

HARTSVILLE/TROUSDALE COUNTY PLANNING COMMISSION

John Kerr – Chair
David Nollner – Vice Chair
Mary Ann Baker – Sec

Rhonda Keisling
Carol Pruitt
Sarah Murray

David Thomas
Mark Swaffer
Thomas Harper

AUGUST 8, 2022 | 7:00PM | TC COURTHOUSE

AGENDA

CALL TO ORDER

ROLL CALL

APPROVAL OF MINUTES

Regular meeting July 11, 2022

APPROVAL/CHANGES TO THE AGENDA

ELECTION OF 2023 OFFICERS

PUBLIC HEARING

OLD BUSINESS

- Request by 113 Planters Street LLC for rezoning of 2.13 acres on Harpers Ave (Map 019K Group B Parcel 24.03) from R-3 to I-1 for an addition to adjoining business in the 7th Civil District

NEW BUSINESS

Rezoning

- Request by Steve Lind for the rezoning of 10 acres on 1655 Belcher LN (Map 038 Parcels 024.03,24.04)) from A-1 to R-1 for lot separation in the 7th Civil District.
- Request by Dustin Marcellino for the rezoning of 6.195 acres on Western Ave, (Map 019N Group E Parcel 30.02) from I-1 to R-3 for development in the 7th Civil District.
- Request by Lewis Beasley for the rezoning of 60.66 acres on Dalton Hollow RD, (Map 14 Parcel 24.00) from A-1 to R-1 for matching adjoining parcels in the 7th Civil District
- Request Lewis Beasley for the rezoning of 85 acres on 2265 Hwy 141 N (Map 14 Parcel 2.00) from A-1/R-1 to R-1 for correction of parcel zoning in the 7th Civil District

Plat Approvals

- Preliminary Plat by Fleming Homes LLC for Freedom Farms Subdivision of 16.21 acres on Templow Rd and Bass Rd (Map 16 Parcel 24.05) for 6 lots in the 5th Civil District..

Site Plan

- Site Plan Approval for Oldham Enterprises, LLC for Cedarbrook Townhomes of 7.15 acres (Map 19-M Parcel A-1.00) for addition of 4 buildings totaling 12 units in the 7th Civil District.
- Final Plat approval for Thoroughbred Estates Of 103,692.4 sq. ft. (Map 19 Parcel 16.19) for lots 46-48 in the 7th Civil District.

DISCUSSION TOPICS

- Planning Commission Scope of Authority during the Approval Process.

REPORT FROM CHAIRMAN

REPORT FROM BUILDING INSPECTOR

	Residence	Residence	Res Fees	Accessory	Access	Commercial	Commercial Fees
<u>July</u>	<u>No. of</u>	<u>Total Sq Feet</u>	<u>Permit Impact</u>	<u>Permits</u>	<u>Permit</u>	<u>Permits</u>	<u>Permit Impact</u>
	<u>Permits</u>				<u>Fees</u>		
2021	7	12,684	\$8K \$5K	7	\$2K	0	0
2022	7	17,869	\$11K 2K	9	\$2K	1	\$5K \$3K
June 2022	12	20,248	\$15K \$15K	8	\$2K	3	\$9K \$7K

CLOSING REMARKS FROM THE CHAIR AND COMMISSION

ADJOURN