

**MINUTES
CITY OF GOOSE CREEK
PLANNING COMMISSION
TUESDAY, MAY 1, 2018, 6:30 P.M.
GOOSE CREEK MUNICIPAL CENTER
519 N. GOOSE CREEK BLVD.**

I. Call to Order – Vice Chairman Josh Johnson

Action: Vice Chairman Johnson called the meeting to order at 6:30 p.m.
Present: Paul Connerty, Jeanette Fowler, Joshua Johnson,
Jeffrey Smith,
Absent: Gary, Berenyi, Allen Wall, Barry Washington
Staff Present: Kara Browder, Brenda Moneer

II. Approval of Agenda

Motion: Made a motion to accept the Agenda as posted., **Moved by**
Jeffrey Smith; **Seconded by** Paul Connerty
Discussion: There was none.
Vote: All voted in favor.

III. Review of Minutes from March 6, 2018

Motion: A motion was made to accept the minutes as submitted., **Moved by**
Jeffrey Smith, **Seconded by** Jeanette Fowler
Discussion: There was none.
Vote: All Voted in favor.

IV. Public Hearing – Rezoning request for property located on Thurgood Road designated as TMS#234-08-00-003; Request to rezone from Conservation Open Space (CO) to Residential Medium Density (R2)

Vice Chairman Johnson opened the public hearing, requesting Staff to brief the Commission on the request. Ms. Browder described the location of the subject property and the surrounding properties. She presented the current zoning layers of said property and surrounding properties. Ms. Browder noted low density residential depicted in the land use map of the Comprehensive Plan. She provided the intent of the applicant to construct one to three homes.

Mr. and Mrs. Chris Hochreiter, the applicants, presented their request to the Board. They confirmed Ms. Browder’s statement with the intent to construct one to three homes. The applicants added that they would start with one, and potentially subdivide at a future date.

Vice Chairman Johnson invited anyone present to speak for the issue. Mr. Jose Evans, of Perry Jenkins Road, spoke in favor of the issue. Vice Chairman Johnson invited anyone present to speak against the issue. There was none. Mr. Johnson inquired if the applicant had anything further to add. They did not.

Mr. Smith inquired who provided the water and sewer utilities to this area. The applicant stated that the City of Goose Creek would provide water, and Berkeley County Water and Sanitation would provide sewer.

Vice Chairman Johnson asked if there were any further questions from the Commission. There were none. Vice Chairman Johnson closed the public hearing.

Vice Chairman Johnson inquired if the Commission wished to take action on the request. Mr. Smith inquired to Staff if there are existing structures on Perry Jenkins Road. Ms. Browder stated there was some previous residential development of this area prior to annexation. Vice Chairman inquired to Staff about the timing of the annexation, coming in as Conservation Open Space with no request to rezone. Staff stated they were uncertain of the timeline of annexation.

Motion: A motion was made to approve the request to rezone the property located on Thurgood Road designated as TMS#234-08-00-003 from Conservation Open Space (CO) to Residential Medium Density (R2)., **Moved by** Paul Connerty, **Seconded by** Jeanette Fowler

Discussion: Vice Chairman Johnson stated concern for Residential Medium Density (R2) vs. Residential Low Density (R1), and a development of five lots vs. four, in conjunction with the comprehensive plan and bordering properties.

Vote: Vice Chairman Johnson requested a roll call vote. Paul Connerty, yes; Jeanette Fowler, yes; Josh Johnson, no; Jeffrey Smith, no. The vote was 2-2. The motion did not carry, and the Planning Commission would recommend to City Council not to rezone.

V. Comments from the Commission

There were none.

VI. Comments from Staff

Ms. Browder informed the Commission about discussion items for upcoming agendas, along with a training that would be held in May. She also noted the vacancies on the other Boards.

VII. Adjournment

Ms. Fowler made a motion to adjourn, and Mr. Connerty seconded. All voted in favor. The meeting adjourned at approximately 6:56.

Joshua Johnson, Vice Chairman

Date: _____