



*Committed to Excellence*

**HORRY COUNTY PLANNING COMMISSION WORKSHOP**

**AGENDA**

**October 31, 2019 – 3:00 p.m.**

---

- I. Call to Order – 3:00 p.m.**
- II. Developments - Street Names - No Public Hearing Required**
- III. New Business – Planning Commission Review Deadlines for 2020**
- IV. Design Modification**
  1. **156-00-00-0012** – Kimberly Grayson: To allow an unimproved 50’ private access easement
  2. **176-05-02-0010** – William Bellamy: To allow an unimproved 50’ private access easement
  3. **335-00-00-0007** – Sandy Acres: To allow an unimproved 50’ private right-of-way
- V. Vested Rights Extension - 397-00-00-0151 – Waterbridge Phases 2, 3B & 3C**
- VI. Hwy 319 Rural Heritage Area Plan Amendment**
- VII. Rezoning Requests**
  1. **PREVIOUSLY DEFERRED TWICE - Ord 86-19** (9/17/16 County Council remanded to Planning Commission for reconsideration)  
**2019-07-006** – South Causeway Builders LLC – Request to rezone 129 acres from Commercial Forest Agriculture (CFA) to Residential (SF10) located at Four Mile Rd and Oak St in Conway (Council Member – O. Bellamy)
  2. **PREVIOUSLY DEFERRED TWICE - 2019-08-003** – Ed Hardee, agent for Palmetto Synergistic Research LLC – Request to rezone 5.96 acres from Forest Agriculture (FA) to Limited Manufacturing and Industrial (MA1) located at 8856 Pee Dee Hwy in Conway (Council Member – A. Allen)
  3. **2019-10-001** – George Raymond Suggs – Request to rezone 1.25 acres from Commercial Forest Agriculture (CFA) to Residential (MSF10) located on Hwy 57 in Little River (Council Member – P. Prince)
  4. **2019-10-002** – CT Corporation agent for SST II LLC 338 Jessie St LLC – Request to rezone 3.57 acres from Retail Customer Services (RCS) & Highway Commercial (HC) to High Bulk Retail (RE4) located on Jesse St in Myrtle Beach (Council Member – G. Loftus)
  5. **2019-10-003** – John W & Donna Coughlin – Request to rezone 4.77 acres from Outdoor Amusement Commercial (AM2) to Manufactured Agricultural Ranchettes (AG7) located on Hwy 554 in Loris (Council Member – D. Hardee)
  6. **2019-10-004** – Christopher Steele, agent for Tom Pate – Request to rezone 0.68 acres from Highway Commercial (HC) to Outpatient Medical Services (ME2) located on Socastee Blvd in Myrtle Beach (Council Member – C. Crawford)



## **HORRY COUNTY PLANNING COMMISSION WORKSHOP**

- 7. 2019-10-005** – Mead & Hunt, agent for Chase Storage II, LLC – Request to amend the existing Planned Development District (PDD) located on Carolina Forest Blvd in Myrtle Beach (Council Members – B. Howard & D. DiSabato)
- 8. 2019-10-006** – Kimberly J Payne – Request to rezone 2 acres from Commercial Forest Agriculture (CFA) to High Bulk Retail (RE4) located on Hwy 501 in Conway (Council Member – A. Allen)
- 9. 2019-10-007** – DDC Engineers, agent for FTTP Bishop Parkway LLC – Request to amend the existing Planned Development District (PDD) located at Fantasy Harbour in Myrtle Beach (Council Member – G. Loftus)
- 10. 2019-10-008** – Gary Ward, agent for Entity Properties LLC – Request to rezone 2.8 acres from Residential (MSF10) to Boating/Marine Commercial (BO1) located at Bay Rd & Freewoods Rd in Myrtle Beach (Council Member – G. Loftus)
- 11. 2019-10-009** – Robert S Guyton agent for Pure Assets LLC – Request to rezone .78 acre from Commercial Forest Agriculture (CFA) to Limited Manufacturing and Industrial (MA1) located on Socastee Blvd in Myrtle Beach (Council Member - C. Crawford)

### **VIII. Text Amendments**

- 1.** An Ordinance to Amend Appendix B, Zoning, Article V, Section 527, of the Horry County Code of Ordinances pertaining to Landscaping and Tree Preservation
- 2.** An Ordinance to Amend Appendix B, Zoning, Article X, of the Horry County Code of Ordinances pertaining to Sign Regulations.
- 3.** An Ordinance to Amend Appendix B, Zoning, Article VII, Section 703 “Commercial Forest/Agriculture District” of the Horry County Code of Ordinances Pertaining to Multi-Family

### **IX. Adjourn**