



*Committed to Excellence*

**HORRY COUNTY PLANNING COMMISSION MEETING**

**AMENDED AGENDA**

**May 5, 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 – March 31, 2022.....11-12
  - 2. Planning Commission Meeting – April 7, 2022.....13-18
- VI. Street Names - NO PUBLIC HEARING REQUIRED.....19**
- VII. Street Names – PUBLIC HEARING REQUIRED.....20-21**
  - Myrtle Beach Postal District (29579)**
  - Eddie Dyer Road** – An existing improved roadway off River Oaks Dr in Myrtle Beach and currently known as Frontage Rd B2.
- VIII. Design Modifications**
  - 1. **PIN 336-00-00-0034 & -0037** – Johnson, Zachary & Christopher – Access Management Standards (Shared Private Drive Easement from an existing 30’ unimproved access easement).....22-28
- IX. Public Hearings**
  - A. Rezonings**
    - 1. **2022-04-001** – Joseph D. Richardson II, agent for Richardson Family Investments LLC – Request to rezone 8.22 acres portion from Residential (SF10) to Commercial Agriculture (AG2) located on Brown Swamp Rd in Conway (Council Member – Allen).....39-43
    - 2. **2022-04-002** – Development Resource Group, agent for Jamie W Holmes – Request to rezone 38.03 acres from Commercial Forest Agriculture (CFA) to Residential (SF10) located on Chestnut Rd in Longs (Council Member – Causey).....44-49
    - 3. **2022-04-003** – Teresa Hughes, agent for Frances Duncan ETAL (LE) – Request to rezone .97 acre from Limited Forest Agriculture (LFA) to Residential (MSF20) located on Red Bluff Rd in Loris (Council Member – Hardee).....50-54



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4. **2022-04-004** – Development Resource Group LLC, agent for MGB Solutions LLC – Request to rezone 2.58 acres from Mobile Home Park (MHP) and General Residential (GR18) to Residential (SF6) and Limited Manufacturing and Industrial (MA1) located on Causey St in Myrtle Beach (Council Member – Loftus).....55-60

5. **2022-04-005** – Venture Engineering, agent for Lydia Edge ETAL Heirs – Request to rezone 22.18 acres from Commercial Forest Agriculture (CFA) to General Manufacturing and Industrial (MA2) located on Chestnut Rd in Longs (Council Member – Causey).....61-65

6. **2022-04-007** – Venture Engineering, agent for KZW Holdings LLC – Request to rezone 41.4 acres from Forest Agriculture (FA) and Commercial Forest Agriculture (CFA) to Multi-residential District (MRD3) located on Kayla Cir off Hwy 9 W in Longs (Council Member – Causey).....66-73

7. **2022-04-008** – Diamond Shores LLC, agent for S&H Investment Group LLC – Request to rezone 8.74 acres from Forest Agriculture (FA) to Commercial Agriculture (AG2) located on Hwy 65 in Conway (Council Member – Allen).....74-78

**B. Text Amendments**

AN ORDINANCE TO AMEND APPENDIX B, ZONING ORDINANCE OF THE HORRY COUNTY CODE OF ORDINANCES PERTAINING TO WHOLESALE / DISTRIBUTION AND STORAGE USES IN AG2 AND AG3.....79-85

A RESOLUTION FROM THE HORRY COUNTY PLANNING COMMISSION TO THE HORRY COUNTY COUNCIL RECOMMENDING THE AMENDMENT OF ORD 36-11 THE HIGHWAY 319 RURAL HERITAGE PLAN AS AN AMENDMENT TO THE HORRY COUNTY COMPREHENSIVE PLAN “IMAGINE 2040”.....86-91

**C. Capital Improvements Plan**.....29-37

**X. Adjourn**