



PLANNING COMMISSION MEETING

Kiawah Island Municipal Center
January 7, 2026; 1:00PM

AGENDA

- I. **Call to Order:**
- II. **Roll Call:**
- III. **Approval of Minutes:**
 - A. Planning Commission Meeting Minutes of December 5, 2025 [Tab 1]
- IV. **Public Comments**
(Agenda Items Only)
- V. **Old Business:**
 - A. **Stormwater Management – Phase II Update** [Tab 2]
Phase II: Development of specific stormwater standards for the Town of Kiawah Island.
 - B. **Enhanced Protections for Beachfront & Environmentally Sensitive Areas – Phase II Update** [Tab 3]
Phase II: Enhanced protections for marsh front properties.
- VI. **New Business:**
 - A. **Zoning Text Amendment Application(s):**
 - 1) **AZO25-0000015 | Combination of the Landscape & Tree Preservation Board and the Design Review Board** [Tab 4]
A request to amend Sec. 12-24.1 Landscape and Tree Preservation Board; Sec. 12-24.2 Design Review Board.; 12-129. Tree Preservation and Landscaping Standards.; and Sec. 12-130. Design Review Standards.
 - B. **Discussion of Planning & Zoning Priorities for 2026**
- VII. **Correspondence/Staff Comments:**
 - A. Development Project Updates
 - B. Resiliency Committee Updates
- VIII. **Public Comments:**
- IX. **Commissioner Comments:**
- X. **Adjournment:**

Public Comments: The public is encouraged to attend meetings to share comments directly to members of the Planning Commission. Persons interested in submitting written public comments should email their comments to the Planning Department, tokiplanning@kiawahisland.gov referencing the case number.

FOIA: Notice of this meeting has been published and posted in accordance with the Freedom of Information Act and the requirements of the Town of Kiawah Island. Meeting materials available for public view [online](#).