

MAYOR
Barbara Jo Blain-Bellamy

MAYOR PRO TEM
B. Alex Hyman



COUNCIL MEMBERS
Amanda Butler
William M. Goldfinch IV
Beth Helms
Justin D. Jordan
Larry A. White

PLANNING DEPARTMENT

PLANNING COMMISSION AGENDA

Thursday, September 1, 2022 | 5:30 p.m.

Building & Planning Dept. Conference Room – 196 Laurel Street

I. CALL TO ORDER

II. MINUTES

A. Approval of August 4, 2022 Meeting Minutes

III. OLD BUSINESS

A. SUBDIVISION REVIEWS

1. *Elmhurst Phase 5* – The applicant, Jimmy Gerald, is requesting preliminary plan approval, street name approval and design modifications for Phase 5 of the Elmhurst development, located on Medlen Parkway (PIN 338-00-00-0004).

IV. PUBLIC HEARINGS

A. ANNEXATIONS

1. University Plaza Drive properties:
 - a. Request from Burroughs Brothers Properties, Inc to annex approximately 3.95 acres located at 220 University Plaza Dr (PINs 383-14-01-0007, 383-14-01-0008 and 383-11-04-0026) and rezone from Horry County Highway Commercial (HC) to City of Conway's Highway Commercial (HC).
 - b. Request from Shiv of Conway LLC to annex 1.89 acres located at 107 University Plaza Dr (PIN 383-14-01-0017) and rezone from Horry County Highway Commercial (HC) to City of Conway's Highway Commercial (HC).
2. Request from Charles Merriam, Jr to annex 0.25 acres located at 1621 Church St (PIN 338-10-03-0016) and rezone from Horry County Highway Commercial (HC) to City of Conway's Highway Commercial (HC).
3. Request from Mungo Homes to annex approximately 17.71 acres located at the intersection of Hwy 813 and Hwy 65 (PIN 324-00-00-0036) and rezone from Horry County's SF-10 (Single Family Residential) to City of Conway's Low/Medium Density Residential (R1).

B. TEXT AMENDMENTS

1. Proposed amendments to the Unified Development Ordinance (UDO) *Article 2 – Definitions, Article 4 – Use Tables, Article 6 – Design Standards, Article 7 – Streets and Circulation, Article 9 – Landscaping and Buffer Requirements, and Article 10 – Subdivision and Land Development*, regarding development and design standards for major residential developments.
2. Proposed amendment to the Unified Development Ordinance (UDO) *Article 11 – Signage* to create a new section, Article 11, for the proposed Conway Landmark Sign program.

C. PD AMENDMENTS

1. Proposal to amend the Ekklesia Church Planned District (PD) to expand the permitted uses for the Miller Motte building at 2451 E Hwy 501 (PIN #383-11-03-0004) and the Canal Industries Facility/ “The Hub” at 2431 E Hwy 501 (PIN #383-11-04-0025).
2. Proposal to amend the Rivertown Landing Planned District (PD) to expand the list of permitted uses on Commercial Lot B off Community Dr (PIN #337-05-01-0006).

V. PUBLIC INPUT

VI. ADJOURNMENT