



## Chatham County - Savannah Metropolitan Planning Commission

Arthur A. Mendonsa Hearing Room  
September 18, 2018 ~ 1:30 PM  
FINAL Agenda

### September 18, 2018 Regular MPC Meeting

*This Agenda and supporting material will be available prior to the meeting date at  
<https://www.thempc.org/Meeting/Mpc>.*

**This is for information only. These items have been received by the deadline to be heard at this meeting. Items are subject to change.**

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 and Pledge of Allegiance

#### III. Approval of Agenda

##### [1. Approval of Agenda](#)

#### IV. Notices, Proclamations and Acknowledgements

##### [2. September 25, 2018 Planning Meeting, 1:00 P.M. Arthur A. Mendonsa Hearing Room, 112 E. State Street](#)

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

##### [3. REZONING MAP AMENDMENT | 1.25 Acres East of Dillon Avenue | R-4 \(Four family residential to R-D \(Residential Dormitory\) | MPC File No. 18-004282- ZA](#)

##### [4. REZONING MAP AMENDMENT | 1 West Victory Drive| P-RIP-B \(Planned Residential Medium Density to P-R-I-P-D \(Planned Residential I Medium Density\) | MPC File No. 18-004740-ZA](#)

##### [5. REZONING MAP AMENDMENT | 203, 221, 227, 301, 303 West Victory Drive; 202; 208; 210; 212; 214 & 322 West 44th Street | Rezone from R-B; B-N; B-C and I-L to P-RIP-D](#)

## VI. Items Requested to be Withdrawn

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

### [6. August 28, 2018 Briefing and Regular Meeting Minutes for Approval](#)

📎 [08-28-18 MPC BRIEFING MINUTES.pdf](#)

📎 [08.28.18 MEETING MINUTES.pdf](#)

## VIII. Old Business

## IX. Regular Business

### [7. NEW CONSTRUCTION: MID-CITY HISTORIC DISTRICT \(BUILDING B\) | 1410 Montgomery Street | Petitioner: Sottle & Sottile | File No. 18-004708-COA](#)

📎 [18-004708-COA Staff Recommendation.pdf](#)

📎 [Context - Sanborn Maps.pdf](#)

📎 [Submittal Packet.pdf](#)

### [8. NEW CONSTRUCTION: VICTORIAN DISTRICT \(BUILDING A\) | 1408 Montgomery Street | Petitioner: Sottile & Sottile | File No. 18-004705-COA](#)

📎 [Submittal Packet.pdf](#)

📎 [Context - Sanborn Maps.pdf](#)

📎 [18-004705-COA revised 1.pdf](#)

### [9. RELOCATION OF A CONTRIBUTING BUILDING: VICTORIAN HISTORIC DISTRICT \(BUILDING C\): 311 West Anderson Street | Petitioner: Sottle & Sottile | File No. 18-004707-COA](#)

📎 [Staff Photographs.pdf](#)

📎 [Context - Sanborn Maps.pdf](#)

📎 [Survey Cards.pdf](#)

📎 [Submittal Packet.pdf](#)

📎 [18-004707-COA Staff Recommendation REVISED.pdf](#)

### [10. NEW CONSTRUCTION: VICTORIAN HISTORIC DISTRICT \(BUILDING D\) | 317 West Anderson Street | Petitioner: Sottile & Sottile | File No. 18-004706-COA](#)

📎 [18-004706-COA Staff Recommendation.pdf](#)

📎 [Context - Sanborn Maps.pdf](#)

📎 [Submittal Packet.pdf](#)

### [11. SITE PLAN REVIEW | Midtown Redevelopment, LLC | General Development Plan - Montgomery Street Residential | 1408 and 1401 Montgomery Street; 311, 313 and 317 W. Anderson Street; and 312 and 314 W. 31st St. | 4725-PLAN](#)

- 🔗 [General Development Plan - Submittal 1.pdf](#)
- 🔗 [Application\\_18-004725-PLAN.pdf](#)
- 🔗 [Google Map Aerial 4725.pdf](#)
- 🔗 [Maps 4725.pdf](#)
- 🔗 [Pictures 4725.pdf](#)
- 🔗 [Staff Report 4725-PLAN.pdf](#)

12. NEW CONSTRUCTION: VICTORIAN DISTRICT | 120 East Duffy Street | Petitioner: Wubbena Architects | File No. 18-004765-COA

- 🔗 [18-004765-COA Staff Recommendation.pdf](#)
- 🔗 [Historic Maps.pdf](#)
- 🔗 [Site Plan for Project Across the Street.pdf](#)
- 🔗 [Demolished Buildings.pdf](#)
- 🔗 [Staff Context Photos.pdf](#)
- 🔗 [Submittal Packet - Photographs.pdf](#)
- 🔗 [Submittal Packet - Specifications.pdf](#)
- 🔗 [Submittal Packet - Drawings.pdf](#)

13. SPECIAL USE AMENDMENT | Josh Yellin as agent for HTMIS, LLC | Amendment to Special Use Conditions | 5715 Skidaway Road | 4741-ZA

- 🔗 [Existing Use Conditions 4741-ZA.pdf](#)
- 🔗 [Proposed Amendments to Use Conditions 4741-ZA.pdf](#)
- 🔗 [Maps 4741.pdf](#)
- 🔗 [Application and Site Plan 4741.pdf](#)
- 🔗 [Aerial Map and Streeview 4741.pdf](#)
- 🔗 [Staff Report-18-004747-ZA - Special Use Conditions.pdf](#)

14. REZONING MAP AMENDMENT | 10602 White Bluff Road | R-6 (One-Family Residential) to B-N (Neighborhood Business) | File no. 18-004511-ZA

- 🔗 [MAPS\\_zipped.pdf](#)
- 🔗 [Application.pdf](#)
- 🔗 [Staff Report 18-004511-ZA-MAP - 10602 White Bluff Road.pdf](#)

**X. Presentations**

**XI. Other Business**

**XII. Adjournment**

15. Adjourn

**XIII. Development Plans Submitted for Review**

16. Development Plans Submitted for Review

- 🔗 [September 18th MPC Meeting Development Log.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.*