

**BEAUFORT–PORT ROYAL
METROPOLITAN PLANNING COMMISSION**

AGENDA

1911 Boundary Street, Beaufort, SC 29902

Phone: 843-525-7011 ~ Fax: 843-986-5606

Monday, September 19, 2011 5:30 P.M.

City Hall Council Chambers, 1911 Boundary Street, Beaufort, SC

STATEMENT OF MEDIA NOTIFICATION: "In accordance with South Carolina Code of Laws, 1976, Section 30-4-80(d), as amended, all local media were duly notified of the time, date, place and agenda of this meeting."

The commission may alter the order of items on the agenda to address those of most interest to the public in attendance first. Also, in an effort to ensure that all interested persons are given the opportunity to speak on every case, a two (2) minute time limit on public comment will be in effect. Individuals wishing to speak during the hearing will be asked to sign up in advance, and will be recognized by the Chairman during the public comment section of the hearing.

I. Call to Order:

II. Pledge of Allegiance:

III. Review of Projects for the Town of Port Royal:

- A. Town of Port Royal – Rezone Front Acreage at Wright’s Point.** District 112, Map 34, a portion of Parcels 3 and 5. This is approximately 4.82 acres located on Parris Island Gateway at Wright’s Point Drive. The proposed zoning is Highway Commercial (HC) with the Shell Point Neighborhood Overlay District. The existing zoning is Mixed Use-1 with the Shell Point Neighborhood Overlay District.

- B. Town of Port Royal – Text Amendment.** Amend the text of the Planned Unit Development (PUD) for the **SC SPA Port of Port Royal Tract**. The PUD covers approximately 317 acres, known as District 110, Map 10, Parcels 00, 75, 79, aka 79-B, 79-A, 182-A, 182-B, 182-C, 182-E, 182-F aka 182, 202 and 282. Also District 110, Map 11, 00, 77, 78 (portion aka 78-A), 79, 80-A, 81-A, 82-A, 83, 84, 84-A, 84-B, 249 (portion), and 249-B.

- C. Town of Port Royal – Update on Council Actions**

IV. Review of Projects for the City of Beaufort:

- A. City of Beaufort – Rezoning Request.** Rezoning a parcel of property located at 1105 Middleton Street, identified as District 120, Tax Map 3, Parcel 714. The existing zoning is “Limited Industrial District.” The proposed zoning is “Neighborhood Commercial District.” Applicant: Judith Warrington.
- B. City of Beaufort – UDO Amendment.** Revising Section 5.1 of Unified Development Ordinance to permit single-family dwellings and two-family dwellings in the Core Commercial zoning district in existing structures. Applicant: City of Beaufort.
- C. City of Beaufort – Update on Council Actions.**

V. Review of Projects for the County of Beaufort:

No projects.

VI. Discussion:

VII. Review Commission Meeting Minutes:

- A. Minutes of the August 15, 2011 Meeting.**

VIII. Adjournment

Note: If you have special needs due to a physical challenge, please call Julie Bachety at (843) 525-7011 for additional information.