



Chatham County - Savannah Metropolitan Planning Commission

Arthur A. Mendonsa Hearing Room
June 25, 2019 ~ 1:30 PM
FINAL Agenda

June 25, 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. 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. July 16, 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

[3. GENERAL DEVELOPMENT PLAN | Green Island Road | P-190417-00043-1](#)

📎 [Green Island Road; MPC File No. P-190417000043-1.pdf](#)

[4. REZONING MAP AMENDMENT | 104-114 DeRenne Avenue | R-6 \(One-Family Residential\) to B-N \(Neighborhood Business\) | File no. 19-002401-ZA](#)

[5. WIRELESS TELECOMMUNICATIONS FACILITY MASTER PLAN: Approval of Plan to Install Small-Cell System | AT&T Mobility and ANSCO & Associates | PR-000113-2019](#)

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. Approval of June 4, 2019 Briefing and Regular Meeting Minutes

- 📎 [06.04.19 MEETING MINUTES.pdf](#)
- 📎 [06-04-19 MPC BRIEFING MINUTES.pdf](#)

7. Approve the "Deposit Account Resolution and Authorization for Business Entities" to update the check signers for the MPC bank account.

8. NEW CONSTRUCTION CARRIAGE HOUSE : VICTORIAN DISTRICT | 515 East Anderson Street | Petitioner: Brian and Jennifer MacGregor | File No. 19-002850-COA

- 📎 [19-002850-COA Drawings](#)
- 📎 [Pictures and Sanborn Maps.pdf](#)
- 📎 [19-002850-COA Recommendation.pdf](#)

VIII. Old Business

IX. Regular Business

9. REZONING MAP AMENDMENT | 0 Fort Argyle Rd. | PDR-SM (Planned Development Reclamation - Surface Mining) to R-A (Residential-Agriculture) | Keith Rankin | Z-190514-00054-1

- 📎 [Exhibit A - Maps.pdf](#)
- 📎 [Exhibit B - Pictometry.pdf](#)
- 📎 [Exhibit C - 1987 Rezoning Documents.pdf](#)
- 📎 [Exhibit D - R-A Use Table.pdf](#)
- 📎 [Application 00059.pdf](#)
- 📎 [Staff Report-Z-190514-00054-1.pdf](#)

10. TEXT AMENDMENT | Petitioner: City of Savannah | Section 8-3030, (16) Large-Scale Development | File No. 19-003042-ZA

- 📎 [Staff Report-19-003042-ZA.pdf](#)
- 📎 [APPLICATION 19-003042-ZA - TEXT AMENDMENT.pdf](#)
- 📎 [6-25-19 Proposed Ordinance.pdf](#)

11. NORWOOD STABLES | PRELIMINARY PLAN | Major Subdivision | 2304 Norwood Avenue | File Number P-171201-00123-1

- 📎 [Maps.pdf](#)
- 📎 [Letter and Revised Plan Submitted by Petitioner.pdf](#)
- 📎 [Opinion from Zoning Administrator RE Norwood Stables.pdf](#)

- 🔗 [Norwood Stables Subdivision SDP.pdf](#)
- 🔗 [06-25-19 - Staff Report P-171201-00123-1 - Norwood Stables - Preliminary Plan.pdf](#)
- 🔗 [Petition_Norwood Stable Development LoS Final 6-19-19.pdf](#)
- 🔗 [Previously-Approved Plan.pdf](#)

12. DEMOLITION OF A CONTRIBUTING BUILDING: CUYLER-BROWNVILLE HISTORIC DISTRICT | 726 West Victory Drive | Petitioner: City of Savannah Code Compliance Department | File No. 19-002821-COA

- 🔗 [726 W Victory Drive Court Order.pdf](#)
- 🔗 [726 W. Victory Dr. Building Observation Stamped and Signed.pdf](#)
- 🔗 [Email correspondence with City of Savannah.pdf](#)
- 🔗 [HSF Email.pdf](#)
- 🔗 [HSF Letter.pdf](#)
- 🔗 [Public notice](#)
- 🔗 [19-002821-COA Recommendation.pdf](#)
- 🔗 [726 West Victory Drive photograph.pdf](#)
- 🔗 [Historic Preservation 726 Victory Dr.docx_.pdf](#)

13. NEW CONSTRUCTION: MID-CITY HISTORIC DISTRICT | Habersham and East 37th Street | Petitioner: Ward Architecture + Preservation | File No. 19-000854-COA

- 🔗 [37TH AND HABERSHAM MPC DRAWING SET 05.28.19 revisions.pdf](#)
- 🔗 [Context Maps.pdf](#)
- 🔗 [Parapet Context Map.pdf](#)
- 🔗 [Specifications.pdf](#)
- 🔗 [Staff Recommendation.pdf](#)

14. MASTER PLAN | PINEHILLS OF NEW HAMPSTEAD | Residential Development | 3800 Highgate Boulevard | PUD NEW HAMPSTEAD Zoning District | File Number 19-003015-PLAN

- 🔗 [Maps.pdf](#)
- 🔗 [Approved New Hampstead Master Plan M-090511-87204-2.pdf](#)
- 🔗 [05-31-19 - Submittal 1 - Master Plan - Pinehills at New Hampstead\(hazlett.a@tandh.com\).pdf](#)
- 🔗 [06-25-19 - Staff Report - 19-003015-PLAN - Pinehills at New Hampstead Master Plan - Tracts R-3 MF-3.pdf](#)

15. REZONING MAP AMENDMENT | 50 Old River Road | R-A (Residential - Agriculture) to B-N (Neighborhood Business) | File no. Z-190507-00052-1

- 🔗 [Application 00052.pdf](#)
- 🔗 [Maps_combined.pdf](#)
- 🔗 [Staff Report Z-190507-00052-1.pdf](#)
- 🔗 [7322-07 Application Narrative.pdf](#)

X. Presentations

XI. Other Business

XII. Adjournment

[16. Adjourn](#)

XIII. Development Plans Submitted for Review

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

📎 [June 25th 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.