



Chatham County - Savannah Metropolitan Planning Commission

Final Agenda
February 17, 2026 at 1:30pm
112 East State Street, Arthur Mendonsa Hearing Room

February 17, 2026 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. FLUM Amendment | 8501 Lyn Ave | from Commercial-Neighborhood to Office-Transition | 26-000364-ZA](#)

📎 [FLUM Application 26-000364-ZA_Red.pdf](#)

[2. Minor Subdivision Final Plat | 501 East 55th Street | 26-000494-SUBP](#)

📎 [1955 Sanborn, Vol 2, p163.pdf](#)

📎 [1955 Sanborn, Vol 2, p164.pdf](#)

📎 [Plat_.pdf](#)

📎 [Conceptual Site Plan_.pdf](#)

📎 [26-000494-SUBP 501 E 55th Staff Report.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 Items Requested to be Withdrawn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 | The Pines at New Hampstead Ph 5B | 25-005930-SUBP](#)

- 📎 [APPLICATION_Red.pdf](#)
- 📎 [26404.1000 - Master Lot Plan.pdf](#)
- 📎 [26404.1053 Phase 5B Prel07.pdf](#)
- 📎 [Staff Review - 25-005930-SUBP - Final Plat - The Pines at New Hampstead Ph 5B.pdf](#)

[4. Major Subdivision| Law Ward Lot 1A| 1622 Ogeechee Rd | 25-005294-SUBP](#)

- 📎 [Application_Red.pdf](#)
- 📎 [1622 Ogeechee Rd Survey Major Sub Rev1.pdf](#)
- 📎 [Staff Review - 25-005294-SUBP.pdf](#)

VIII. Old Business

IX. Regular Business

[5. Special Use Permit | 125 W. Duffy St | On Premise Consumption of Alcohol in the TC-1 zoning district | 26-000369-ZA](#)

- 📎 [Application 26-000369-ZA_Red.pdf](#)
- 📎 [Staff Report 25-004936-ZA.pdf](#)

[6. MAP Amendment | 8501 Lyn Ave | rezone from RSF-6 to OI-T | 26-000034-ZA](#)

- 📎 [Application 26-000034-ZA_Red.pdf](#)
- 📎 [26-000034-ZA_8501 Lynn_ Staff Report.pdf](#)

[7. Special Use Permit| 6 Patton Rd | Recycling and Waste Handling Facility in the I-L zoning district | 26-000336-ZA](#)

- 📎 [Application 26-000336-ZA_Red.pdf](#)
- 📎 [EPA Solid Waste Transfer Stations.pdf](#)
- 📎 [Permit By Rule.pdf](#)
- 📎 [State Citing Criteria for Solid Waste Handling Facilities.pdf](#)
- 📎 [Transfer Station - Neighborhood Leaflet.pdf](#)
- 📎 [DNR_TS_COL_Guidance.pdf](#)
- 📎 [Final Report DRI 4453.pdf](#)
- 📎 [TREMONT PARK LETTER TO MPC.pdf](#)
- 📎 [combined public comment.pdf](#)
- 📎 [Staff Report_.pdf](#)
- 📎 [Comment from Petitioner to Staff Recommendations.pdf](#)

- 🔗 [public comment M. Vasquez.pdf](#)
- 🔗 [ROSS ENGINEERING LETTER.pdf](#)
- 🔗 [Ellis Painter 2-13-2026 Memo on 6 Patton Rd Special Use Application.pdf](#)
- 🔗 [Tempus Letter.pdf](#)
- 🔗 [Romanoff Flooring.pdf](#)
- 🔗 [21326 MPC Letter ABC Waste.docx](#)

X. Presentations

XI. Approved Staff Reviews

[8. Minor Master Plan Amend | 2300 Little Neck Rd | 25-005789-ZA](#)

- 🔗 [25-005789-ZA 2300 Little Neck Rd.pdf](#)

XII. Other Business

[9. Industrial Buffers](#)

- 🔗 [Industrial Buffers.pdf](#)
- 🔗 [Industrial Buffers_DRAFT 1.26.2026.pdf](#)

XIII. 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.