

**BEAUFORT–PORT ROYAL
METROPOLITAN PLANNING COMMISSION**

AMENDED AGENDA

1911 Boundary Street, Beaufort, SC 29902

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

Monday, March 21, 2016, 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 February 22, 2016 Meeting

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

A. No Projects.

V. Review of Projects for Beaufort County:

A. Beaufort County – Rezoning. “Lady’s Island Rezoning Request/Master Plan Change for Greenheath Planned Unit Development (PUD) at R200 010 000 0022 0000 (off Brickyard Point Road and Fiddler Drive). Owner: Greenheath LLC, Agent: Christopher Inglese, Esq. “

VI. Review Projects for the City of Beaufort:

A. City of Beaufort – Rezoning. Rezoning two parcels of property located on Lady’s Island from T4-Neighborhood Center, to General Commercial District. The properties are located at 19 Sam’s Point Way and 169 Sea Island Parkway, and are identified as District 200, Tax Map 15, Parcels 592 and 606 respectively. Applicant: Andrews Engineering.

B. City of Beaufort – Rezoning. Rezoning a parcel of property located at 1402 Washington Street, identified as District 120, Tax Map 4, Parcel 342. The existing zoning is General Commercial District. The proposed zoning is General Residential District. Applicant: City of Beaufort

- C. City of Beaufort – Rezoning.** Rezoning three parcels of property located at 1009 Congress Street, identified as R120 Tax Map 4, Parcels 77, 78, and 79. The existing zoning is General Residential District. The proposed zoning is General Commercial District. Applicant: Marty Miley, Bridges Preparatory School.
- D. City of Beaufort – Rezoning.** Rezoning three parcels of property located on Port Royal Island, from C5 Regional Center Mixed-Use, to Highway Commercial District. The properties are located at 2811 Boundary Street, and are identified as District 100, Tax Map 26, Parcel 146A, and District 100, Tax Map 26A, Parcels 257 and 292. Applicant: Milt Rhodes, The Arden Group
- E. City of Beaufort – UDO Amendment.** Revising Section 5.3.D.7 of the Unified Development Ordinance, “Specific Use Standards; Commercial Uses; Car Washes,” to revise the conditions for car washes in the General Commercial District. Applicant: Martie Murphy, Tidal Wave
- F. City of Beaufort – UDO Amendment.** Revising Sections 5.3.D and 11.2 of the Unified Development Ordinance, to revise the definition of short term rental, and to stipulate that short term rental of a bedroom within a dwelling unit is permitted as a conditional use. Applicant: City of Beaufort

VII. Adjournment

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