



Committed to Excellence

HORRY COUNTY PLANNING COMMISSION MEETING

AGENDA

January 6, 2022 – 5:30 p.m.

- I. Call to Order – 5:30 p.m.
- II. Invocation & Pledge of Allegiance
- III. Public Input- You must register in the Planning Department one hour prior to the meeting.
- IV. New Business
- V. Approval of Minutes
 1. Planning Commission Workshop – November 24, 2021
 2. Planning Commission Meeting – December 2, 2021
- VI. Street Names - **NO PUBLIC HEARING REQUIRED**
- VII. Vested Rights Extension
 1. PIN 417-00-00-0006 – Sago Plantation Ph 4 – To grant an extension of vested rights for a period of 1-year (District 8)
- VIII. Design Modifications - **NO PUBLIC HEARING REQUIRED**
 1. PIN 323-15-04-0025 – Clearwell LLC (Lochaven) – Open Space (Removal of platted Open Space from Inventory) (District 7)
- IX. Public Hearings
 - A. **Rezoning Requests**
 1. **PREVIOUSLY DEFERRED 2021-10-006** - The Earthworks Group, agent for Vitaly V Daminov ETAL – Request to rezone 1.99 acres from Residential (MSF40) to Multi-residential (MRD2) located at the corner of McDowell Short-Cut Rd and Hwy 707 (Council Member – Loftus)
 2. **PREVIOUSLY DEFERRED 2021-11-014** – Thomas & Hutton, agent for The May Company etal – Request to rezone 706.2 acres (portion) Commercial Forest Agriculture (CFA) to Planned Development District (PDD) located on Hwy 707 near Salem Road and the Waccamaw River (Council Member Loftus)

Development Agreement - An Ordinance to approve a Development Agreement between Horry County, The May Company LLC, and Bessle LLC. Pertaining to 706.2 acres and identified as PIN 46400000001, located on SC Hwy 707. The proposed development agreement includes uses associated with a Mixed Use Planned Development.
 3. **PREVIOUSLY DEFERRED 2021-11-011**- Venture Engineering, agent for Keith V Rhodes etal – Request to rezone 18.28 acres from Forest Agriculture (FA) & Commercial Forest Agriculture (CFA) to Destination Park (DP) located on Hwy 701 S near Moses Lane in Conway (Council Member Bellamy)



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4. **2021-12-007** - Venture Engineering, agent for BLS Lands LLC – Request to amend the existing Multi-residential District (MRD1) and Multi-residential District (MRD2) located on SC Hwy 9 W in Longs (Council Member – Causey)
5. **PREVIOUSLY DEFERRED 2021-11-007** – Venture Engineering, agent for KZW Holdings LLC – Request to rezone a 41.4 acre (portion) from Commercial Forest Agriculture (CFA) and Forest Agriculture (FA) to Multi-residential District (MRD2) located on Kayla Circle in Longs (Council Member – Causey)
6. **2021-12-001** – G3 Engineering, agent for Robert J Farrar Jr – Request to rezone 2.6 acres from Commercial Retail Services (RE2) to Passenger and Product Transportation District (PA1) located on Scipio Ln in Myrtle Beach (Council Member – Loftus)
7. **2021-12-002**– Renee H Muller Trustee – Request to rezone 6.77 acres from Retailing & Consumer Services (RCS) to Retail with Outdoor Accessory Storage (RE4) located at the corner of Elm Rd and Hwy 707 in Murrells Inlet (Council Member – Servant)
8. **2021-12-003** – Diamond Shores, agent for Beach Flowers Inc – Request to rezone 1.42 acres from Commercial Forest Agriculture (CFA) to Retail with Accessory Outdoor Storage (RE4) located on Fern Moss Rd and Hwy 707 in Myrtle Beach (Council Member – Crawford)
9. **2021-12-004** – Earthworks Group, agent for Four Brothers of SC, LLC – Request to amend the existing Planned Development District located off Hwy 814 & Hwy 544 in Myrtle Beach (Council Member – Vaught)
10. **WITHDRAWN - 2021-12-005** – Krysta Gibbons, agent for Barfield Properties LLC – Request to rezone 9.13 acres from Highway Commercial (HC), Residential (SF40), and Residential (MSF10) to Retail with Outdoor Accessory Storage (RE4) located at 2429 Hwy 544 in Conway (Council Member – Vaught)
11. **2021-12-006** – DDC Engineering, agent for Carolina Forest Investment LLC – Request to rezone 23.68 acres from Highway Commercial (HC) to Multi-residential District (MRD3) located on Postal Way in Myrtle Beach (Council Member – Vaught)
12. **2021-12-008** – Cameron Lambert & Arba Johnson – Request to rezone 1.15 acres from Residential (SF10) to Residential (MSF40) located on White Oak Ln in Galivants Ferry (Council Member – Allen)
13. **2021-12-009** - Trent Hardee, agent for Hardee Family Holdings LLC – Request to rezone 20.97 acres from Commercial Forest Agriculture (CFA) to Retail with Outdoor Accessory Storage (RE4) located at 3525 West Hwy 501 in Conway (Council Member – Allen)

X. Adjourn