

**BEAUFORT–PORT ROYAL
METROPOLITAN PLANNING COMMISSION**

AGENDA

1911 Boundary Street, Beaufort, SC 29902
Phone: 843-525-7011 ~ Fax: 843-986-5606

Monday, September 15, 2014 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 Commission Meeting Minutes:

A. Minutes of the August 18, 2014.

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

A. Town of Port Royal – Annexation. Annex 547 Broad River Blvd. The property is further identified as District 100, Map 28, Parcel 100A. The applicant is Lady's Island Real Estate Group, LLC.

B. Town of Port Royal – Zoning Request. Zone 547 Broad River Blvd. The property is further identified as District 100, Map 28, Parcel 100A. The applicant is Lady's Island Real Estate Group, LLC. The requested zoning designation is T4 Neighborhood Center.

C. Town of Port Royal – Zoning Map Amendment. Amend the zoning map, correcting a mapping error, changing parcels R110 011 000 67B, 73, 68, 69, 69A, 70, 67A, 72, 71, 78, 261, 352, 80, 81, 82, 206 and 427 from T5 Main Street to T4 Neighborhood Center.

D. Town of Port Royal – Comprehensive Plan Update. Preliminary presentation and discussion for the state mandated update of the town's Comprehensive Plan.

V. Review of Projects for the City of Beaufort:

A. City of Beaufort – Rezoning Request. Rezoning property identified as District 122, Tax Map 29, Parcels 103F, 233, 242, 243, 244, 490, and District 100, Tax Map 29, Parcel 481 (also proposed for annexation). The current zoning of the lots is "General Commercial District." The proposed zoning is "Highway Commercial District."

- B.** **City of Beaufort** – **UDO Amendment.** Revising Section 6.8, “Boundary Street Redevelopment District,” to provide more flexibility in development standards. Applicant: City of Beaufort Planning Department.

- C.** **City of Beaufort** – **UDO Amendment.** Revising Section 6.5.K, “Measurement and Exceptions; Height,” to require the finished first floor of all new residential construction to be elevated a minimum of 18” about finished grade. Applicant: City of Beaufort Planning Department.

- D.** **City of Beaufort** – **UDO Amendment.** Revising Section 7, “General Development Standards,” to require silt fencing during new residential and commercial construction. Applicant: City of Beaufort Planning Department.

- E.** **City of Beaufort** – Update on Council Actions.

VI. Review of Projects for the County of Beaufort:

- A.** No projects.

VII. Adjournment

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