

**MINUTES
CITY OF GOOSE CREEK
PLANNING COMMISSION
TUESDAY, JANUARY 4, 2021, 6:00 P.M.
MARGUERITE H. BROWN MUNICIPAL CENTER**

I. CALL TO ORDER

Action: Chairwoman Edwards called the meeting to order at 5:00 p.m. and led the Pledge of Allegiance.

Present: Judie Edwards; Heather Byrd; Gena Glaze (6 p.m.); Anthony Jenkins, Josh Lilly

Absent: Lisa Burdick; Rob Wiggins

Staff Present: Assistant City Administrator Brian Cook

New Commissioners Anthony Jenkins and Josh Lilly introduced themselves.

II. PUBLIC WORKSHOP

A. ZONING OVERLAY DISTRICT – RED BANK ROAD CORRIDOR PRESENTATION

Mr. Michael Forman with Conduit Planning LLC presented a power point. He stated the city conducted a Comprehensive Plan (Comp Plan) study last year. He stated the purpose of the Comp Plan is to serve as a “roadmap” for the city’s next 10 to 20 years. He stated it is a process led by the Planning Commission and adopted by City Council.

Mr. Forman presented the different stages of a Comp Plan which are the following:

- Discovery
- Visioning
- Draft Plan
- Finalize and Adopt
- Implement

Mr. Forman stated the state requirement for this process is laid out in state code which is *S.C. Chapter 6, Title 6, Chapter 29, Article 3, Section 6-29-510 (C) Planning process; elements; comprehensive plan*. He stated it is compiled of nine chapters which are the following:

1. Population
2. Land Use
3. Housing
4. Transportation
5. Economics
6. Community Facilities
7. Cultural Resources
8. Natural Resources
9. Priority Investment

Mr. Forman presented the Comp Plan goals and strategies of the nine chapters.

Mr. Forman stated it is difficult to create one “Town Center” due to existing constraints, therefore multiple nodes were identified. He presented the Comp Plan’s six (6) Village Nodes:

1. Carnes Crossroads
2. Civic Village
3. Central Village
4. Neighborhood Village
5. Liberty Hall Village
6. Red Bank Road

Mr. Forman presented a map of Red Bank Road and stated, “the Red Bank Road corridor is in need of re-imagining.” He stated the Red Bank Road area generally includes all properties adjacent to Red Bank Road, bounded to the west by U.S. 52, and to the east by Snake Road. He presented the following information for Red Bank Road:

- 102 parcels
- +/- 178 acres total
- +/- 9,000’ length
- +/- 1,900’ at widest
- +/- 350’ at narrowest

Mr. Forman presented the future land use map of the city; the Red Bank Road zoning map; the Red Bank Road corridor curb cuts map and the Red Bank Road corridor traffic counts map. He presented two BCDCOG Transportation projects that will affect Red Bank Road:

1. US 52 at US 176 intersection improvement
2. Red Bank Road improvements from Eagle Road to near Garwood Road

Mr. Forman presented the Red Bank Road corridor municipal boundaries map and notable areas to the Red Bank Road Corridor. Mr. Forman answered questions from the audience.

III. PUBLIC MEETING: APPROVAL OF AGENDA

Motion: A motion was made to approve the agenda. **Moved by** Commissioner Byrd; **Seconded by** Commissioner Lilly.

Discussion: There was none.

Vote: All voted in favor. The motion carried (5-0).

IV. APPROVAL OF MINUTES: DECEMBER 7, 2021

Motion: A motion was made to approve the minutes with corrections. **Moved by** Commissioner Byrd; **Seconded by** Commissioner Glaze.

Discussion: There was none.

Vote: All voted in favor. The motion carried (5-0).

V. ACTION ITEM

A. 2021-107 RES: RESOLUTION: RESOLUTION BY THE CITY OF GOOSE CREEK PLANNING COMMISSION REGARDING A ZONING OVERLAY DISTRICT ALONG THE RED BANK ROAD CORRIDOR

Motion: A motion was made to approve the resolution regarding the zoning overlay district along the Red Bank Road corridor. **Moved by** Commissioner Byrd; **Seconded by** Commissioner Lilly.

Discussion: The Commission appreciated the presentation and stated they look forward to working with Mr. Forman.

Vote: All voted in favor. Motion carried (5-0).

VI. CLOSING REMARKS & ADJOURNMENT

Motion: A motion was made to adjourn. **Moved by** Commissioner Byrd; **Seconded by** Commissioner Lilly.

Discussion: None

Vote: All voted in favor. Motion carried (5-0).

The meeting adjourned at approximately 6:03 pm.

Judie Edwards, Chair

Date: _____