

## MINUTES OF



### RICHLAND COUNTY COUNCIL ZONING PUBLIC HEARING TUESDAY, OCTOBER 28, 2008 7:00 p.m.

*In accordance with the Freedom of Information Act, a copy of the agenda was sent to radio and TV stations, newspapers, persons requesting notification, and was posted on the bulletin board located in the lobby of the County Administration Building.*

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#### **MEMBERS PRESENT:**

Chair	Joseph McEachern
Vice-Chair	Valerie Hutchinson
Member	Joyce Dickerson
Member	Norman Jackson
Member	Damon Jeter
Member	Paul Livingston
Member	Bill Malinowski
Member	Mike Montgomery
Member	L. Gregory Pearce, Jr.
Member	Bernice G. Scott
Member	Kit Smith

**OTHERS PRESENT:** Michielle Cannon-Finch, Anna Almeida, Amelia Linder, Joseph Kocy, Suzie Haynes, Geo Price, Jennie Sherry-Linder, Milton Pope, Rodolfo Callwood, Larry Smith, Jennifer Dowden, Stephany Snowden, Joe Cronin, Roxanne Matthews, Tony McDonald, Monique Walters, Michelle Onley

#### **CALL TO ORDER**

The meeting was called to order at approximately 7:17 p.m.

## ADDITIONS/DELETIONS TO AGENDA

Ms. Almeida stated there were no deletions or additions to the agenda.

## MAP AMENDMENTS

**08-30MA, St. John's Baptist Church, Joe Sumter, RU to OI (2.87 Acres), Family Life Center, 24400-01-66 & 67, Ault Rd. & Rosa Lee Dr.**

Mr. McEachern opened the floor to the public hearing.

The citizens signed up in favor of this item declined to speak at this time.

The floor to the public hearing was closed.

Mr. Jackson moved, seconded by Ms. Scott, to give First Reading approval to this item. The vote in favor was unanimous.

**08-31MA, Jim Poston, M-1 to GC (.92 Acres), Zaxby's, 17400-05-40(p), Clemson & Longtown Rd.** – Mr. Jackson moved, seconded by Mr. Malinowski, to defer First Reading and the Public Hearing on this item. The vote in favor was unanimous.

**08-32MA, Fairways Development, John Bakhaus, TROS to RS-MD (15.94 Acres), Residential Subdivision, 20406-02-01(p), Longcreek Plantation** – Ms. Hutchinson moved, seconded by Mr. Jackson, to defer First Reading and the Public Hearing on this item. The vote in favor was unanimous.

**08-33MA, Tom Margle, OI/GC/OI to RM-HD (15.48 Acres), Multi-Family, 19705-01-01, 19706-03-01 & 02, I-77 & Percival Rd.**

Mr. McEachern opened the floor to the public hearing.

The citizens signed up in favor of this item declined to speak at this time.

The floor to the public hearing was closed.

Mr. Montgomery moved, seconded by Ms. Scott, to give First Reading approval to this item. The vote in favor was unanimous.

**08-35MA, Sandhills Professional Park, Mike Ray, M-1 to GC (11.24 Acres), Commercial Subdivision, 25700-04-05, Clemson & Earth Rd.**

Mr. McEachern opened the floor to the public hearing.

No one signed up to speak.

The floor to the public hearing was closed.

Ms. Smith moved, seconded by Ms. Hutchinson, to deny the re-zoning request. The vote in favor was unanimous.

**08-28MA, Sycamore Development, RU to RS-MD (36.35 Acres), Residential, 20500-04-03/01(p), Rimer Pond Rd.** – Ms. Dickerson moved, seconded by Mr. Jackson, to defer First Reading and the Public Hearing on this item. The vote was in favor.

Mr. Pearce moved, seconded by Ms. Hutchinson, to reconsider the deferral.

<u>In Favor</u>	<u>Oppose</u>
Pearce	Malinowski
Hutchinson	Jackson
McEachern	Jeter
Smith	Livingston
Montgomery	Dickerson
	Scott

Ms. Smith requested that the vote be taken again for clarification.

<u>In Favor</u>	<u>Oppose</u>
Pearce	Jackson
Malinowski	Jeter
Hutchinson	Livingston
McEachern	Dickerson
Smith	Scott
Montgomery	

The vote for reconsideration was in favor.

Mr. Pearce moved, seconded by Mr. Malinowski, to hold the public hearing on this item.

Ms. Dickerson withdrew her motion for deferral.

Mr. Livingston moved, seconded by Mr. Jeter, to defer First Reading and the Public Hearing on this item.

<u>In Favor</u>	<u>Oppose</u>
Jackson	Pearce
Jeter	Malinowski
Livingston	Hutchinson
Dickerson	McEachern
Scott	Smith
	Montgomery

The motion for deferral failed.

**POINT OF ORDER** – Ms. Smith requested to move the agenda.

Mr. McEachern opened the floor to the public hearing.

Mr. Bernie Randolph, Ms. Cynthia Mathis, Mr. Ken Queen, Mr. Carl Berry, Mr. Tom Duggan, Mr. Michael Letts, Mr. Jerry Anderson, Mr. Steve Benjamin, Ms. Vanessa English, Mr. Dan Neal, Mr. Michael Watts, Mr. John Robertson, Mr. Bryan Hanna, Mr. Tom Koufman, Mr. Rodney Reid, and Ms. Tanya Reed spoke regarding this item.

The floor to the public hearing was closed.

Ms. Dickerson moved, seconded by Mr. Jackson, to give First Reading approval to this item and to hold further discussion with the community and developer before Second Reading. A discussion took place.

<u>In Favor</u>	<u>Oppose</u>
Jackson	Pearce
Jeter	Malinowski
Livingston	Hutchinson
Dickerson	McEachern
Smith	
Scott	
Montgomery	

The vote was in favor of First Reading approval.

**08-29MA, Sycamore Development, RU to RS-MD (31.23 Acres), Residential, 20500-04-01(p), Rimer Pond Rd.** – Ms. Dickerson moved, seconded by Mr. Jackson, to defer First Reading and the Public Hearing on this item. The vote was in favor.

Mr. Pearce moved, seconded by Ms. Hutchinson, to reconsider the deferral.

<u>In Favor</u>	<u>Oppose</u>
Pearce	Malinowski
Hutchinson	Jackson
McEachern	Jeter
Smith	Livingston
Montgomery	Dickerson
	Scott

Ms. Smith requested that the vote be taken again for clarification.

<u>In Favor</u>	<u>Oppose</u>
Pearce	Jackson
Malinowski	Jeter
Hutchinson	Livingston
McEachern	Dickerson
Smith	Scott
Montgomery	

The vote for reconsideration was in favor.

Mr. Pearce moved, seconded by Mr. Malinowski, to hold the public hearing on this item.

Ms. Dickerson withdrew her motion for deferral.

Mr. Livingston moved, seconded by Mr. Jeter, to defer First Reading and the Public Hearing on this item.

<u>In Favor</u>	<u>Oppose</u>
Jackson	Pearce
Jeter	Malinowski
Livingston	Hutchinson
Dickerson	McEachern
Scott	Smith
	Montgomery

The motion for deferral failed.

Mr. McEachern opened the floor to the public hearing.

Mr. Bernie Randolph, Mr. Ken Queen, Mr. Carl Berry, Ms. Vanessa English, Mr. Dan Neal, Mr. David Voyles, Mr. Garfield Bradshaw, Mr. Glenn Huck, Mr. Rodney Reid, Ms. Marie Byrd, Mr. Ray Thompson and Ms. Cynthia Mathis spoke regarding this item.

The floor to the public hearing was closed.

Ms. Dickerson moved, seconded by Mr. Jackson, to give First Reading approval to this item and to hold further discussion with the community and developer before Second Reading. A discussion took place.

<u>In Favor</u>	<u>Oppose</u>
Jackson	Pearce
Jeter	Malinowski
Livingston	Hutchinson
Dickerson	McEachern
Smith	
Scott	
Montgomery	

The vote was in favor of First Reading approval.

#### TEXT AMENDMENTS

**An Ordinance Amending the Richland County Code of Ordinances; Chapter 26, Land Development; Article VII, General Development, Site, and Performance Standards; Section 26-171, General; so as to protect buffers, common areas, open space, recreation areas, and planted and/or vegetative areas on all approved site plans**

Mr. McEachern opened the floor to the public hearing.

Mr. Steve Corboy and Mr. Earl McLeod spoke regarding this item.

The floor to the public hearing was closed.

Mr. Jeter requested that the ordinance be amended as outlined.

Mr. Montgomery moved, seconded by Ms. Scott, to refer the ordinance back to the Planning Commission. The vote in favor was unanimous.

#### ADJOURNMENT

The meeting adjourned at approximately 9:14 p.m.

Submitted respectfully by,

Joseph McEachern  
Chair

The minutes were transcribed by Michelle M. Onley