



The Lowcountry's Hometown

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MINUTES

Planning Commission 5:30 PM, September 25, 2017 Town Council Chambers

The Moncks Corner Planning Commission met in regular session on September 25, 2017 at 5:30 p.m. The meeting was open to the public and took place in the Town Council Chambers, Municipal Building, 118 Carolina Avenue, Moncks Corner, South Carolina.

A. Call to Order

The meeting was called to order at 5:30 p.m.

B. Roll Call

Commission Members:

Mattie Gethers

Chris Griffin

Roscoe Haynes

Robin McGhee-Frazier, Chair

Tobie Mixon

Connor Salisbury

Staff:

Douglas Polen, Community Dev. Director

Additional Public Officials:

Charlotte Cruppenink

C. Adoption of Minutes

Motion to adopt August 28, 2017 Planning Commission Minutes: motion made by Mr. Salisbury, seconded by Mr. Griffin. Motion passed 6-0.

Mr. Polen explained that Mr. Griffin had contacted him with a change to the minutes. Motion to adopt September 18, 2017 Planning Commission Minutes with changes: motion made by Mr. Salisbury, seconded by Ms. Mixon. Motion passed 6-0.

D. New Business

1. Grand Tree Removal – 207 Carolina Avenue

Staff explained that this item would remain on the table until the applicant presents information of the remaining trees to be removed.

2. Consider an Ordinance to annex real property into the corporate limits of the Town of Moncks Corner, to zone said property FBR2 and to amend the official zoning map of the Town to so reflect. The property, located east of Michael Lane, is classified as TMS # 196-00-00-046 and -047.

Staff presented the item. Daniel Spivey, representing the applicant, was in attendance to answer any questions.

The size of the lot was questioned – the lot is approximately 18 acres in size. Another question was on the removal of trees. Staff explained that trees will be removed per the terms of the Zoning Ordinance in effect at the time of the Development Agreement. Mr. Haynes asked about the possibility of a grocery store in the area. Mr. Spivey and Staff explained that while a grocery store is very desirable it is not something that the applicant can put into motion.

Mr. Salisbury made a motion to recommend the rezoning to Town Council, seconded by Ms. Mixon. Motion passed 6-0.

E. Planner Comments

Mr. Polen stated that the annual Christmas Luncheon would be held on December 15, and invited all members to attend.

Four members of the Board are due for re-appointment in January: Ms. Gethers, Rev. McGhee-Frazier, Mr. Nelson, and Mr. Salisbury. All present affirmed that they would be happy to be reappointed. Staff will speak with Mr. Nelson.

The final topic of discussion was the role of the alternate member. Councilwoman Cruppenink stated that she spoke with the previous planner, Alison Simmons, and was told that the role was intended for someone to replace a member should one leave the Board and was not for a “fill-in” on a monthly basis. With that information, the Commission decided that Karyn Grooms, the current alternate, could choose to come or not to come to meetings and if there is an opening, she will be the automatic appointment to the role through October, 2018. After that period, the role would not be filled again and Ms. Grooms will no longer be considered the alternate. If she would like to serve on a commission at that time, she may reapply.

F. Motion to Adjourn

Motion to adjourn: motion made by Mr. Haynes, seconded by Mr. Salisbury. Motion passed 6-0.

Meeting adjourned at 6:10 p.m.