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Chatham County - Savannah Metropolitan Planning Commission

July 23, 2024 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

IV. Notices, Proclamations and Acknowledgements

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

[1. General Development Plan w/ Variance | 1202 E. 69th St. & 1206 E. 68th St. | 24-001053-PLAN](#)

[2. General Development Plan w/ Variance | 4219 Bull St, 4307 Bull St, 20 W. 59th St, 20 W. 60th St | 24-003617-ZA](#)

[3. Comprehensive Plan Future Land Use Map Amendment | 2514 Whitaker St | 24-003249-ZA](#)

[4. Map Amendment request to rezone from TN-2 to TC-1 | 2514 Whitaker St | 24-003248-ZA](#)

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 Items Requested to be Withdrawn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

5. Approval of the June 11, 2024 Meeting Minutes

🔗 [06-11-2024-mpc-meeting-minutes.pdf](#)

6. Approval of the July 9, 2023 Meeting Minutes

🔗 [07-9-2024-mpc-meeting-minutes.pdf](#)

7. Major Subdivision | Beacon Point Phase 1A | 3401-A Highgate Blvd | File No. 24-003115-SUBP

🔗 [APPLICATION.pdf](#)

🔗 [SUBMITTAL_1_BEACON POINT AT NEW HAMPSTEAD PHASE 1A \(2\).pdf](#)

🔗 [24-003115-SUBP-Beacon-Point-Staff Report BC.pdf](#)

8. Approval of Specific Development Plan with Variance | 5792 Ogeechee Rd | SP-0324-000457

🔗 [GDP w Approval Memorandum - 5792 Ogeechee.pdf](#)

VIII. Old Business

IX. Regular Business

9. Comprehensive Plan Future Land Use Map Amendment| 2505 & 2521 Fort Argyle Rd | 24-003509-ZA

🔗 [2505 & 2521 FORT ARGYLE RD_24-003509-ZA_FLUM APPLICATION.pdf](#)

🔗 [PETITION FOR ANNEXATION - UPDATED.pdf](#)

🔗 [RECORDED PLAT, 2521 FT. ARGYLE RD, BOOK53PAGE717.pdf](#)

🔗 [2505 & 2521 FORT ARGYLE RD_24-003509-ZA_FLUM Staff Report.pdf](#)

10. Comprehensive Plan Future Land Use Map Amendment| 0 Williams St. | 24-003649-ZA

🔗 [0 WILLIAMS ST_PIN 20084 04012_24-003649-ZA_FLUM AMENDMENT.pdf](#)

🔗 [0 WILLIAMS ST_PIN 20084 04012_24-003648_FLUM Staff Report.pdf](#)

🔗 [FLU MAP 24-003649-ZA.pdf](#)

🔗 [combined public comment.pdf](#)

11. Map Amendment request to rezone from RSF-6 to TC-1 | 0 Williams St. | 24-003648-ZA

🔗 [0 WILLIAMS ST_PIN 20084 04012_24-003648-ZA_MAP AMENDMENT.pdf](#)

🔗 [Petitioner Exhibits.pdf](#)

🔗 [0 WILLIAMS ST_PIN 20084 04012_24-003648-ZA_MAP_Staff Report.pdf](#)

12. Master Plan Amendment | Bradley Pointe South | 24-003452-PLAN

🔗 [SUBMITTAL 1_BRADLEY POINTE SOUTH SUBDIVISION_6.20.24_SITE PLAN APPLICATION.pdf](#)

🔗 [SUBMITTAL 1_BRADLEY POINTE SOUTH SUBDIVISION_6.20.24_REVISED MASTER PLAN.pdf](#)

🔗 [SUBMITTAL 1_BRADLEY POINTE SOUTH SUBDIVISION_6.20.24_ORIGINAL MASTER PLANS.pdf](#)

🔗 [SUBMITTAL 1_BRADLEY POINTE SOUTH SUBDIVISION_6.20.24_NARRATIVE.pdf](#)

🔗 [Staff Report - Bradley Pointe South Phase 7 - 24-003452-PLAN.pdf](#)

X. Presentations

XI. Other Business

XII. Executive Session

XIII. Adjournment

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.