



Chatham County - Savannah Metropolitan Planning Commission

July 9, 2024 at 1:30 pm
Final Agenda

July 9, 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. Comprehensive Plan Future Land Use Map Amendment| 2514 Whitaker St | 24-003249-ZA](#)

[2514 WHITAKER ST_24-003249-ZA_FLUM APPLICATION.pdf](#)

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

[2514 WHITAKER ST_24-003248-ZA_REZONING APPLICATION.pdf](#)

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 Items Requested to be Withdrawn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

3. Major Subdivision | Oakwood at New Hampstead Phase 2 A | 3401 Highgate Blvd | File No. 24-003398-SUBP

- 🔗 [APPLICATION.pdf](#)
- 🔗 [SUBMITTAL_1_24-003398-SUBP_OAKWOOD 2A.pdf](#)
- 🔗 [24-003398-SUBP-Oakwood Phase 2A-Staff Report.pdf](#)

4. Major Subdivision | Edgewater Phase 1 C at New Hampstead | Amethyst Dr. | File No. 24-003178-SUBP

- 🔗 [APPLICATION \(1\).pdf](#)
- 🔗 [SUBMITTAL_1_24-003178-SUBP_EDGEWATER PHASE 1C NEW HAMPSTEAD.pdf](#)
- 🔗 [24-003178-SUBP-Edgewater-Phase-1C-Staff Report.pdf](#)

5. Major Subdivision | Brookline Phase 4 | 109 Fenway St. | File No. 24-003102-SUBP

- 🔗 [APPLICATION.pdf](#)
- 🔗 [SUBMITTAL_1_24-003102-SUBP_BROOKLINE PHASE 4.pdf](#)
- 🔗 [24-003102-subp-Brookline-phase-4-staff-report.pdf](#)

6. Major Subdivision | Tract N Phase 3, The Highlands at Godley Station | Highlands Blvd | 24-003069-SUBP

- 🔗 [APPLICATION.pdf](#)
- 🔗 [SUBMITTAL_1_24-003069-SUBP_TRACT N PHASE 3 THE HIGHLANDS AT GODLEY STATION.pdf](#)
- 🔗 [24-003069-SUBP-Tract N, Phase 3 The Highlands at Godley Station-Staff Report.pdf](#)

7. Major Subdivision | Tract N Phase 4, The highlands at Godley Station | Highlands Blvd| File No. 24-003070-SUBP

- 🔗 [APPLICATION.pdf](#)
- 🔗 [SUBMITTAL_1_24-003070-SUBP_TRACT N PHASE 4 THE HIGHLANDS AT GODLEY STATION \(2\).pdf](#)
- 🔗 [Staff Report 24-003069-SUBP-Brookline-Phase-4-Tract-N.pdf](#)

8. GDP Approval with Variance | 1201 Abercorn Street | 24-003637-ZA

- 🔗 [Memorandum re Approved GDP.pdf](#)
- 🔗 [1201 ABERCORN ST_24-003637-ZA_APPLICATION \(VARIANCE FOR DEVELOPMENT PLAN REVISED 7.1.24\).pdf](#)
- 🔗 [SUBMITTAL_1_RECOMBINATION 1201 ABERCORN STREET \(002\).pdf](#)
- 🔗 [SUBMITTAL_1_1201 ABERCORN STREET_ARCHITECTURAL DRAWINGS FOR GDP.pdf](#)

VIII. Old Business

IX. Regular Business

9. Comprehensive Plan Future Land Use Map Amendment| 29 East 67th St | 24-003235-ZA

- 🔗 [29 E 67 ST_24-003234-ZA_FLUM APPLICATION.pdf](#)
- 🔗 [29 E 67th FLUM Staff Report.pdf](#)
- 🔗 [FLU MAP 24-003235-ZA.pdf](#)

10. Map Amendment request to rezone from RSF-10 to RMF-2-30 | 29 East 67th St | 24-003234-ZA

- 🔗 [29 E 67 ST_24-003234-ZA_REZONING APPLICATION.pdf](#)

🔗 [Staff Report_EM.pdf](#)

11. Master Plan Amendment | 1955 E. Montgomery Cross Rd | SP-0624-000481

🔗 [Staff Report Master Plan Amendment - 1955 E Mont CX Rd. Walmart.pdf](#)

🔗 [Existing-Proposed Elevations.pdf](#)

🔗 [Design Statement.pdf](#)

12. Subdivision with Variances within RSF-5 Zoning | 1603 Richards St & 204 Sugden St | 24-001086-SUBP

🔗 [Staff Report.pdf](#)

🔗 [SUBMITTAL_1_24-001086-SUBP CLAY WARD, MF LOTS 241 & 242 FELLWOOD.pdf](#)

X. Presentations

XI. Other Business

13. CORE MPO 2050 MTP Presentation

🔗 [CORE MPO 2050 MTP Open House presentation Summer 2024_with map.pdf](#)

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.