



JAMES ISLAND PLANNING COMMISSION
Town Hall
1122 Dills Bluff Road, James Island, SC 29412

MEETING AGENDA

August 9, 2018

6:00PM

NOTICE OF THIS MEETING WAS POSTED IN ACCORDANCE WITH THE FREEDOM OF INFORMATION ACT

- I. CALL TO ORDER
- II. PRAYER AND PLEDGE
- III. COMPLIANCE WITH THE FREEDOM OF INFORMATION ACT
- IV. INTRODUCTIONS
- V. APPROVAL OF JUNE 12, 2018 MINUTES
- VI. PUBLIC COMMENTS
- VII. STAFF COMMENTS
- VIII. PROPOSED AMENDMENT TO THE TOWN OF JAMES ISLAND ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE (ZLDR) INCLUDING:
 - a. 153.157 Parking Lots: adding additional requirements for parking lots in CN, OG and OR Zoning Districts
- IX. CHAIR'S COMMENTS
- X. COMMISSIONERS COMMENTS
- XI. NEXT MEETING DATE: SEPTEMBER 13, 2018
- XII. ADJOURN

The Planning Commission met in Council Chambers of the Town of James Island, 1238-B Camp Road, James Island, SC on Thursday, June 14, 2018 at 6:00 p.m. Commissioners present: Vice Chair Lyndy Palmer, Zennie Quinn, Bill Lyon, Ed Steers, and Chairman David Bevon, who presided. Also, Kristen Crane, Planning Director, Leonard Blank, Town Councilman/Liaison, Mark Johnson, Public Works Director, and Frances Simmons, Town Clerk and Secretary to the Planning Commission.

Call to Order: Chairman Bevon called the meeting to order at 6:00 p.m. A quorum was present to conduct business.

Prayer and Pledge: Chairman Bevon led the Planning Commission in prayer and followed with the Pledge of Allegiance.

Compliance with the Freedom of Information Act: Chairman Bevon announced that this meeting was noticed in compliance with the South Carolina Freedom of Information Act.

Approval of April 12, 2018 Minutes: Chairman Bevon moved for approval of the April 12, 2018 meeting minutes, Vice Chair Palmer seconded and passed unanimously.

Public Comments: None

Staff Comments: None

Proposed Amendments to the Town of James Island Zoning and Land Development Regulations Ordinance (ZLDR) including:

- a. 153.093 FRC-O Folly Road Corridor Overlay District: Mrs. Crane presented an amendment (a) to add self-service storage/mini warehouses as a prohibited use in the Commercial Core and South Village areas. Future development of the Commercial Core is intended for higher density commercial uses with priority on pedestrian connectivity between businesses and neighborhoods. South Village consists of mixed high to medium commercial developments. Developments in this area is to be similar to the North Village with less intense development. Mrs. Crane showed exhibits of both areas on an aerial. Parcels in both zoning districts are located in the Town and the City of Charleston. MOTION: Motion to approve was made by Commissioner Quinn, seconded by Chairman Bevon and passed unanimously.
- b. 153.110 Use Table: Mrs. Crane presented adding an “S” Special Exception requirement for parking lots in Residential Office (OR) Zoning Districts to the Use Table. Mrs. Crane explained that if a Special Exception is approved, the Board of Zoning Appeals could add to it conditions. Questions from the Commission were addressed. MOTION: Motion to approve was made by Chairman Bevon, seconded by Vice Chair Palmer, and passed unanimously.

Chairman Bevon announced that Town Council would hold a Public Hearing and First Reading on both amendments at its July 12 meeting (rescheduled due to Municipal Assn. Annual Meeting) and the Second Reading at the August 16 meeting.

Chairman's Comments: None

Commissioners' Comments: None

Next Meeting: The next meeting of the Planning Commission will be held Thursday, July 12, 2018.

Adjourn: There being no further business to come before the body, the meeting adjourned at 6:11 p.m.

Respectfully submitted:

Frances Simmons
Town Clerk and Secretary to the Planning Commission

TABLE 6.1-1	ZONING DISTRICTS											Condition
	NRM25	AG 5	AGR	RSL	RSM	MHS	OR	OG	CN	CC	I	
Parking lots							S	A	A	A	A	\$153.157

§ 153.157 PARKING LOTS.

In the Commercial Neighborhood (CN), **General Office (OG) and Residential Office (OR)** Zoning Districts, all parking lots shall have one canopy tree per six parking spaces. ~~and a maximum of 15 spaces in a row between trees.~~ ***There shall be no automobile ingress/egress onto residential streets from a parking lot in an OR Zoning District if the parking lot is serving a commercial use, unless no other reasonable alternative exists.***

(Ord. 2012-06, § 6.4.37, passed 10-18-2012; Ord. 2013-02, passed 4-18-2013)

*All Changes are highlighted

*Proposed additions are indicated by ***bold, underlined, italicized*** font

*Proposed redactions are indicated by ~~strikethrough~~