



## Chatham County - Savannah Metropolitan Planning Commission

Arthur A. Mendonsa Hearing Room  
February 19, 2019 ~ 1:30 PM  
FINAL Agenda

### February 19, 2019 Regular MPC Meeting

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

**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. CANCELED - February 26, 2019 Planning Meeting, 1:00 P.M., Arthur A. Mendonsa Hearing Room, 112 E. State Street.](#)

##### **Notice(s)**

##### [3. March 12, 2019 Regular MPC Meeting, 1:30 P.M., Arthur A. Mendonsa Hearing Room, 112 E. State Street.](#)

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

##### [4. MAJOR SITE PLAN GENERAL DEVELOPMENT PLAN | Montgomery Street Residences | File No. 18-006912](#)

##### [5. NEW CONSTRUCTION in the MID-CITY Historic District | Petitioner: Lynch Associates Architects | File No. 18-006859-COA | Montgomery Street, West 31st Street, West 32nd Street](#)

[6. REZONING MAP AMENDMENT | 135 East Montgomery Cross Road | B-N \(Neighborhood Business\) to B-C \(Community Business\) | 18-006712-ZA](#)

[7. REZONING MAP AMENDMENT | 215 Whitaker Street Rezone from RIP-B to BC-1 | 18-006246-ZA](#)

[8. REZONING MAP AMENDMENT | 2007 Alaska Street| RB-1 \(Residential Business\) to B-N \(Neighborhood Business\) | File no. 19-000414-ZA](#)

[9. CHATHAM COUNTY LOCAL HISTORIC LANDMARK NOMINATION | 8417 Ferguson Avenue | P-190123-00010-1 |](#)

## 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

[10. Approve January 29, 2019 Briefing and Regular Meeting Minutes as submitted.](#)

☞ [01-29-19 MPC BRIEFING MINUTES.pdf](#)

☞ [01.29.19 MEETING MINUTES.pdf](#)

[11. GENERAL DEVELOPMENT PLAN | 115 E. Congress St. | Congress Street Car Wash | 18-005238-PLAN](#)

☞ [115 E Congress\\_Car Wash\\_SPR Set 4.pdf](#)

☞ [GDP 18-005238-PLAN - Congress St. Car Wash - 115 E. Congress St. - 2-19-19.pdf](#)

## VIII. Old Business

## IX. Regular Business

[12. REVISED GENERAL DEVELOPMENT PLAN | LaRoche Ave. | Herb River Bluff | P-181226-001441-1](#)

☞ [Exhibit A - Maps.pdf](#)

☞ [Exhibit B - County Approval.pdf](#)

☞ [Exhibit D - Petitioner Letter.pdf](#)

☞ [Exhibit C - Herb River Bluff Overall Site Plan.pdf](#)

☞ [MPC Staff Report - Herb River Bluff - Revised GDP - P-181226-001441-1 - 2-9-19.pdf](#)

[13. REZONING MAP AMENDMENT | 2026 Habersham Street | TN-2 \(Traditional Neighborhood\) to TC-1 \(Traditional Commercial\) | File no. 19-000413-ZA](#)

☞ [Maps\\_combined.pdf](#)

☞ [Staff Report-19-000413-ZA-MAP.pdf](#)

## X. Presentations

## XI. Other Business

## XII. Adjournment

[14. Adjourn](#)

**XIII. Development Plans Submitted for Review**

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

📎 [February 19th 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.***