



**PLANNING COMMISSION MEETING
MOUNT PLEASANT MUNICIPAL COMPLEX
COUNCIL CHAMBERS
WEDNESDAY, OCTOBER 19, 2022 - 5:00 P.M.**

AGENDA

1. Roll Call
2. Approval of the Agenda
3. Approval of [Minutes](#) from September 21st Meeting
4. [Update](#) on Planning Commission Recommendations
5. [General Correspondence](#)
6. General Public Comment
7. Requests

RECOMMENDED DENIAL

Agenda Item: 7.a.	R-19-22
Summary:	Request to annex and zone PD, Planned Development District, an approximately 9.66-acre tract of land comprised of two parcels. Property is located off the future Vaughn Ed Kee Parkway and behind the Pointe at Primus development, further identified by TMS No's. 578-00-00-005 and 578-00-00-006. Additionally, the proposed mixed-use development will require approval of an Impact Assessment and Conceptual Plan.
Request and Public Hearing:	Annexation and Zoning Request / Public Hearing Required
Staff Report:	R-19-22 Village Park Staff Report
Action to be Taken:	Planning Commission recommends approval, approval with conditions, or denial of the request. This recommendation is forwarded to the Planning & Development Committee and Town Council.

RECOMMENDED APPROVAL WITH CONDITIONS

Agenda Item: 7.b.	<u>R-20-22</u>
Summary:	Request to annex an approximately 8.31-acre tract of land comprised of one parcel in its entirety, and a portion of a second parcel, and zone PD, Planned Development District, an approximately 9.37-acre tract of land comprised of two parcels, in their entirety. Properties are located at the intersection of Long Point Road and Belle Point Drive, further identified by TMS No's. 556-00-00-525 and 556-00-00-278. Additionally, the proposed development will require approval of an Impact Assessment and Conceptual Plan.
Request and Public Hearing:	Annexation and Zoning Request / Public Hearing Required.
Staff Report:	<u>R-20-22 The Point Staff Report</u>
Action to be Taken:	Planning Commission recommends approval, approval with conditions or denial of the request. This recommendation is forwarded to the Planning & Development Committee and Town Council.

APPROVED

Agenda Item: 7.c.	<u>Impact Assessment Conceptual Plan</u>
Summary:	Request approval for Impact Assessment and Conceptual Plan for an approximately 7.0-acre tract of land located at 963 Houston Northcutt Boulevard, identified by TMS No. 517-00-00-050, and zoned AB, Areawide Business District. Proposed redevelopment is for General Office and Medical Office uses, all a permitted use in the AB District.
Request and Public Hearing:	Impact Assessment and Conceptual Plan / Public Hearing not Required.
Staff Report:	<u>963 Houston Northcutt IA/Conceptual Plan Staff Report</u>
Action to be Taken:	Planning Commission recommends approval, approval with conditions or denial of the request. This recommendation is forwarded to the Planning & Development Committee and Town Council.

APPROVED WITH CONDITIONS

Agenda Item: 7.d.	SP-09-22
Summary:	Request to subdivide an approximately 2.75-acre lot, proposing to create 5 lots located at 980 Pine Hollow Road. Property is currently zoned R-1, Low Density Residential District. Identified by TMS No. 535-00-00-004.
Request and Public Hearing:	Sketch Plan / Public Hearing not Required.
Staff Report:	980 Pine Hollow Sketch Plan- Staff Report
Action to be Taken:	Planning Commission approves, approves with conditions, or denies the request.

- 8. Other Business
 - a. Election of Officers
- 9. Adjourn

Title VI Notice: The Town of Mount Pleasant fully complies with Title VI of the Civil Rights Act of 1964, the Americans with Disabilities Act, and related statutes and regulations in all programs and activities. Town meetings are conducted in accessible locations, materials can be provided in accessible formats, and provided in languages other than English. If you would like accessibility or language accommodation, please contact the Title VI Coordinator one week in advance of the meeting, at the Town of Mount Pleasant at 843-884-8517.

TOOLBOX

[Comprehensive Plan](#)

[Future Land Use Map](#)

[Land Development Regulations](#)

[Online Document Library](#)

[Projects and Applications Map](#)

[Use Table](#)

[Zoning Code](#)

[Zoning Map \(interactive\)](#)