



Chatham County - Savannah Metropolitan Planning Commission

Arthur Mendonsa Hearing Room
August 11, 2020 ~ 1:30 PM
FINAL Agenda

August 11, 2020 Regular MPC Meeting, 1:30 P.M.

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

Notice(s)

[2. September 1, 2020 Regular MPC Meeting, 1:30 P.M., Planning Commission, GO-TO- WEBINAR \(VIRTUAL\) to access go to: \[www.thempc.org\]\(http://www.thempc.org\).](#)

Information Item(s) for Board Members

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

[📎 August 3, 2020 Development Review Log.pdf](#)

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

[4. ZONING MAP AMENDMENT | Diamond Causeway & Ferguson Avenue | Z-191113-00120-1](#)

[5. ZONING MAP AMENDMENT | 135 Hampstead Avenue | Rezone from RMF-2 -30 to PD \(Planned Development\)](#)

[6. ZONING MAP AMENDMENT | 8427-8518 Whitfield Avenue | Rezone from R-1 & R-2 to PUD-M](#)

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

[7. Approval of the July 21, 2020 Briefing and Regular Meeting Minutes.](#)

☞ [07.21.20 MEETING MINUTES.pdf](#)

☞ [7-21-2020 MPC BRIEFING MINUTES.pdf](#)

VIII. Old Business

[8. SUBDIVISION | 343 Buckhalter Road | Rockingham Farms | 20-001961-SUBP](#)

☞ [Aerial and Zoning - Rockingham Farms.pdf](#)

☞ [07-21-20 - Amended Rockingham Farms Final Plat.pdf](#)

☞ [Rockingham Farms Annexation Zoning.pdf](#)

☞ [Neighborhood Correspondence.pdf](#)

☞ [Opposition Letter.pdf](#)

☞ [Letter from Property Owner 331 Buckhalter.pdf](#)

☞ [Staff Report - 20-001961-SUBP - Rockingham Farms SD.pdf](#)

☞ [Veterans Parkway Project Letter MPC.pdf](#)

☞ [Zane Brock Letter.pdf](#)

☞ [Letter 2 MPC meeting 8-11-20.pdf](#)

☞ [Vicki Mitchell Letter.pdf](#)

☞ [MPC City of Savananh 002.pdf](#)

IX. Regular Business

[9. GENERAL DEVELOPMENT PLAN | 343 Buckhalter Road Rockingham Farms | 20-001849-PLAN](#)

☞ [08-11-20 - General Development Plan.pdf](#)

☞ [Aerial and Zoning - Rockingham Farms.pdf](#)

☞ [South View Treeline.pdf](#)

☞ [Concept Rendering.pdf](#)

☞ [View From Buckhalter Toward Treeline.pdf](#)

☞ [Veterans Parkway Project Letter MPC.pdf](#)

☞ [Zane Brock Letter.pdf](#)

- ④ [Letter 2 MPC meeting 8-11-20.pdf](#)
- ④ [Vicki Mitchell Letter.pdf](#)
- ④ [MPC City of Savananh 002.pdf](#)
- ④ [MPC & City of Savananh 003.pdf](#)
- ④ [08-11-20 - Staff Report - 20-001849-PLAN - Rockingham Farms - Gen Dev. Plan \(003\) \(002\).pdf](#)

10. ZONING MAP AMENDMENT | 24 Weiner Drive | Rezone from RSF-6 to BN | 20-003093-ZA

- ④ [Maps.pdf](#)
- ④ [Street View.pdf](#)
- ④ [24 Weiner Dr -.pdf](#)
- ④ [Staff Report-20-003093-ZA .pdf](#)

11. MASTER PLAN AMENDMENT | 475 Jimmy Deloach Parkway | Commercial / Residential

- ④ [AERIAL MAP 20-003336-ZA.pdf](#)
- ④ [20200803_132100.pdf](#)
- ④ [Staff Report 003336.pdf](#)
- ④ [Godley Tract 13-A Landuse Exhibit 2020.07.15 \(002\).pdf](#)

12. GENERAL DEVELOPMENT PLAN | The Highlands Tract M Residential | 20-003034-PLAN

- ④ [Aerial - The Highland Tract M.pdf](#)
- ④ [08-11-20 - STORM MANAGMENT STRATEGY \(mflowers@cci-sav.com\).pdf](#)
- ④ [08-11-20 - Gen. Dev. Plan - Highlands Tract M - Residential.pdf](#)
- ④ [08-11-20 - Staff Report - 20-003034-PLAN - The Highlands Tract M Residential - GDP - Highlands Boulevard.pdf](#)
- ④ [Amended Highlands Master Plan - 2016.pdf](#)
- ④ [VICINITY MAP 20-003034-PLAN.pdf](#)
- ④ [ZONING MAP 20-003034-PLAN.pdf](#)

X. Presentations

XI. Other Business

XII. Adjournment

13. Adjourn

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.