



*Committed to Excellence*

## HORRY COUNTY PLANNING COMMISSION WORKSHOP

### AGENDA

November 24, 2021 – 3:00 p.m.

---

**I. Call to Order – 3:00 p.m.**

**II. Rezoning Requests**

1. **2021-09-005** - Venture Engineering, agent for R&H Management LLC – Request to rezone 69.83 acres from Forest Agriculture (FA) to Multi-residential District (MRD1) located on Marigold Rd near the intersection of Hampton Rd in Conway (Council Member – Allen / PC Member - Brown)  
**PC 2021-16** - A resolution to amend the Future Land Use Map of Imagine 2040 Comprehensive Plan for PIN 3350000017 from Rural to Rural Communities  
**Design Modification**
2. **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 / PC Member - Dawson)
3. **2021-11-001** – Venture Engineering, agent for Deerslayer LLC – Request to rezone 18.05 acres from Limited Forest Agriculture (LFA) to Multi-residential District (MRD1) located on Hwy 66 near intersection with Hwy 905 in Conway (Council Member – Hardee / PC Member - Prince)
4. **2021-11-002** – Thomas & Hutton, agent for Jeffrey & Pamela Warner and Jack Stocks – Request to rezone 88.6 acres from Education, Institution, Office (EIO) and Forest Agriculture (FA) to Multi-residential District (MRD1) located on Hwy 9 Bypass E & Log Cabin Rd in Loris (Council Member – Causey / PC Member - Dawsey)
5. **2021-11-003** – Thomas & Hutton, agent for Squires Brothers Investments LLC – Request to rezone 112.24 acres from Commercial Forest Agriculture (CFA) and Forest Agriculture (FA) to Multi-residential District (MRD1) located on Hwy 701 S & Lawson Rd in Loris (Council Member – Hardee / PC Member - Prince)
6. **2021-11-004** – Dan Stacy, agent for Samuel Landy Anderson – Request to rezone 23.36 acres from Commercial Forest Agriculture (CFA) to Residential (SF10) located next to Heather Glen near Hwy 50 in Little River (Council Member – Worley / PC Member - Platt)
7. **2021-11-005** – Robert S Guyton, agent for International Drive Development Co. LLC – Request to rezone 11.69 acres (portion) from Highway Commercial (HC) to Multi-residential District (MRD3) located on Buist Cir and Coggin Ct in Myrtle Beach (Council Member – Howard / PC Member - Cecala)
8. **2021-11-006** - Venture Engineering, agent for Highway 319 LLC – Request to rezone 36.25 acres from Forest Agriculture (FA) to Multi-residential District (MRD1) located on Hwy 319 near Sawyer Rd in Aynor (Council Member – Allen / PC Member - Brown)  
**PC 2021-20** - A resolution to amend the Future Land Use Map of Imagine 2040 Comprehensive Plan for PIN 2460000022 from Rural to Rural Communities
9. **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 / PC Member - Dawsey)
10. **WITHDRAWN 2021-11-008** - Thomas & Hutton, agent for Landbank Fund XIII LLC, BBCS LLC, and Landbank LLC – Request to rezone 200.1 acres from Planned Development District (PDD) to Multi-residential District (MRD3) located on River Oaks Blvd and the AICWW near the intersection of Augusta Plantation Blvd in Myrtle Beach (Council Members – Howard & DiSabato / PC Members - Cecala & Rhome)



## HORRY COUNTY PLANNING COMMISSION WORKSHOP

11. **2021-11-009** – Jeffrey Miller, agent for Landbank LLC – Request to amend the Berkshire Village PDD located at the intersection of River Oaks Dr and Augusta Plantation Dr in Myrtle Beach (Council Member – Howard / PC Member - Cecala)
12. **2021-11-010** – Diamond Shores LLC, agent for Johnson & Wellons / Norris, Estelle (LE) – Request to amend and expand Bayfield MRD1 located on Long Ave Ext in Conway (Council Member – Allen / PC Member - Brown)
13. **DEFERRED 2021-11-011**- Venture Engineering, agent for Keith V Rodes 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 / PC Member - Hennigan)
14. **2021-11-012** – Diamond Shores LLC, agent for G Roland Shelley III etal and Roland Shelley etal – Request to rezone 17.52 acres from Residential (SF10) to Destination Park (DP) located on Hwy 544 and Pace Circle in Conway (Council Member – Vaught / PC Member - Owens)
15. **2021-11-013** - Diamond Shores LLC, agent for Benton Rentals LLC – Request to rezone 1.77 acres from Residential (SF20) to Agricultural Community Services (AG3) located at the intersection of Hwy 701 S and Pitch Landing Rd in Conway (Council Member - Bellamy / PC Member - Hennigan)
16. **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 / PC Member - Dawson)  
**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 4640000001, located on SC Hwy 707. The proposed development agreement includes uses associated with a Mixed Use Planned Development
17. **2021-11-015** – Thomas & Hutton, agent for Katrina Betha Powell Trustee – Request to rezone 18.35 acres from Commercial Forest Agriculture (CFA) to Multi-residential District (MRD3) located on Saw Horse Dr off Hwy 9 E (Council Member - Causey / PC Member - Dawsey)
18. **2021-11-016** – Thomas & Hutton, agent for Cowpens Land & Timber LLC – Request to rezone 300 acres (portion) from Commercial Agriculture (AG2) to Multi-residential District (MRD1) located on West Bear Grass Rd off Hwy 905 (Council Member – Causey / PC Member - Dawsey)

### III. Adjourn