

RICHLAND COUNTY PLANNING COMMISSION



November 6, 2023

***Council Chambers
2020 Hampton Street
Columbia, SC 29202***

RICHLAND COUNTY PLANNING COMMISSION



Monday, November 6, 2023
Agenda
3:00 PM
2020 Hampton Street
2nd Floor, Council Chambers

Chairman – Christopher Yonke
Vice Chairman – Beverly Frierson

Frederick Johnson, II • Mark Duffy • John Metts
Charles Durant • Terrence Taylor • Chris Siercks • Bryan Grady

1. **PUBLIC MEETING CALL TO ORDER** Christopher Yonke, Chairman
2. **PUBLIC NOTICE ANNOUNCEMENT** Christopher Yonke, Chairman
3. **ADDITIONS / DELETIONS TO THE AGENDA**
4. **APPROVAL OF MINUTES:**
5. **CONSENT AGENDA [ACTION]**

a. ROAD NAMES

b. MAP AMENDMENTS

1. Case # 23-041 MA District 7
Gretchen Barron
Umeshbhai Patel
RU to LI (5.91 acres)
9500 Wilson Blvd
TMS# R14700-04-38
Staff Recommendation: Disapproval
Page 1

2. Case # 23-042 MA District 2
Derrek Pugh
Michaela Gonzales
NC to OI (1.98 acres)
14,18 &19 Blythe View Ct
TMS# R15200-01-61, R15200-01-62 & R15200-01-63
Staff Recommendation: Approval
Page 9

3. Case # 23-043 MA District 7
Gretchen Barron
Madison Pickerel
RU to RS-LD (40.11 acres, 73.23 acres, 6.7 acres & 49.91 acres)
9720 Wilson Blvd, 320 and 544 North Pines & S/S N Pines Rd
TMS# R14700-04-03, 27, 28, and 29
Staff Recommendation:

DEFERRED

4. Case # 23-044 MA
Garrett McNeill
PDD to OI (5.27 acres)
151 Westpark Blvd
TMS# R06103-01-42
Staff Recommendation: Approval
Page 17

District 2
Derrek Pugh

5. **CHAIRMAN'S REPORT**
6. **PLANNING DIRECTOR'S REPORT**
 - a. **Report of County Council**
Page 25
7. **OTHER ITEMS FOR DISCUSSION**
8. **ADJOURNMENT**



Street Name Review Case Summary

PLANNING COMMISSION MEETING

November 6, 2023

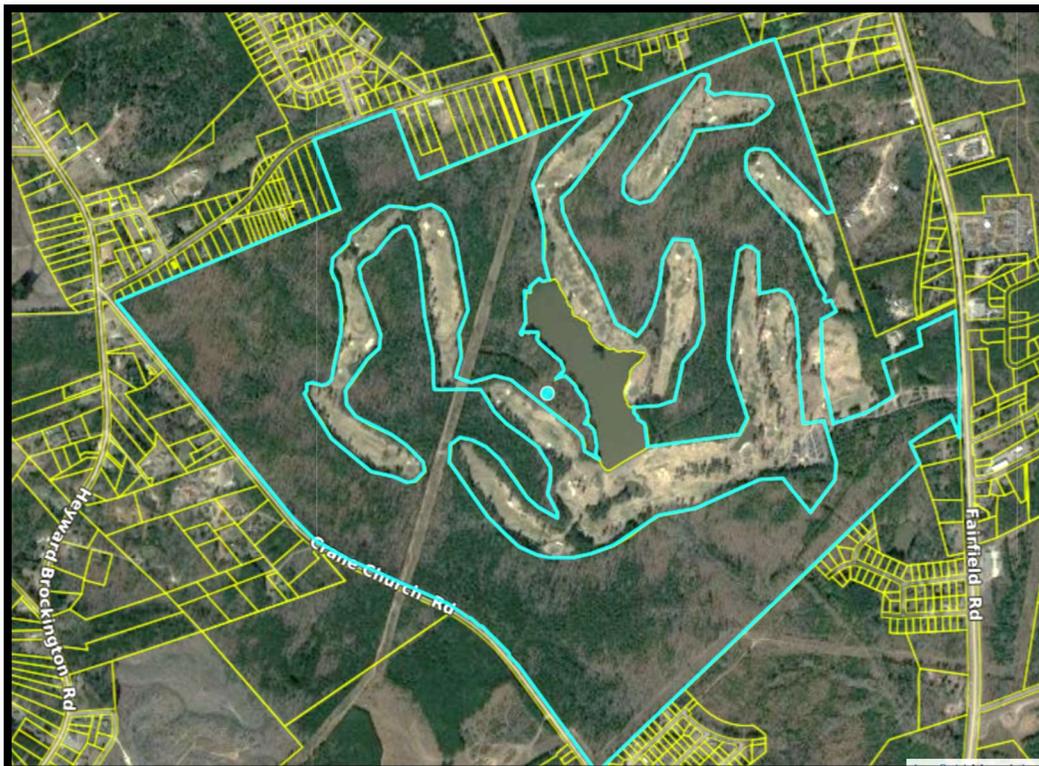
3:00 pm

Council District:	Gretchen Barron (7))
Development:	Proposed Oak Hills SD
Tax Map Amendment:	TMS# R09600-03-03
Applicant:	David Brandes, E.L. Robinson Engineering
Proposed Use:	Residential
Proposed Street Name (s):	Coral Oasis Drive, High Tide Lane, Paradise Road, Saltwater Drive, White Ibis Way, White Oyster Court
Staff Recommendation:	Approval

Detail: Pursuant to SC Code 6-29-1200 (a), a local planning commission shall, by proper certificate, shall approve and authorize the name of a street or road laid out within the territory over which the commission has jurisdiction.

Staff Reviewer: Alfreda W Tindal, E9-1-1 Addressing Coordinator, reviewed the street name (s) and has determined that the E9-1-1 Road Naming Standards have been met.

Map:





Street Name Review Case Summary

PLANNING COMMISSION MEETING

October 2, 2023

3:00 pm

Council District: Chakisse Newton (11)
Development: Proposed Padgett Commons
Tax Map Amendment: TMS# R22015-03-69
Applicant: Justin Waring, 4D Engineering
Proposed Use: Residential
Proposed Street Name (s): Channing Court
Staff Recommendation: Approval

Detail: Pursuant to SC Code 6-29-1200 (a), a local planning commission shall, by proper certificate, shall approve and authorize the name of a street or road laid out within the territory over which the commission has jurisdiction.

Staff Reviewer: Alfreda W Tindal, E9-1-1 Addressing Coordinator, reviewed the street name (s) and has determined that the E9-1-1 Road Naming Standards have been met.

Map:





Street Name Review Case Summary

PLANNING COMMISSION MEETING

November 6, 2023

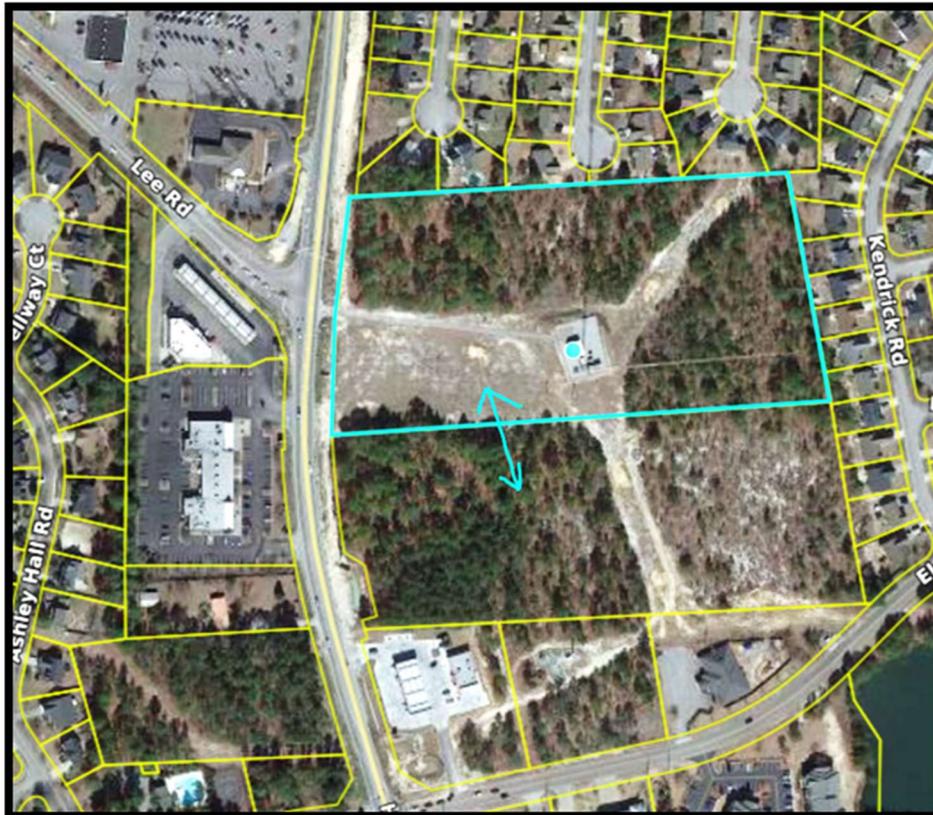
3:00 pm

Council District: Overture Walker (8)
Development: Rock Ventures Company
Tax Map Amendment: TMS# R20300-03-03, 04
Applicant: Chandler L Gibbs, Cox and Dinkins
Proposed Use: Commercial
Proposed Street Name (s): Baker Griffing Drive, Generations Way, John Henry Drive,
Staff Recommendation: Approval

Detail: Pursuant to SC Code 6-29-1200 (a), a local planning commission shall, by proper certificate, shall approve and authorize the name of a street or road laid out within the territory over which the commission has jurisdiction.

Staff Reviewer: Alfreda W Tindal, E9-1-1 Addressing Coordinator, reviewed the street name (s) and has determined that the E9-1-1 Road Naming Standards have been met.

Map:





Street Name Review Case Summary

PLANNING COMMISSION MEETING

November 6, 2023

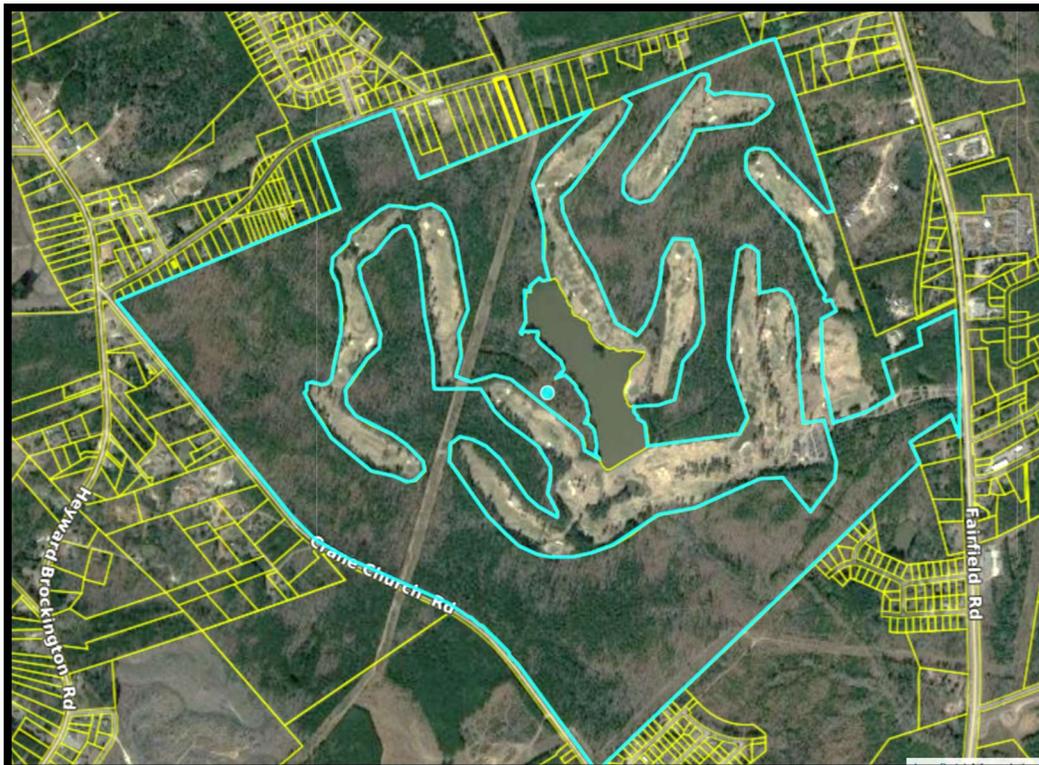
3:00 pm

Council District: Gretchen Barron (7))
Development: Proposed Stonewater SD
Tax Map Amendment: TMS# R17404-01-01
Applicant: Kevin Steelman, Lantech SC
Proposed Use: Residential
Proposed Street Name (s): Burwick Road, Castehill Road
Staff Recommendation: Approval

Detail: Pursuant to SC Code 6-29-1200 (a), a local planning commission shall, by proper certificate, shall approve and authorize the name of a street or road laid out within the territory over which the commission has jurisdiction.

Staff Reviewer: Alfreda W Tindal, E9-1-1 Addressing Coordinator, reviewed the street name (s) and has determined that the E9-1-1 Road Naming Standards have been met.

Map:





**Richland County
Planning & Development Services Department**

Map Amendment Staff Report

PC MEETING DATE: November 6, 2023
RC PROJECT: 23-041 MA
APPLICANT: Umeshbhai Patel

LOCATION: 9500 Wilson Blvd

TAX MAP NUMBER: R14700-04-38
ACREAGE: 5.91 acres
EXISTING ZONING: RU
PROPOSED ZONING: LI

PC SIGN POSTING: October 20, 2023

Staff Recommendation

Disapproval

Background

Zoning History

The original zoning as adopted September 7, 1977 was Rural District (RU).

Zoning History for the General Area

The RC parcels south of the site were rezoned from Rural District (RU) under case number 14-021MA.

Zoning District Summary

The LI District is intended to accommodate wholesaling, distribution, storage, processing, light manufacturing, and general commercial uses. Such uses are usually controlled operations, relatively clean, quiet, and free of objectionable or hazardous elements, such as smoke, noise, odor or dust. In addition, such uses usually operate and/or have storage within open or enclosed structures; and generating no nuisances.

Direction	Existing Zoning	Use
<u>North:</u>	RU	Residential / Residential
<u>South:</u>	RU	Residential
<u>East:</u>	RU/RU	Undeveloped/ Residence
<u>West:</u>	RU/ RU/ RU	Residential / Residential / Residential

Discussion

Parcel/Area Characteristics

The subject site consists of one parcel with frontage along Wilson Boulevard. The subject site is currently undeveloped. There are no sidewalks or streetlights along this section of Wilson Boulevard. The surrounding area is primarily characterized by residential parcels. North, south, east and west of the subject site are single family homes. Further southeast of the subject site is a manufactured home park.

Public Services

The subject parcel is within the boundaries of Richland School District 2. Westwood High School is 2.40 miles north of the subject parcel on Wilson Blvd. Water service would be provided by the City of Columbia and sewer service would be septic. There is a fire hydrant directly in front of the subject site along Wilson Boulevard. The Killian fire station (station number 24) is located on Farrow Road, approximately 2.54 miles east of the subject parcel.

Being within a service area is not a guarantee that service is available at a site.

Plans & Policies

The 2015 Richland County Comprehensive Plan, ***“PUTTING THE PIECES IN PLACE”***, designates this area as ***Mixed Use Corridor***.

Land Use and Design

Areas include established commercial, office, and medium-density residential developments located along principal arterial roads, and exclude established single-family residential subdivisions that may be located in the corridor. Mixed-use corridor areas should provide a vertical and horizontal mix of suburban scale retail, commercial, office, high-density residential, and institutional land uses. Open spaces and parks are also important uses within Mixed-Use Corridors. These corridors are punctuated by higher intensity development located at “nodes” called Activity Centers where the highest density and integration of mixed uses occurs.

Desired Development Pattern

Suburban commercial corridors should be transformed over time from traditional strip commercial development to Mixed-Use Corridors connecting Activity Centers. Between Activity Centers, corridors should be redeveloped to convert single story, single use developments on individual lots to multi-story, mixed use formats that organize uses in a pedestrian-friendly format.

Traffic Characteristics

The 2022 SCDOT traffic count (Station #135) located south of the subject parcel on Wilson Boulevard identifies 8,300 Average Daily Trips (ADT's). This section of Wilson Boulevard is classified as a two lane undivided minor arterial road, maintained by SCDOT with a design capacity of 10,800 ADT's. This portion of Two Notch Road is currently operating at Level of Service (LOS) “C”.

There are no planned or programmed improvements for this section of Wilson Boulevard, through the County Penny Sales Tax program or SCDOT.

The ADT's are the total volume of traffic passing a point on a roadway during a 24-hour period. ADT's data is collected by SCDOT.

Conclusion

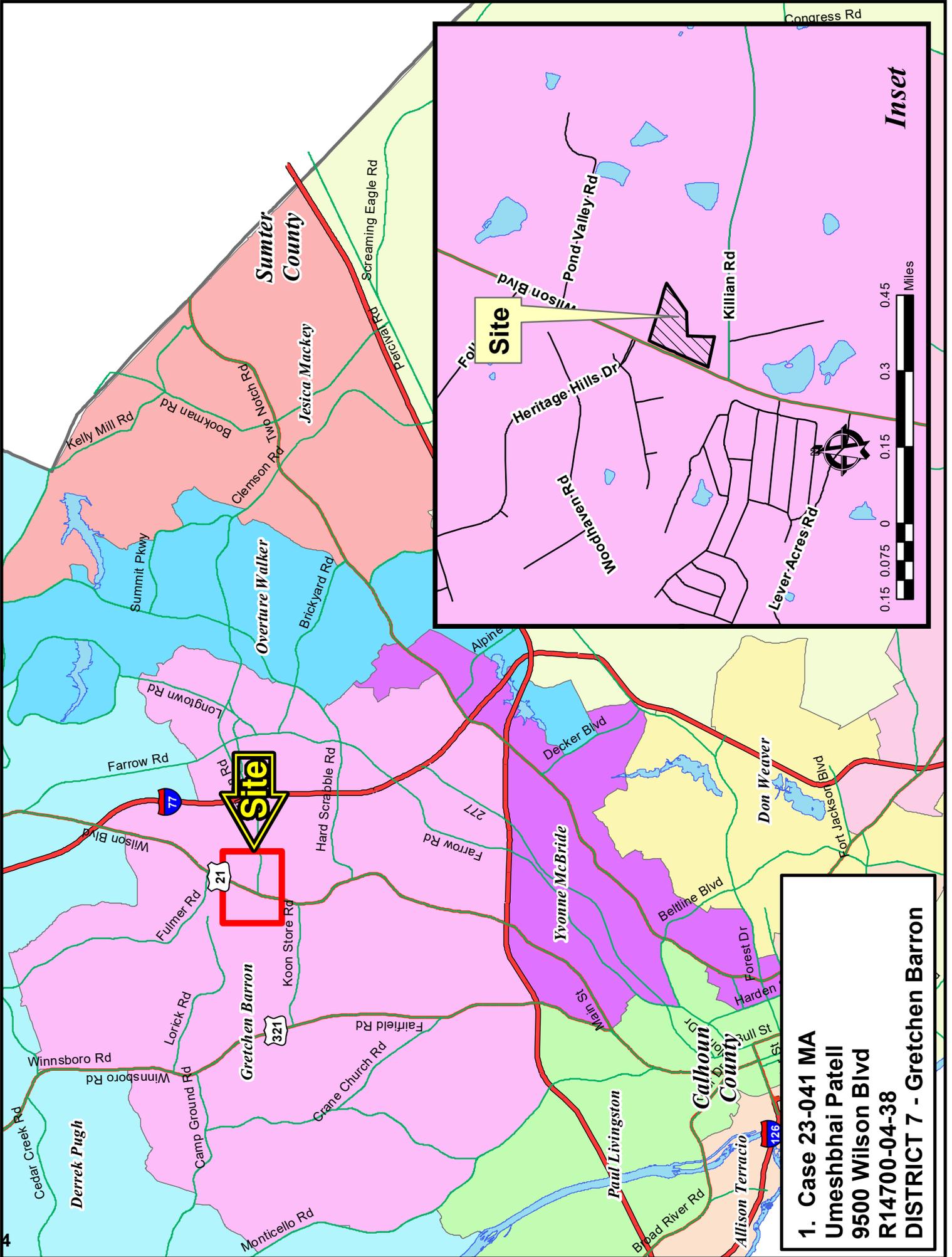
Staff recommends **Disapproval** of the map amendment as the request is not consistent with the objectives outlined in the 2015 Comprehensive Plan.

The Mixed-Use Corridor designation promotes smaller-scale commercial, business, and service use types as the primary land uses. More intensive industrial uses, such as those permitted in the requested LI district, are deemed to be more appropriate near and within the Economic Development Center/ Corridors and within the identified industrial areas. The area of the subject request is not designated as an Economic Center/Corridor.

For these reasons, staff recommends **Disapproval** of this map amendment.

Zoning Public Hearing Date

November 16, 2023



1. Case 23-041 MA
Umeshbhai Patell
9500 Wilson Blvd
R14700-04-38
DISTRICT 7 - Gretchen Barron

Case 23-041 MA
RU to LI
TMS R14700-04-38

Woodhaven Rd
Heritage Hills Dr

Pond Valley Rd

Heritage Hills Ct

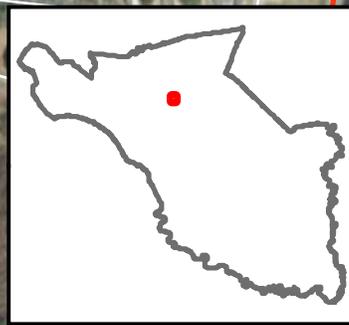
Site

Killian Rd

Unnamed St

Unnamed Private Driveway

 **SPECIAL FLOOD HAZARD AREA**
 **WETLANDS**



Case 23-041 MA RU to LI



ZONING CLASSIFICATIONS

CC-1	RR	RS-HD	OI	M-1	RU
CC-2	RS-E	MH	NC	LI	TROS
CC-3	RS-LD	RM-MD	GC	HI	Subject Property
CC-4	RS-MD	RM-HD	RC	PDD	



NORTHEAST PLANNING AREA

FUTURE LAND USE & PRIORITY INVESTMENT AREAS

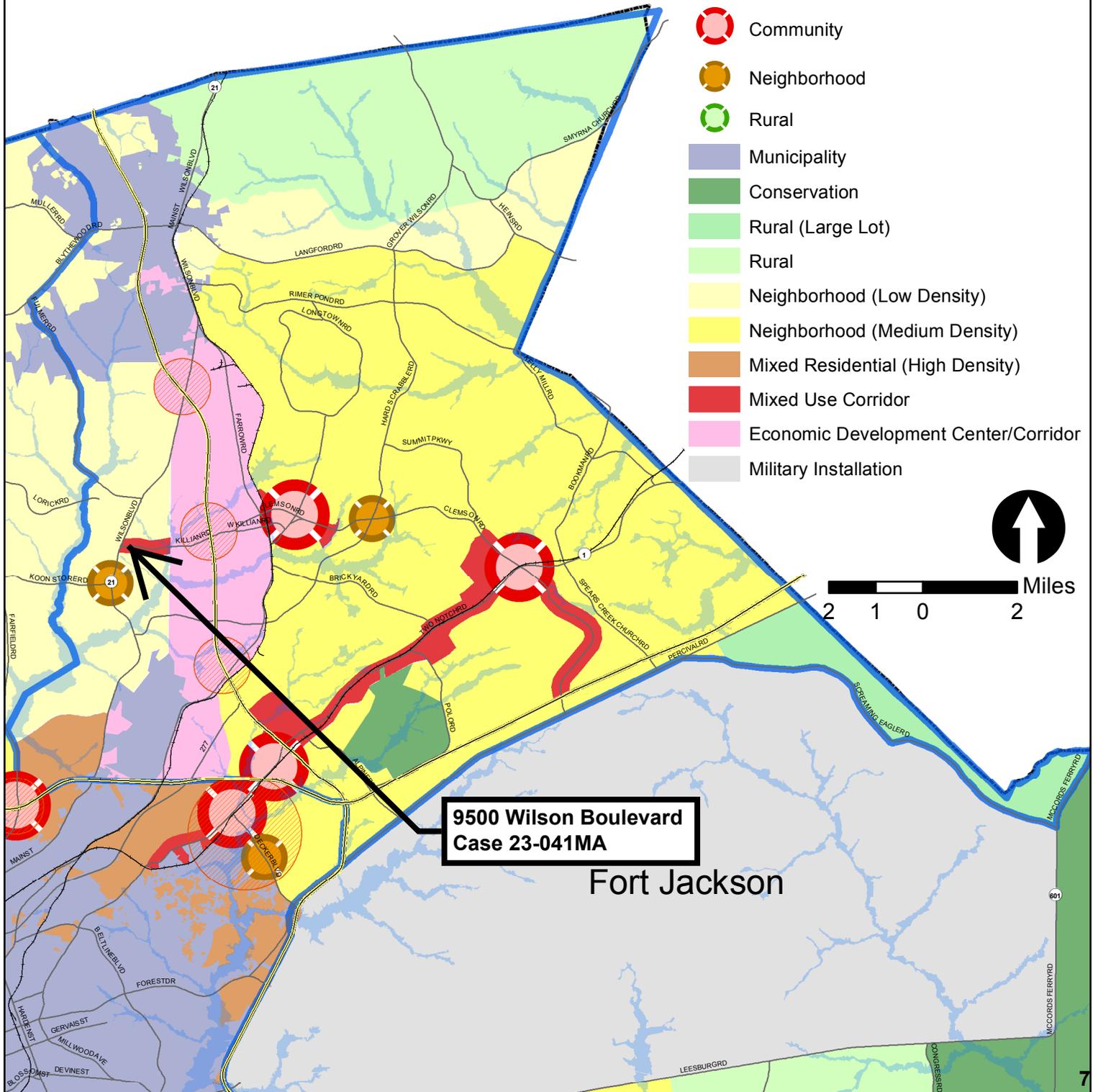


For more information on Priority Investment Areas, refer to the Priority Investment Element in Section 12 of the Comprehensive Plan.

Adopted March 17, 2015

Legend

- 100 Year Floodplain
- Priority Investment Area
- Planning Area Boundary
- Activity Center**
- Community
- Neighborhood
- Rural
- Municipality
- Conservation
- Rural (Large Lot)
- Rural
- Neighborhood (Low Density)
- Neighborhood (Medium Density)
- Mixed Residential (High Density)
- Mixed Use Corridor
- Economic Development Center/Corridor
- Military Installation





**Richland County
Planning & Development Services Department**

Map Amendment Staff Report

PC MEETING DATE: November 6, 2023
RC PROJECT: 23-042 MA
APPLICANT: Michaela Gonzales

LOCATION: 14, 18 & 19 Blythe View Court

TAX MAP NUMBER: R15200-01-61, 62 & 63
ACREAGE: 1.98 acres total
EXISTING ZONING: NC
PROPOSED ZONING: OI

PC SIGN POSTING: October 20, 2023

Staff Recommendation

Disapproval

Background

Zoning History

The original zoning as adopted September 7, 1977 was Rural District (RU).

The parcel was rezoned under case number 06-035MA to Neighborhood Commercial (NC).

Zoning History for the General Area

The Light Industrial Districts (LI) south of the site were rezoned under case numbers 19-035MA.

Zoning District Summary

The OI District is intended to accommodate office, institutional, and certain types of residential uses in an area whose characteristics are neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the area are permitted outright or are permitted as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this chapter.

Direction	Existing Zoning	Use
<u>North:</u>	PD	Residential development (Town of Blythewood)
<u>South:</u>	NC	Undeveloped
<u>East:</u>	TC	Place of Worship (Town of Blythewood)
<u>West:</u>	TC*/ NC	Commercial/ Undeveloped (Town of Blythewood*)

Discussion

Parcel/Area Characteristics

The parcels are undeveloped. The parcels have access and frontage along Blythe View Court. Blythe View Court is a two-lane undivided private driveway without sidewalks and streetlights. The general area is comprised of undeveloped parcels with a place of worship to the east and a commercial parcel to the west.

Public Services

The subject parcel is within the boundaries of Richland School District Two. The Bethel-Hanberry Elementary School is located approximately .5 miles east of the subject parcel on 125 Boney Road. Records indicate that the parcel is in the City of Columbia's water service area. Sewer would be through the City of Columbia, private, septic, or other system. There are no fire hydrants located along this section of Blythe View Court. The Blythewood fire station (station number 26) is located on Main Street, approximately 1 mile east of the subject site.

Being within a service area is not a guarantee that services are available to the parcel.

Plans & Policies

The 2015 Richland County Comprehensive Plan, "***PUTTING THE PIECES IN PLACE***", designates this area as ***Neighborhood (Low-Density)***.

Neighborhood (Low-Density)

Land Use and Design

Areas where low-density residential is the primary use. These areas serve as a transition between Rural and Neighborhood (Medium-Density) areas, and are opportunities for low-density traditional neighborhood development and open space developments that preserve open spaces and natural features. Commercial development should be located within nearby Neighborhood Activity Centers, and may be considered for location along main road corridors and within a contextually-appropriate distance from the intersection of a primary arterial. Places of worship and parks are appropriate institutional uses, but should be designed to mitigate impacts on surrounding neighborhoods. Industrial development with significant community impacts (i.e., noise, exhaust, odor, heavy truck traffic) is discouraged in these areas.

Desired Development Pattern

Lower-density, single-family neighborhood developments are preferred. Open space developments that provide increased densities in trade for the protection of open spaces and recreational areas are also encouraged (see Desired Pattern for Rural areas for more information on open space developments). Residential developments that incorporate more open spaces and protection of natural areas through the use of natural stormwater management techniques, such as swales, are encouraged. Homes in neighborhoods can be supported by small-scale neighborhood commercial establishments located at primary arterial intersections, preferably within Neighborhood Commercial Activity Centers.

Traffic Characteristics

The 2022 SCDOT traffic count (Station #490) located south of the subject site on Blythewood Road identifies 11,600 Average Daily Trips (ADTs). Blythewood Road is classified as a two lane undivided collector, maintained by SCDOT with a design capacity of 8,600 ADTs. This portion of Blythewood Road is currently operating at Level of Service (LOS) "E".

SCDOT has a widening project programmed for Blythewood Road. It is currently under construction and does not have an anticipated completion date. The Penny currently has a bikeway construction in the design phase with no anticipated completion date.

Conclusion

Staff is of the opinion that the proposed rezoning is not consistent with the objectives outlined in the Comprehensive Plan.

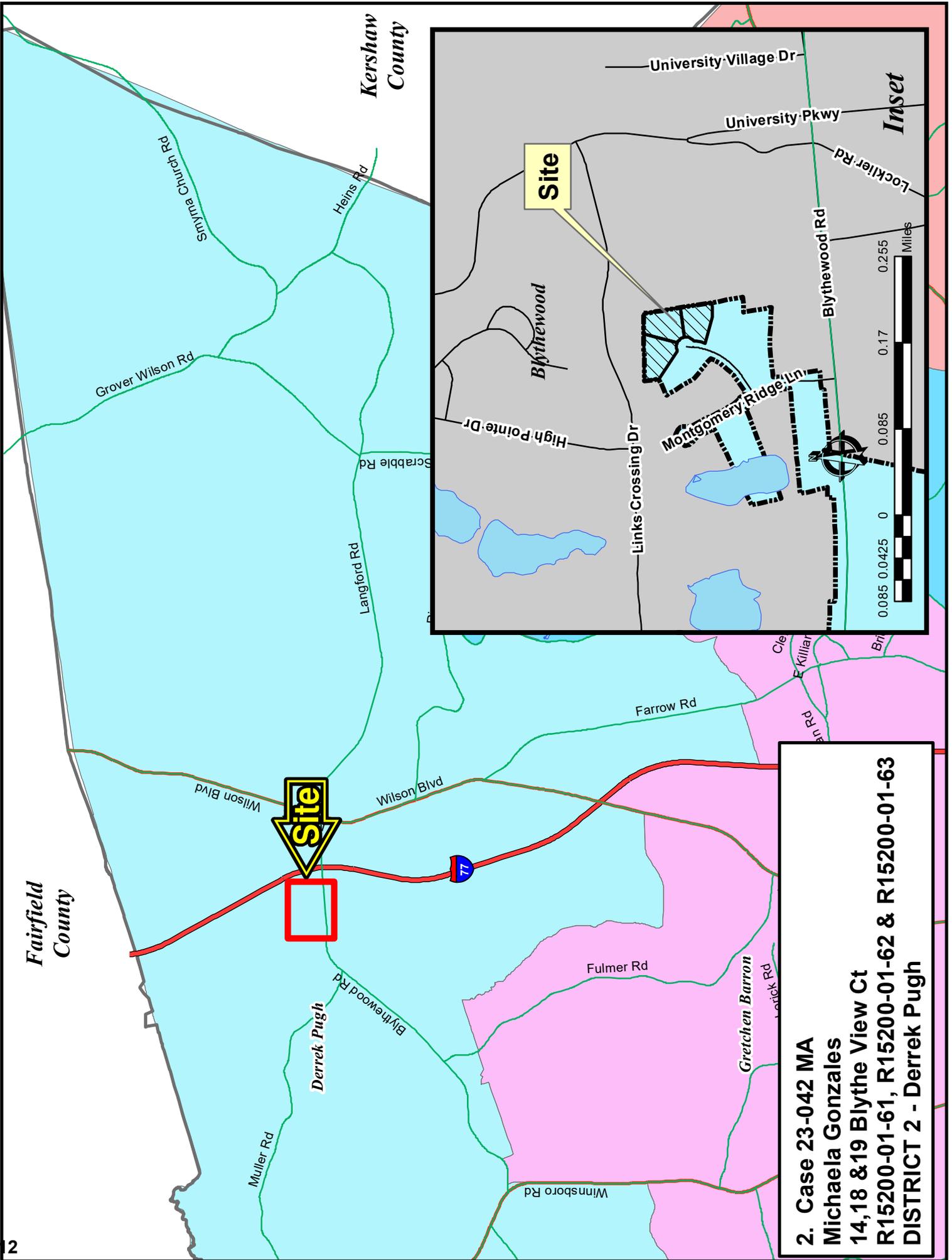
According to the Plan, these areas are identified for low-density traditional neighborhood development and open space developments that preserve open spaces and natural features. These areas serve as a transition between the Rural and Neighborhood (Medium-Density) designations of the Comprehensive Plan.

For these reasons, staff recommends **Disapproval** of this map amendment.

However, the request would be in character with the adjacent zoning of the Town of Blythewood and the uses north of Blythewood Road.

Zoning Public Hearing Date

November 16, 2023



2. Case 23-042 MA
Michaela Gonzales
14, 18 & 19 Blythe View Ct
R15200-01-61, R15200-01-62 & R15200-01-63
DISTRICT 2 - Derrek Pugh

**Case 23-042 MA
NC to OI
TMS R14700-04-38**

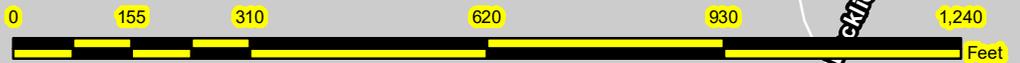
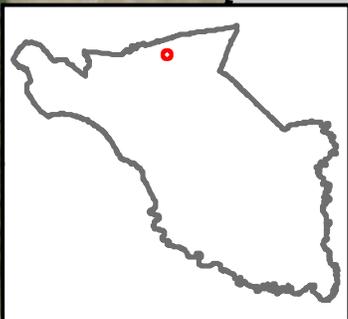
Blythewood

*Town of
Blythewood*

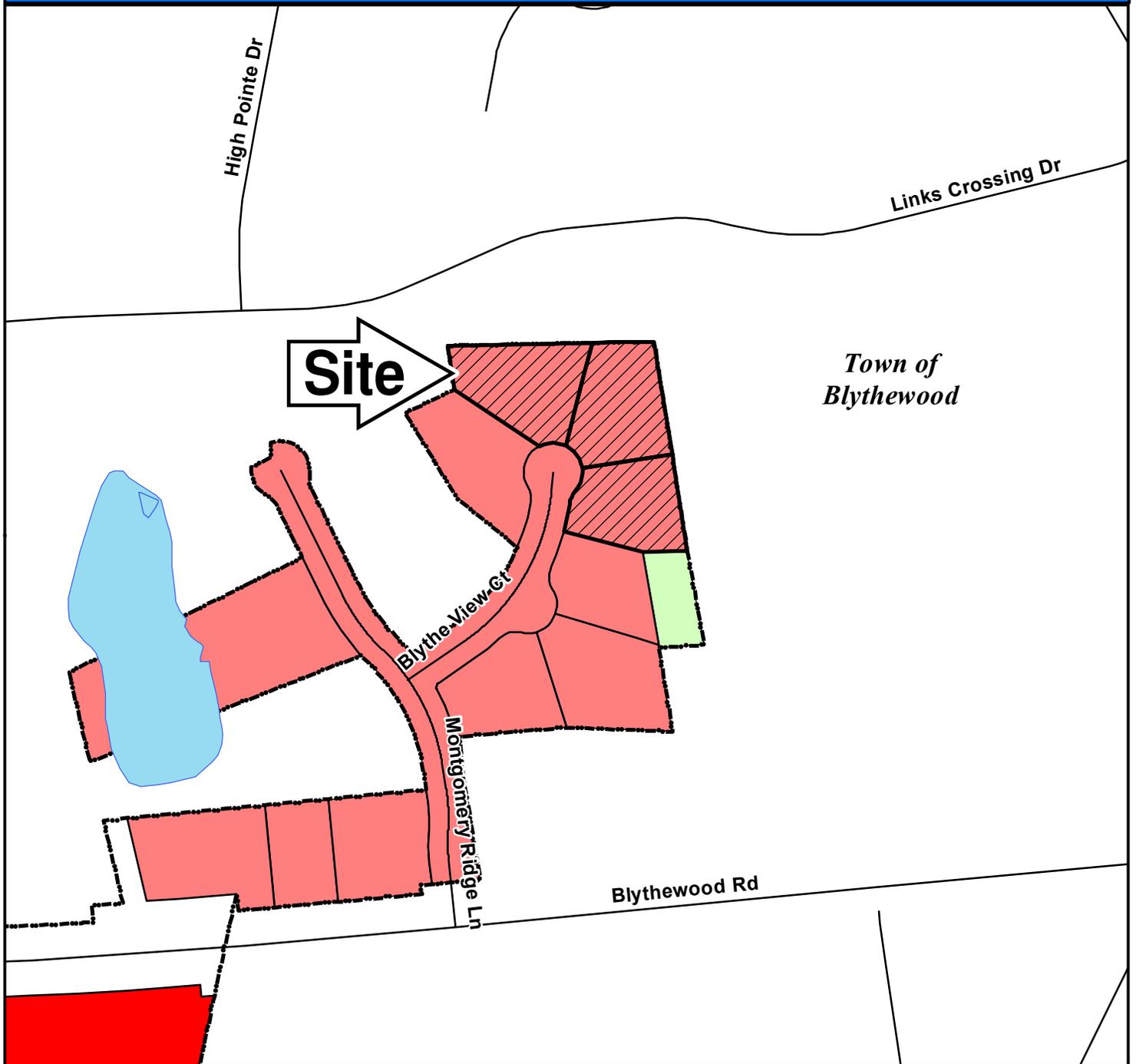
Site

 **SPECIAL FLOOD HAZARD AREA**

 **WETLANDS**



Case 23-042 MA NC to OI



ZONING CLASSIFICATIONS

	CC-1		RR		RS-HD		OI		M-1		RU
	CC-2		RS-E		MH		NC		LI		TROS
	CC-3		RS-LD		RM-MD		GC		HI		Subject Property
	CC-4		RS-MD		RM-HD		RC		PDD		



NORTHEAST PLANNING AREA

FUTURE LAND USE & PRIORITY INVESTMENT AREAS

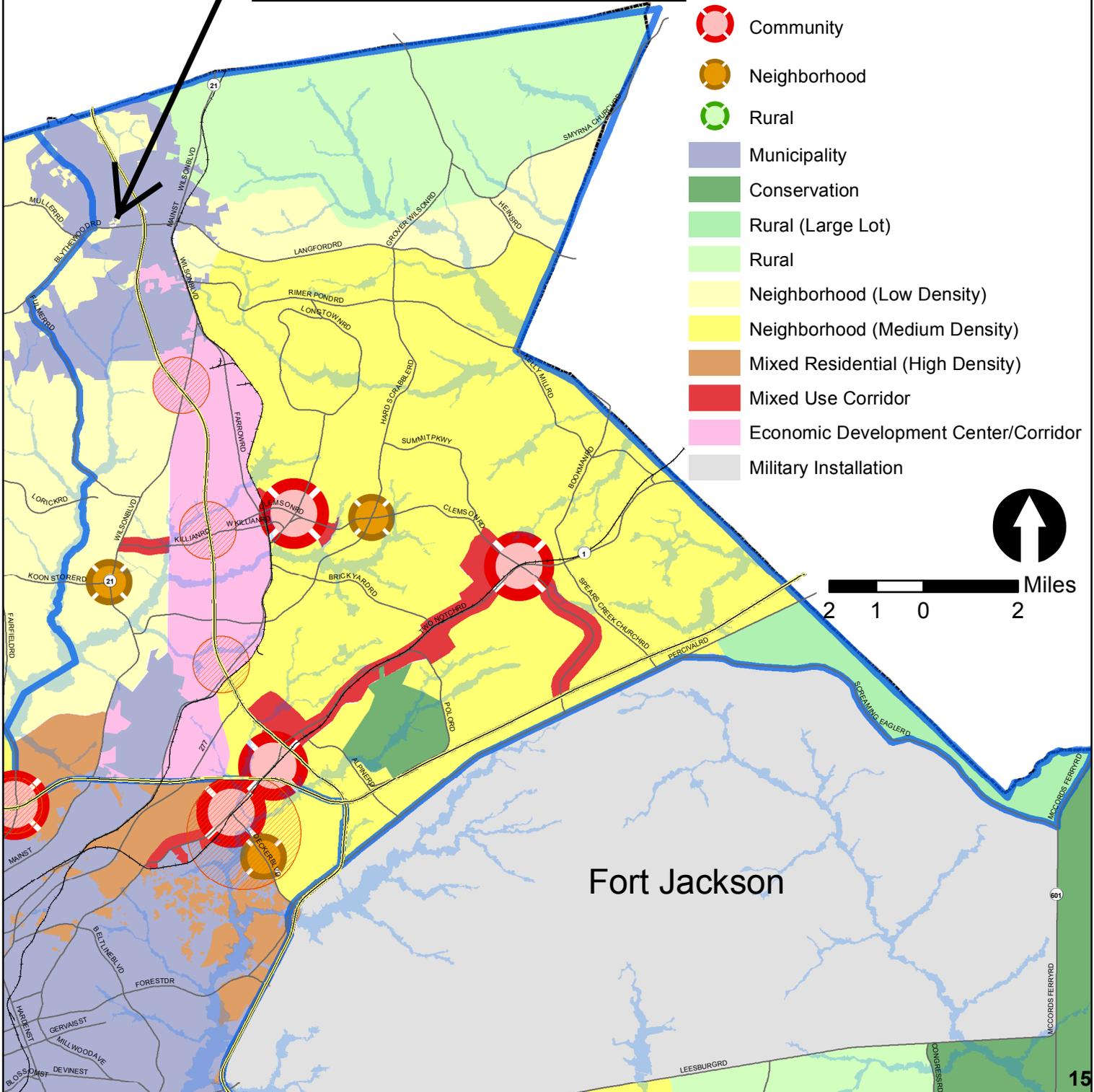


For more information on Priority Investment Areas, refer to the Priority Investment Element in Section 12 of the Comprehensive Plan.

Adopted March 17, 2015 **14, 18 & 19 Blythe View Court 23-042 MA**

Legend

- 100 Year Floodplain
- Priority Investment Area
- Planning Area Boundary
- Activity Center**
- Community
- Neighborhood
- Rural
- Municipality
- Conservation
- Rural (Large Lot)
- Rural
- Neighborhood (Low Density)
- Neighborhood (Medium Density)
- Mixed Residential (High Density)
- Mixed Use Corridor
- Economic Development Center/Corridor
- Military Installation



Fort Jackson



**Richland County
Planning & Development Services Department**

Map Amendment Staff Report

PC MEETING DATE: November 6, 2023
RC PROJECT: 23-042 MA
APPLICANT: Garrett McNeil

LOCATION: 151 Westpark Boulevard

TAX MAP NUMBER: R06103-01-42
ACREAGE: 5.27 acres
EXISTING ZONING: PDD
PROPOSED ZONING: OI

PC SIGN POSTING: October 20, 2023

Staff Recommendation

Approval

Background

Zoning History

The original zoning as adopted September 7, 1977 was Rural District (RU).

The parcel was rezoned under case number 88-074MA to Planned Development District (PDD).

Zoning History for the General Area

The parcels north and west of the subject site were zoned PDD under case number 88-074MA.

Zoning District Summary

The OI District is intended to accommodate office, institutional, and certain types of residential uses in an area whose characteristics are neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the area are permitted outright or are permitted as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this chapter.

Direction	Existing Zoning	Use
<u>North:</u>	PDD/ RS-LD	Parking lot/ Undeveloped
<u>South:</u>	RS-LD	Residences (Homewood Terrance subdivision)
<u>East:</u>	RS-LD	Undeveloped
<u>West:</u>	PDD	Office/Conference Center

Discussion

Parcel/Area Characteristics

The parcel contains an office structure. The parcel has access and frontage along Westpark Boulevard. Westpark Boulevard is a two-lane undivided local road without sidewalks and streetlights. The general area is comprised of developed parcels and a residential uses to the south.

Public Services

The subject parcel is within the boundaries of Richland School District One. The Pine Grove Elementary School is located approximately .5 miles east of the subject parcel on Huffstetler Drive. Records indicate that the parcel is in the City of Columbia's water service area. Sewer would be through the City of Columbia, private, septic, or other system. There are no fire hydrants located along this section of Westpark Boulevard. The Saint Andrews fire station (station number 6) is located on Briargate Circle, approximately 2 miles southeast of the subject site.

Being within a service area is not a guarantee that services are available to the parcel.

Plans & Policies

The 2015 Richland County Comprehensive Plan, "***PUTTING THE PIECES IN PLACE***", designates this area as ***Mixed Residential (High-Density)***.

Mixed Residential (High-Density)

Land Use and Design

Areas include much of the urban and suburban developed areas in the County as well as edge areas adjacent to other jurisdictions in the County. These are densely developed urban and suburban areas, or opportunities for dense suburban development. Mixed residential areas include the full range of uses supportive of neighborhood, community, and regional commercial and employment needs. Residential single-family, multi-family, office and institutional, general and neighborhood commercial, and recreational uses are appropriate for this area. Some light industrial uses are also found today in these areas, but additional industrial development with significant community impacts (i.e., noise, exhaust, odor, heavy truck traffic) is discouraged, unless the area is identified specifically for these uses. Schools, churches, parks, and other institutional uses help support the full service nature of Mixed Residential areas.

Desired Development Pattern

Developments should reinforce the guiding principle of making neighborhoods and communities in Richland County more livable. Mixed Residential areas should provide a mix of housing opportunities within individual developments, preferably organized around a neighborhood center or public space. To the extent possible, commercial and office development should be located in Activity Centers and in Mixed Use Corridors. High density residential uses should be located proximate to or incorporated within Activity Centers, increasing existing and future opportunities for transit service to these locations. Grid and modified grid development patterns are preferred over curvilinear and cul-de-sac designs to support connectivity.

Traffic Characteristics

The 2022 SCDOT traffic count (Station #643) located east of the subject site on Piney Woods Road identifies 2,100 Average Daily Trips (ADTs). Piney Woods Road is classified as a two lane undivided major collector road, maintained by SCDOT with a design capacity of 8,600 ADTs. This portion of Piney Woods Road is currently operating at Level of Service (LOS) "A".

There are no projects or programs through SCDOT or the Penny along this section of Piney Woods Road.

Conclusion

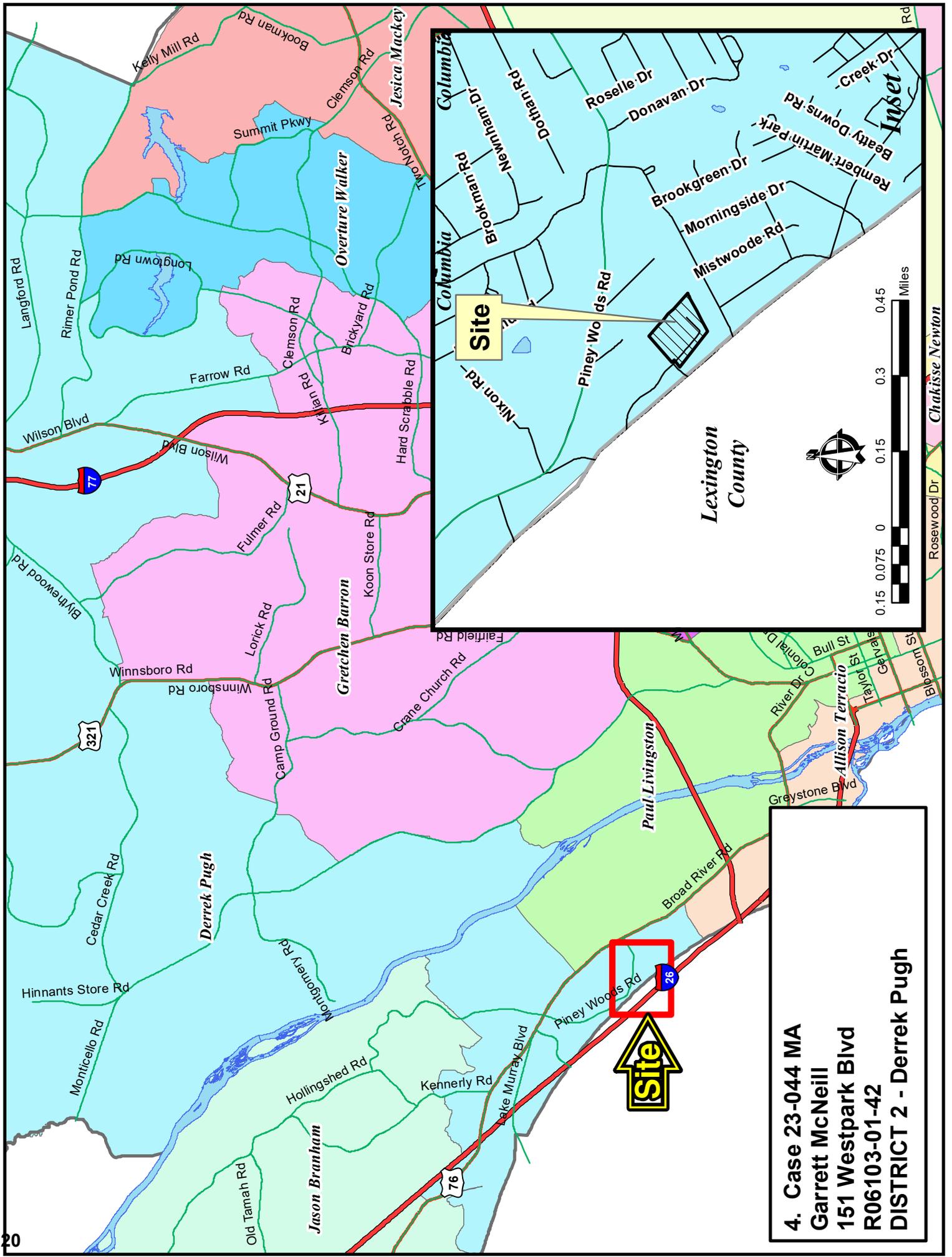
Staff is of the opinion that the proposed rezoning is consistent with the objectives outlined in the Comprehensive Plan.

Although the request is not located within an activity center or a mixed-use corridor, the requested zoning designation is supported by the land use and character recommendations of the Mixed Residential district. In addition, the uses permitted within the OI zoning designation would be in character with the development pattern and uses of the immediate parcels.

For these reasons, staff recommends **Approval** of this map amendment.

Zoning Public Hearing Date

November 16, 2023



4. Case 23-044 MA
Garrett McNeill
151 Westpark Blvd
R06103-01-42
DISTRICT 2 - Derrek Pugh

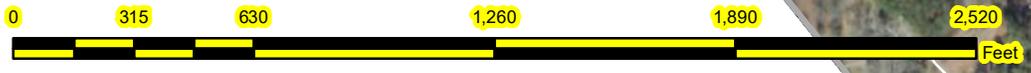
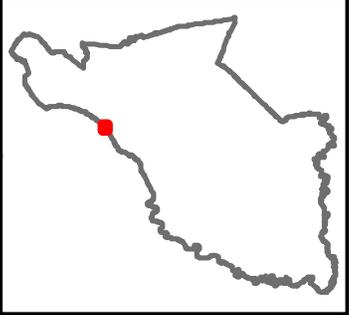
Case 23-044 MA
PDD to OI
TMS R06103-01-42



Lexington
County

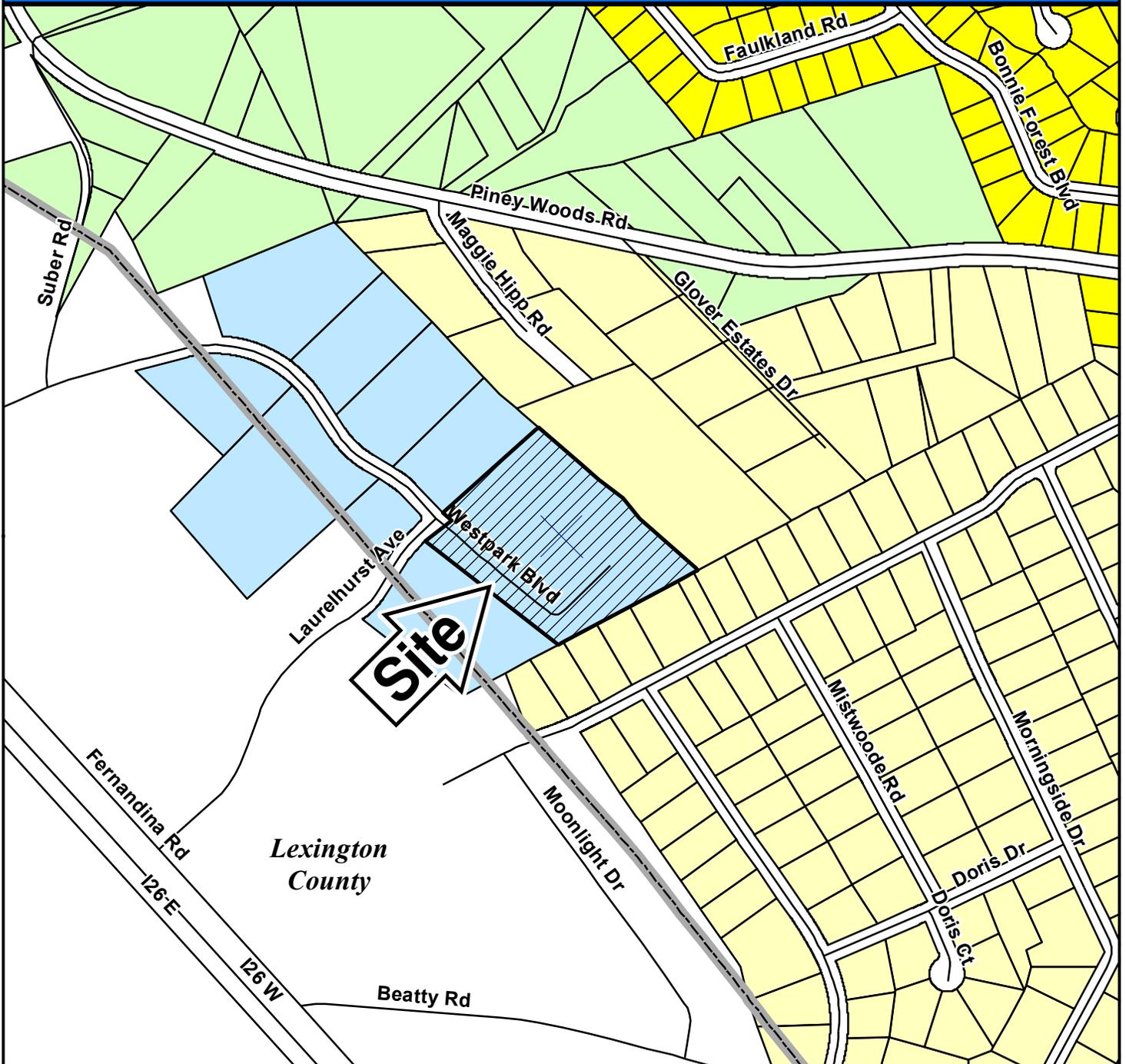
 SPECIAL FLOOD HAZARD AREA

 WETLANDS



County & Woolpert

Case 23-044 MA PDD to OI



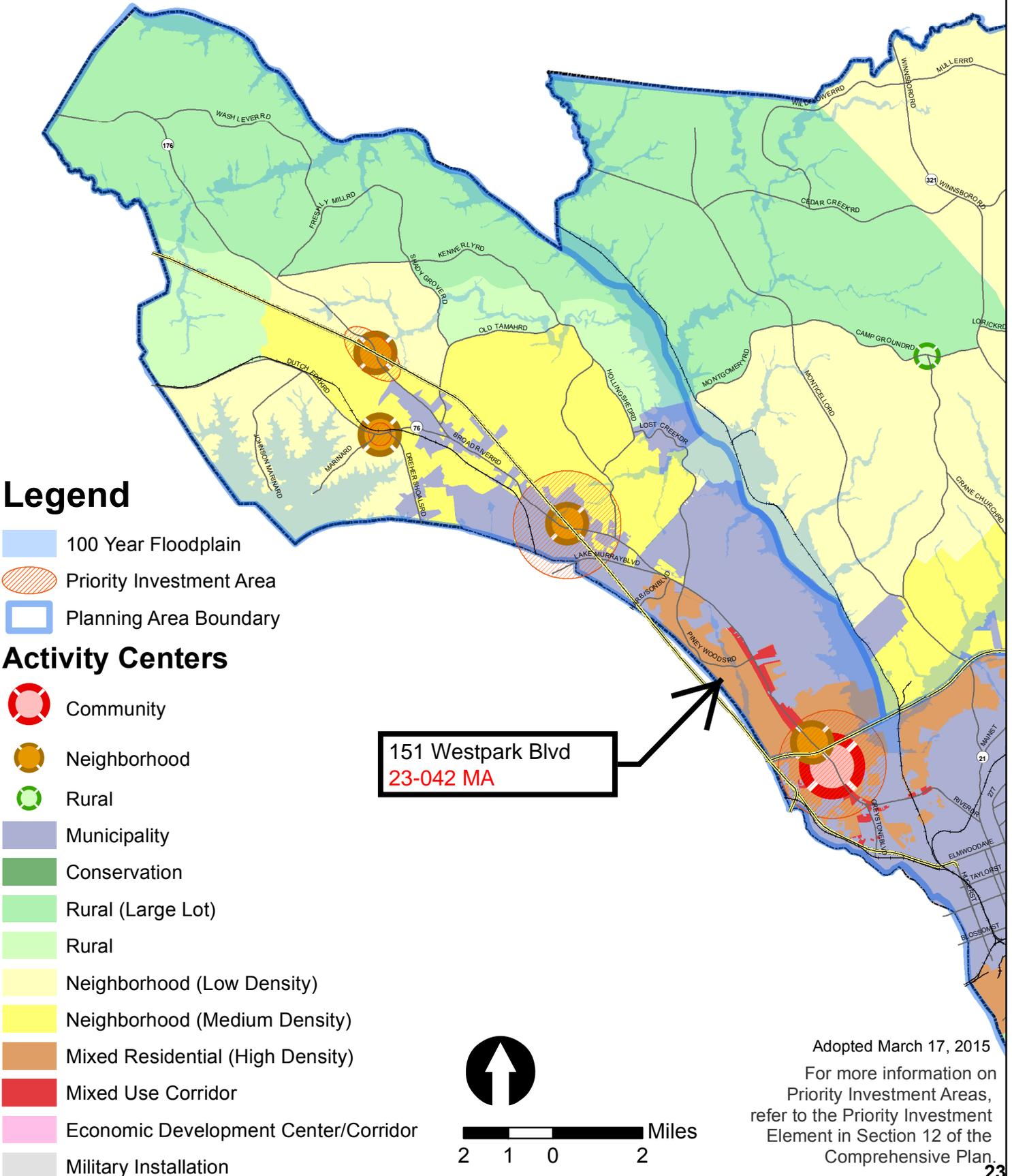
ZONING CLASSIFICATIONS

	CC-1		RR		RS-HD		OI		M-1		RU
	CC-2		RS-E		MH		NC		LI		TROS
	CC-3		RS-LD		RM-MD		GC		HI		Subject Property
	CC-4		RS-MD		RM-HD		RC		PDD		



NORTHWEST PLANNING AREA

FUTURE LAND USE & PRIORITY INVESTMENT AREAS



Adopted March 17, 2015
 For more information on
 Priority Investment Areas,
 refer to the Priority Investment
 Element in Section 12 of the
 Comprehensive Plan.

Report of County Council

RICHLAND COUNTY COUNCIL ZONING PUBLIC HEARING



Tuesday, 24 October 2023

Agenda

7:00 PM

1. STAFF:

Geonard Price Division Manager/Zoning Administrator

Thomas DeLage Deputy Zoning Administrator

2. CALL TO ORDER Honorable Overture Walker
Chair of Richland County Council

3. ADDITIONS / DELETIONS TO THE AGENDA

4. ADOPTION OF THE AGENDA

5. OPEN PUBLIC HEARING

a. MAP AMENDMENTS [ACTION]

1. Case #23-022 MA District 1
Jason Branham
Jesse Carter
M-1 to PDD (29.96 acres)
E/S Broad River Road
TMS# R02500-05-10
Planning Commission: Approval (5-0)
Staff Recommendation: Approval
County Council unanimously deferred the request (9 - 0)

2. Case # 23-026 MA District 1
Jason Branham
Tony Lawton
RU to GC (1.14 acres)
113 Sease Road
R04003-02-17
Planning Commission: Approval (4-1)
Staff Recommendation: Disapproval
County Council unanimously deferred the request (9 - 0)

3. Case # 23-030 MA District 7
Gretchen Barron
Fan Disharoon
OI to RS-LD (.37 acres)
1528 Legrand Road
TMS# R19100-07-01
Planning Commission: Approval (7-1)
Staff Recommendation: Disapproval
County Council unanimously approved the request (9 - 0)

4. Case # 23-031 MA
 Mohammad Baddourah
 RU to GC
 825 Hallbrook Drive (16.2 acres)
 TMS# R19100-07-01
 Planning Commission: Disapproval (7-1)
 Staff Recommendation: Disapproval
County Council unanimously disapproved the request (9 - 0)
- District 11
 Chakisse Newton
5. Case # 23-037 MA
 Ernesto Martinez
 GC to RM-MD (.46 acres)
 226 Jamaica Street
 TMS # R19813-03-04
 Planning Commission: Approval (7-0)
 Staff Recommendation: Disapproval
County Council unanimously approved the request (9 - 0)
- District 10
 Cheryl English
6. Case # 23-038 MA
 Richard Romero
 RS-MD to NC (0.58 acres)
 2900 Aintree Drive
 TMS # R19804-03-15
 Planning Commission: Disapproval (5-2)
 Staff Recommendation: Disapproval
County Council unanimously disapproved the request (9 - 0)
- District 3
 Yvonne McBride
7. Case # 23-039 MA
 Alonza Haynes Jr.
 RU to OI (2.69 acres)
 1849 Willowby Street
 TMS # R19707-01-06
 Planning Commission: Disapproval (7-0)
 Staff Recommendation: Disapproval
County Council unanimously approved the request (8 - 1)
- District 10
 Cheryl English

6. ADJOURNMENT: 7:16 pm



Richland County Government
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