGEMENTS

Notice(s)

- [2. May 17, 2016 Personnel Committee Meeting, 11:00 A.M., West Conference Room, 112 E. State Street](#)
- [3. May 31, 2016 Planning Meeting at 1:00 P.M. in the Arthur A. Mendonsa Hearing Room, 112 E. State Street.](#)

Information Item(s) for Board Members

- [4. Reading of Development Plans Submitted for Review](#)

Attachment: [Development Review Case Log May 17, 2016.pdf](#)

V. PRESENTATIONS

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

Other

5. [REZONING: 7 Martin Luther King, Jr. Boulevard | Rezone from B-C \(Community Business\) to B-B \(Bayfront-Business\) | RB Red Savannah FS, LLC | File No. 15-005535-ZA](#)

Board Action:

The staff has requested that this item be postponed to the June 7, 2016 Regular Meeting. - PASS

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman	- Aye
Travis Coles	- Aye
Ellis Cook	- Aye
Stephanie Cutter	- Not Present
Joseph Ervin	- Aye
Timothy Mackey	- Aye
Lacy Manigault	- Aye
Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

6. [REZONING: 512 Indian Street | Rezone from B-C \(Community Business\) to B-B \(Bayfront-Business\) | Robert Turner, Petitioner | File No. 15-005935-ZA](#)

Board Action:

The staff has requested that this item be postponed to the June 7, 2016 Regular Meeting. - PASS

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman	- Aye
Travis Coles	- Aye
Ellis Cook	- Aye
Stephanie Cutter	- Not Present
Joseph Ervin	- Aye

Timothy Mackey	- Aye
Lacy Manigault	- Aye
Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

7. Preliminary Plan - Natalie's Place - Major SD - Clayton Street at Betz Creek Road- 25
Lots - Mark Boswell, Agent - Bobby Chu, Owner - File Number S-160303-00025-1

Board Action:

The staff has requested that this item be postponed to the June 7, 2016 Regular Meeting. - PASS

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman	- Aye
Travis Coles	- Aye
Ellis Cook	- Aye
Stephanie Cutter	- Not Present
Joseph Ervin	- Aye
Timothy Mackey	- Aye
Lacy Manigault	- Aye
Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

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

8. April 26, 2016 MPC Meeting and Briefing Minutes

Attachment: [04-26-16 MPC BRIEFING MINUTES.pdf](#)

Attachment: [04.26.16 MINUTES.pdf](#)

Board Action:

Recommend **APPROVAL** of the MPC Meeting and Briefing Minutes as submitted. - PASS

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman - Aye

Travis Coles - Aye

Ellis Cook - Aye

Stephanie Cutter - Not Present

Joseph Ervin - Aye

Timothy Mackey - Aye

Lacy Manigault - Aye

Tanya Milton - Aye

James Overton - Aye

W. Lee Smith - Aye

Linder S. Suthers - Aye

Joseph Welch - Aye

Tom Woiwode - Not Present

George L. Woods III - Not Present

9. [NEW CONSTRUCTION VICTORIAN DISTRICT: 805 Howard Street | Petition of Sottile & Sottile | File No. 16-002360-COA](#)

Attachment: [Submittal Packet.pdf](#)

Attachment: [Staff Report.pdf](#)

Board Action:

Approve the new construction of a two-story single-family dwelling for the property located at 805 Howard Street as requested, including the requested side and rear yard setback adjustments, because the proposed work is visually compatible and meets the standards. - PASS

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman - Aye

Travis Coles - Aye

Ellis Cook - Aye

Stephanie Cutter - Not Present

Joseph Ervin	- Aye
Timothy Mackey	- Aye
Lacy Manigault	- Aye
Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

10. [NEW CONSTRUCTION VICTORIAN DISTRICT | 512.5 East Walburg Street | Petition of Peacock Construction | File No. 16-002362-COA](#)

Attachment: [16-002362-COA Staff Recommendation.pdf](#)

Attachment: [Submittal Packet - 512.5 East Walburg Street 16-002362-COA.pdf](#)

Attachment: [512.5 Walburg- Supplementary Info.pdf](#)

Board Action:

Staff recommends approval of the new construction of a duplex at 512.5 East Walburg Street including the adjustment to the side yard setbacks to allow a 4.5' setback on the east and west property lines, with the following conditions:

1. Increase the height of the second floor from 8 feet to 10 feet to be more consistent with adjacent neighboring structures and to create a strong horizontal line at the cornice; - PASS
2. Provide a specification for the porch columns and doors;
3. Provide additional fenestration on the rear façade;

Because the project is otherwise visually compatible and meets the standards.

Vote Results

Motion: Shedrick Coleman

Second: James Overton

Shedrick Coleman	- Aye
Travis Coles	- Aye
Ellis Cook	- Aye
Stephanie Cutter	- Not Present
Joseph Ervin	- Aye
Timothy Mackey	- Aye
Lacy Manigault	- Aye

Tanya Milton	- Aye
James Overton	- Aye
W. Lee Smith	- Aye
Linder S. Suthers	- Aye
Joseph Welch	- Aye
Tom Woiwode	- Not Present
George L. Woods III	- Not Present

VIII. OLD BUSINESS

IX. REGULAR BUSINESS

11. [TEXT AMENDMENT: Creation of a Planned Unit Development \(PUD\) for Village at Skidaway | Indigo Hall, LLC, Petitioner | Z-160512-00050-1](#)

Attachment: [Staff Report-Z-160512-00050-1-May 17.pdf](#)

Attachment: [Village of Skidaway PUD Text-Revised-May 17.pdf](#)

Board Action:

Approval of the Village at Skidaway Planned Unit Development District - PASS

Vote Results

Motion: Timothy Mackey

Second: Joseph Welch

Stephanie Cutter - Not Present

Joseph Ervin - Aye

Timothy Mackey - Aye

Lacy Manigault - Aye

Tanya Milton - Aye

James Overton - Aye

W. Lee Smith - Aye

Linder S. Suthers - Aye

Joseph Welch - Aye

Tom Woiwode - Not Present

George L. Woods III - Not Present

Shedrick Coleman - Aye

Travis Coles - Aye

Ellis Cook - Aye

12. [REZONING: Skidaway Village | Northwest Corner of Diamond Cswy and McWhorter Dr. | PUD-B-N to Village at Skidaway PUD | Indigo Hall, LLC, Petitioner | File No. Z-160420-00041-1](#)

Attachment: [MAPS.pdf](#)

Attachment: [Staff Report-Z-160420-00041-1-ZA-May 17.pdf](#)

Board Action:

Approval of the rezoning from PUD-B-N / E-O to Village of Skidaway PUD / E-O - PASS

Vote Results

Motion: Ellis Cook

Second: Timothy Mackey

Shedrick Coleman - Aye

Travis Coles - Aye

Ellis Cook - Aye

Stephanie Cutter - Not Present

Joseph Ervin - Aye

Timothy Mackey - Aye

Lacy Manigault - Aye

Tanya Milton - Aye

James Overton - Aye

W. Lee Smith - Aye

Linder S. Suthers - Aye

Joseph Welch - Aye

Tom Woiwode - Not Present

George L. Woods III - Not Present

X. OTHER BUSINESS

XI. ADJOURNMENT

13. [Adjourn](#)

1:55

XII. DEVELOPMENT PLANS SUBMITTED FOR REVIEW

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

Attachment: [Development Review Case Log May 17, 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.