

The Planning Commission met in Council Chambers at the Town of James Island, 1122 Dills Bluff Road, James Island, SC on Thursday, December 12, 2019 at 6:00 p.m. Commissioners present: Bill Lyon, Lyndy Palmer, Vice Chair, Ed Steers, Zennie Quinn, and Chairman David Bevon, who presided. Also, Kristen Crane, Planning Director, Flannery Wood, Planner I, Dr. Cynthia Mignano, Town Council and Council Liaison to the Land Use Committee, and Frances Simmons, Town Clerk and Secretary to the Planning Commission.

Call to Order and Pledge: 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 July 11, 2019 Meeting Minutes: Chairman Bevon moved for approval of the July 11, 2019 meeting minutes, seconded by Vice Chair, Palmer and passed unanimously.

Public Comments: The following individuals addressed the Commission:

Joe Walters, 792 Folly Road: Mr. Walters spoke in support of standards for bicycle parking. He provided comments to the Commission that is attached to these minutes. Mr. Walters spoke on the prohibited use of vehicles, new and used, in the Folly Road Corridor Overlay Districts and asked the Commission to consider leaving as it is or require a Special Exception. Mr. Walters spoke about a business owner, (Tommy Baker) who has given much to the community and that he also own property in the commercial corridor that could be affected by this change.

Katie Zimmerman, Executive Director of Charleston Moves: Ms. Zimmerman thanked the Commission and staff for the changes they are recommending for bicycle standards. Charleston Moves is a non-profit organization that encourages mobility by bicycles, foot and public transit for well-being. She said the recommendations would provide quality and safe measures that could payoff in the long run. She suggested adding language for parking and maneuvering of bicycles in front and behind the required spaces.

Staff Comments: None

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

- a. 153.332 Off-Street Parking and Loading: Addition of section (J) "Bicycle Parking" with standards for bicycle parking facilities:
- b. 153.093 FRC-O, Folly Road Corridor Overlay District (6) amending the Rethink Folly Road Standards section to include (b) Required bicycle parking shall be installed in accordance with Section 153.332 (J)

Planning Director, Kristen Crane gave an overview of sections 153.332 and 153.093. She showed a slide presentation and pointed out current bicycle racks and how they could look in the future. Mrs. Crane reviewed the information provided under Off-Street Parking and Loading "J". She noted that these regulations could help the Town to get to where it hopes to someday under the Rethink Folly Road Plan. Mr. Steers asked about bike lockers. Mrs. Crane discussed and offered options that are available. Mr. Quinn asked if this section would include motorized bicycles. She said the section did not include it, however, that would be left to the property owner. There was discussion of #3: Parking and Maneuvering areas that the

area devoted to bicycle parking must be hard surfaced. Vice Chair Palmer stated that she understands why this is included in the section but asked that it is phased differently because it reads as if the property owner has to have a paved surface. There was discussion on this and questions of whether the surface could be gravel, dirt, or lime, as well as the surface being permeable for flooding and runoff. Mrs. Crane replied to the questions and noted that the City of Charleston has similar regulations, and the County does not yet. She noted that these recommendations are from bike friendly cities. She also corrected that the aisle for parking and maneuvering should be 5 feet, not 3 as indicated in previous communication to the Commission. Mr. Quinn asked and was informed that if these recommendations pass it could be amended at a later time, to which Mrs. Crane replied yes, it could be amended. There was also a discussion of whether existing businesses would be required to follow these regulations. Mrs. Crane noted that this is a new requirement and old businesses may be grandfathered. **Motion: Chairman Bevon moved for approval of Sections 153.332 and 153.093, Vice Chair Palmer seconded. Mr. Lyon moved to amend the motion to add language that the area devoted to bicycle parking must be hard surfaced, to hard surface permeable. And, the aisle at least 5 feet wide in front and behind all required bicycle parking. The motion was seconded by Mr. Steers and passed as amended.**

Mrs. Crane gave an overview of the following:

- c. 153.093 FRC-O Folly Road Corridor Overlay District (G) (1): adding (a) Prohibited Uses Vehicle Sales (new or used) in North Village area
- d. 153.093 FRC-O Folly Road Corridor Overlay District (H)(1)(a): adding Vehicle Sales (new or used) to prohibited uses in Commercial Core Area
- e. 153.093 FRC-O Folly Road Corridor Overlay District (I)(1)(a): adding Vehicle Sales (new or used) to prohibited uses in South Village Area
- f. 153.093 FRC-O Folly Road Corridor Overlay District (J)(1): adding (a) Prohibited uses. Vehicle Sales (new or used) in Neighborhood Preservation Area
- g. 153.093 FRC-O Folly Road Corridor Overlay District (K)(1) (a) Prohibited uses. Vehicle Sales (new or used) in Conservation Area

Mrs. Crane stated for consistency that vehicle sales, new or used, is recommended as a prohibited use in all areas of the Folly Road Corridor Overlay Zoning Districts. Chairman Bevon received without objection permission to approve items c-g with a single motion, Vice Chair Palmer seconded and passed unanimously.

The Town will hold a public hearing and first reading on these amendments at its January 16, 2020 meeting and a second reading on February 20, 2020.

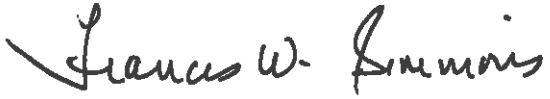
Chair's Comments: Chairman Bevon paid tribute to former Town Councilman and Mayor Pro-Tem, Leonard Blank, for his many years of service on Town Council and to the James Island community. Leonard has been amazing to work with for many years. Leonard has been instrumental in creating the Zoning and Land Use Regulations for the Town from scratch. He attended every meeting for a year and a half during this painstaking process and knows the ZLDR well. Many good things have been accomplished by Leonard in that the intersection at Camp Road is named after him. All Commissioners were in agreement and that he served the Town well for many years. Leonard will be recognized at the December 19 Town Council meeting.

Commissioners' Comments: None

Next Meeting: The next meeting of the Planning Commission will be held on Thursday, January 9, 2020

Adjourn: There being no further business to come before the body, the meeting adjourned at 6:35 p.m.

Respectfully submitted:

A handwritten signature in cursive script that reads "Frances W. Simmons". The signature is written in black ink and is positioned to the left of the typed name.

Frances Simmons
Town Clerk and Secretary to the Planning Commission