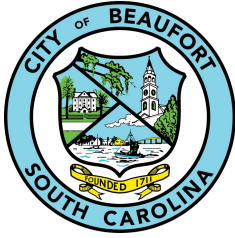


Please click the link below to join the webinar:

<https://us02web.zoom.us/j/87992990210?pwd=RGFBTW5zclQ0UXpTdk9Na1ZCZjN6QT09>

Passcode: 160421 +16469313860 Webinar ID: 879 9299 0210



CITY OF BEAUFORT
1911 BOUNDARY STREET
BEAUFORT MUNICIPAL COMPLEX
BEAUFORT, SOUTH CAROLINA 29902
(843) 525-7070
CITY COUNCIL WORKSESSION AGENDA
October 17, 2023

STATEMENT OF MEDIA NOTIFICATION

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

WORKSESSION - City Hall, Planning Conference Room, 1st Floor - 5:00 PM

Please note, this meeting will be broadcasted via zoom and live streamed on Facebook. You can view the meeting at the City's page; City Beaufort SC

I. CALL TO ORDER

A. Michael A. McFee, Acting Mayor

II. DISCUSSION ITEMS

A. Beaufort Development Code text amendment process update

III. ADJOURN



CITY OF BEAUFORT

DEPARTMENT REQUEST FOR CITY COUNCIL AGENDA ITEM

TO: CITY COUNCIL **DATE:** 10/12/2023
FROM: Curt Freese, Community and Economic Development Director
AGENDA ITEM TITLE: Beaufort Development Code text amendment process update
MEETING DATE: 10/17/2023
DEPARTMENT: Community and Economic Development

BACKGROUND INFORMATION:

The purpose of this meeting is to update Council on progress that has been made thus far. No new amendments will be discussed at this meeting.

PLACED ON AGENDA FOR: Discussion

REMARKS:

ATTACHMENTS:

Description	Type	Upload Date
Presentation/Powerpoint	Cover Memo	10/16/2023



October 17, 2023

TEXT AMENDMENT UPDATE BEAUFORT DEVELOPMENT
CODE



Boards and Commissions RECAP



Four Major Code Edits:

- 1) Removal of HBF recommendation of seat
- 2) Establishment of Planning Commission/replacing MPC
- 3) Redevelopment Districts
- 4) Eliminating DRB, combining with City only PC.



Boards and Commissions PC



- City will begin process of seating City-only PC, with hopes for its first meeting to occur in December.
- DRB and MPC last meetings occurred on 10/16/23 and 10/12/23



Historic Preservation HRB Board Composition

HBF nomination of one seat, was removed.





Historic Preservation CHANGES TO HISTORIC REVIEW BOARD PROCESS (has been tabled at MPC since August)

- Demolitions
- Administrative Approvals
- New Construction in Historic District Rules
- Rules for COA's.



Historic Preservation

Discussion Item: HRB Name Proposal

- Staff has received a recommendation to rename the Historic Review Board back to the Board of Architectural Review, which would be more consistent with the name used in Statue Statute.



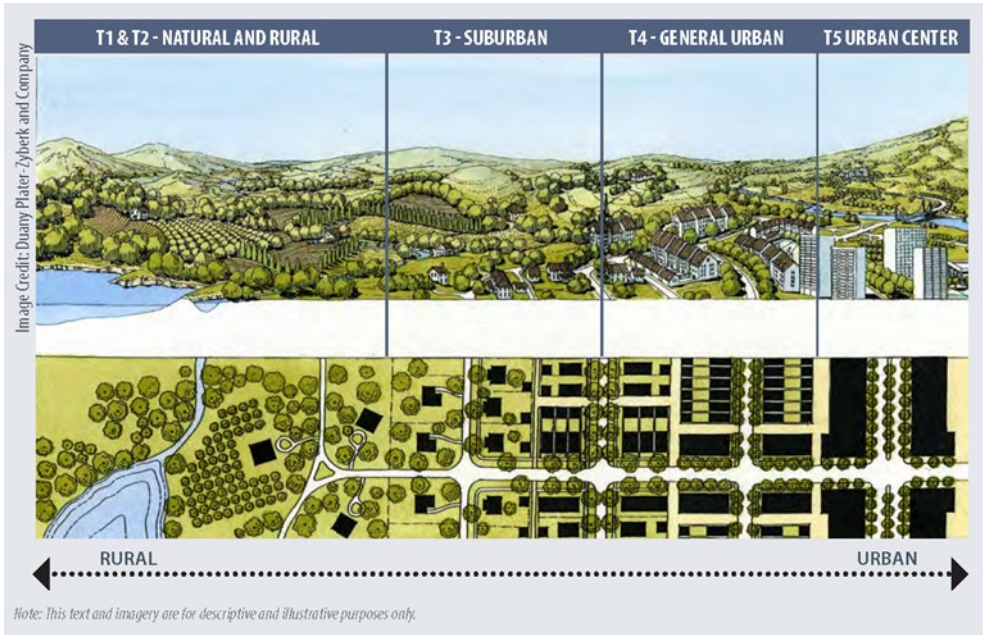
Historic Preservation

Discussion Item: HRB Name Proposal

- Staff has received a recommendation to rename the Historic Review Board back to the Board of Architectural Review, which would be more consistent with the name used in Statue Statute.



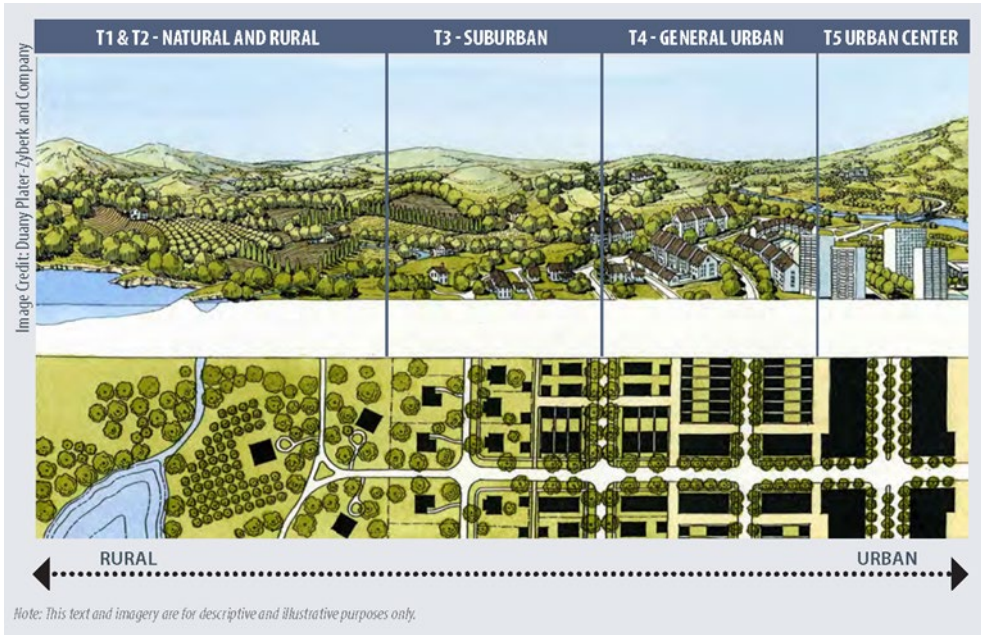
Zoning Recap



- Height Transition
- Requiring Mixture of Uses for Certain Sized Developments/Site Plans
- Prohibiting Storage
- RMX/T5 Policies for Selecting District



Zoning Recap



- Clarification of Use Specific Standards
- Clarification of Accessory Dwelling Unit Standards



Missing Middle



- Allow Rowhomes and Apartments in T-3 N, and as Special Exception in T-4HN
- Add Live Work only in special circumstances
- Add limited retail and restaurants, such as limiting to bakeries and cafes



Missing Middle

- Will look to allow an additional ADU in T-3.
- Will not include Cottage Courts in Historic Districts
- Will not change fill requirements for new structures.



Current Code Edit Progress

The Majority of the 2021 and 2022 Code Edits were discussed. Future Sessions will include Zoning Code edits in ordinance form.

DESIGN/LANDSCAPING/PARKING

November- January Chapters 4,5: Design and Landscaping Requirements, Appendix A

SUBDIVISION AND INFRASTRUCTURE

Chapters 7-8 and Appendix C February-March

Questions?

