



Chatham County - Savannah Metropolitan Planning Commission

Arthur Mendonsa Hearing Room
November 23, 2021 ~ 1:30 PM
FINAL Agenda

November 23, 2021 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

[2. December 14, 2021 Regular MPC Meeting, 1:30 P.M., Planning Commission, GO-TO- WEBINAR \(VIRTUAL\) to access go to: \[www.thempc.org\]\(http://www.thempc.org\) or Arthur Mendonsa Hearing Room, 112 East State Street..](#)

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

[3. ZONING MAP AMENDMENT | 7672 Johnny Mercer Blvd | Rezone request from R-1 / EO to R-3-12 / EO | File No. Z-1021-000179](#)

[4. REZONING MAP AMENDMENT | 7810 Abercorn Street | Rezone from B-C to RMF-2-25 | File No. 21-005936](#)

VI. Items Requested to be Withdrawn

[5. ZONING MAP AMENDMENT | Sweetwater Station | Rezone from R-A - to RSF-4 | File No. 21-003991-ZA](#)

[6. REZONING MAP AMENDMENT | 700 Christopher Drive | Rezone from OI-E to RMF-2-40 | File No. 21-005198-ZA](#)

[7. MINOR SUBDIVISION VARIANCE REQUEST | 8624 Old Montgomery Road | File No. SUBD 0621 - 000140](#)

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. Approval of the November 2, 2021 Briefing and Regular Meeting Minutes.](#)

📎 [11-2-2021 MPC BRIEFING MINUTES.pdf](#)

📎 [11.02.2021 Meeting Minutes.pdf](#)

[9. Adoption of the 2022 Holiday Schedule](#)

📎 [2022 Holiday Schedule87522MWSigned.pdf](#)

VIII. Old Business

IX. Regular Business

[10. REZONING MAP AMENDMENT | Wicklow Street | Rezone from B-C and RSF-E to RMF-3 | File No. 21-004883](#)

📎 [21-495 Rendering 11-09-2021.pdf](#)

📎 [21-495 Sections 11-09-2021.pdf](#)

📎 [Land Use Context.pdf](#)

📎 [Traffic Impact Analysis 2021.pdf](#)

📎 [Street Photos.pdf](#)

📎 [Combined Maps.pdf](#)

📎 [Staff Report 04883.pdf](#)

📎 [Public Comment.pdf](#)

📎 [2021-11-19 - MPC Letter Signed.pdf](#)

📎 [21-004883-ZA.pdf](#)

📎 [Concerns for 280 Unit Development Plan to the Olympus Neighborhood.pdf](#)

📎 [Proposed development at the old Johnny Harris site.pdf](#)

📎 [Wicklow Street Proposed Development Public Comment.pdf](#)

📎 [Proposed Johnny Harris site - update from APCCNA.pdf](#)

📎 [280 Unit Development in Olympus Neighborhood.pdf](#)

📎 [Wicklow Development email opposition.pdf](#)

📎 [Additional Public Comment Received.pdf](#)

[11. SPECIAL USE PERMIT | 2110 Montgomery Street, Suite A | Packaged Alcohol Sales | File No. 21-005177-ZA](#)

📎 [AERIAL MAP 21-005177-ZA.pdf](#)

- ④ [FLU MAP 21-005177-ZA.pdf](#)
- ④ [LABEL MAP 21-005177-ZA.pdf](#)
- ④ [VICINITY MAP 21-005177-ZA.pdf](#)
- ④ [ZONING MAP 21-005177-ZA.pdf](#)
- ④ [SITE VISIT.pdf](#)
- ④ [Application.pdf](#)
- ④ [Letter of objection 1.pdf](#)
- ④ [Letter of Objection 2.pdf](#)
- ④ [Letter of Objection 3.pdf](#)
- ④ [Letter of Objection 4.pdf](#)
- ④ [Letter of Objection 6.pdf](#)
- ④ [Letter of Objection 5.pdf](#)
- ④ [Staff Report.pdf](#)

[12. AMENDED GENERAL DEVELOPMENT PLAN | 4704 Ogeechee Road | 21-000432](#)

- ④ [Staff Report.pdf](#)
- ④ [Letter of Agreement.pdf](#)
- ④ [Pier Rock GDP 11.22.21.pdf](#)

[13. ZONING TEXT AMENDMENT |Sec. 2 Definitions; Sec. 3-6.1 Locaton of Accessory Buildings on Residential Lots |](#)

- ④ [Staff Report Text Amendment County.pdf](#)

X. Presentations

XI. Other Business

XII. Adjournment

[14. 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.