



Committed to Excellence

HORRY COUNTY PLANNING COMMISSION WORKSHOP

AGENDA

March 25, 2021 – 3:00 p.m.

- I. **Call to Order – 3:00 p.m.**
- II. **Discussion – Planning Commission Briefing Memo – Zoning and Land Use tools for rural residential.**
- III. **Developments - Street Names - No Public Hearing Required**
- IV. **Design Modification**
 1. PIN 226-16-04-0003 – Thomas Michno – To allow the subdivision of a lot without improvements to an unpaved road and without submitting a drainage plan. (PC Member – Prince)
 2. PIN 187-09-02-0004 – McCullough & Ruth – To remove open space from the inventory for private use. (PC Member – Prince)
- V. **Rezoning Requests**
 1. **PREVIOUSLY DEFERRED - 2021-01-001** - DDC Engineers Inc., agent for Margaret M. Holmes, George F. Marshall and Virginia Biddle – Request to rezone 35.18 acres from Highway Commercial (HC) to Multi-Residential Three (MRD3) located off Postal Way in Myrtle Beach (Council Member – Vaught, PC Member - Owens)
 2. **PREVIOUSLY DEFERRED - 2021-01-002** – Earthworks Group, agent for Vitaly V. Daminov, ETAL – Request to rezone 2.13 acres from Residential (MSF40) to Planned Development District (PDD) located at the corner of McDowell Shortcut Rd & Hwy 707 in Murrells Inlet (Council Member – Loftus, PC Member - Dawson)
 3. **PREVIOUSLY DEFERRED - 2021-02-002** - G3 Engineering, agent for Plum Branch, LLC – Request to rezone 25.38 acres from Commercial Forest Agriculture (CFA) & Residential (SF10) to Multi-Residential Three (MRD3) located on Gardner Lacy Rd in Conway (Council Members - Vaught & Hardee, PC Members – Owens & Prince)
 4. **2021-03-001** – Russell C. Thompson - Request to rezone 1 acre from Residential (SF40) to Residential (MSF40) located on Hwy 90 in Conway (Council Member – Hardee, PC Member - Prince)
 5. **2021-03-002** – Joseph A. Heyd, agent for Mary B. Heyd – Request to rezone 3.76 acres from Residential (SF40) to Residential (SF20) located on Grace Ln in Myrtle Beach (Council Member – Crawford, PC Member - Neeves)
 6. **2021-03-003** – James Cox, agent for Bossie Causey – Request to rezone 1.38 acres from Residential (SF20) to High Bulk Retail (RE4) located on Causey Rd in Conway (Council Member – Bellamy, PC Member - Hennigan)



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7. **2021-03-004** – Alona Wilson, agent for Ginny Cox Wilson & Willie L. Wilson ETAL – Request to rezone 1.96 acres from Residential (SF40) to Residential (MSF14.5) located on Tillmond Dr. in Conway (Council Member – Bellamy, PC Member - Hennigan)
8. **2021-03-005** – Nancy Wilson ETAL – Request to rezone 5 acres from Agricultural Estate (AG4) to Agricultural Manufactured Estate (AG5) located on Flossie Rd in Conway (Council Member – Bellamy, PC Member - Hennigan)
9. **2021-03-006** – Michael Suggs, agent for Nu-Way Environmentalist, Inc. of GA – Request to rezone 15.37 acres from Forest Agriculture (FA) to General Manufacturing and Industrial (MA2) located on Kerl Rd in Conway (Council Member – Hardee, PC Member - Prince)
10. **2021-03-007** – Joey M. Brown – Request to rezone 8.47 acres from Residential (SF40) to Residential (MSF14.5) located on Hwy 701 S in Conway (Council Member – Bellamy, PC Member - Hennigan)
11. **2021-03-008** – Venture Engineering, Inc., agent for Yellow Fin Enterprises, LLC – Request to rezone 22.4 acres from Limited Forest Agriculture (LFA) to Residential (SF14.5) located on Red Bluff Rd in Conway (Council Member – Hardee, PC Member - Prince)
12. A resolution to amend the Future Land Use Map of the Imagine 2040 Comprehensive Plan for PIN 43900000007 from Rural Communities to Suburban.

2021-03-009 – Venture Engineering, Inc., agent for Bear Lane MHP, LLC – Request to rezone 42.85 acres from Residential (SF40) to Mobile Home Park (MHP) and Residential (SF6) located on Bear Lane off Mill Pond Rd in Myrtle Beach (Council Member – Crawford, PC Member - Neeves)
13. **2021-03-010** – Brett Callaghan, Progress Carolina, agent for Henry C. Coan III – Request to rezone 6.15 acres from Highway Commercial (HC) to Convenience & Auto-related Services (RE3) located off George Bishop Parkway in Myrtle Beach (Council Member – Loftus, PC Member - Dawson)

VI. Adjourn