



## Chatham County - Savannah Metropolitan Planning Commission

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### APRIL 11, 2023 MPC MEETING

#### **Title**

AMENDED MASTER PLAN | The Reserve at Savannah Harbor | 23-001403-PLAN

#### **Description**

The Reserve at Savannah Harbor  
Hutchinson Island

PIN(s): 20436A 05018 & -19. 20436A 06001; -002; -018 & -019. 20436A 07002 thru -07018 & 20436A 08001 thru 08017

Aldermanic District 1 – Chatham County Commission District 3

Project Acres: 5.25 of 80-acre property

PD (Planned Development) Zoning District

MPC Ref. File No. M-091007-59537-2, M-09042-38671-2, M-071121-38671-2, and M-040430-53076-2

Thomas and Hutton Engineering Company, Engineer

Mopper Turner Investments, Owner

MPC Project Planner: Marcus Lotson

The petitioner is proposing to amend a previously approved Master Plan to recombine existing residential lots into larger lots and to adjust development standards.

- Recombine 42 existing residential lots to create 24 larger residential lots (shown as Type G on Amended Master Plan).
- Provide new required setbacks for all Type G lots.
- Amend plan to allow Type G lots to be front loaded.

#### **Recommendation**

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The MPC staff recommends **approval** of the Amended Master Plan as submitted with the following condition:

- Approval by the City of Savannah of all Right of Away abandonments prior to the recording of the revised plat for lots identified as Type G.

#### **Contact**

#### **Financial Impact**

#### **Review Comments**

#### **Attachments**

📎 [Staff Report 1403.pdf](#)

📎 [Master plan highlighted.pdf](#)

📎 [Map.pdf](#)