



**Rincon Planning and Zoning Board
Agenda
March 15, 2022
107 West Seventeenth Street
6:30 pm**

ityofrincon.com

MEMBERS:

- **James (Jim) Head, Chair**
- **Tom Wilson, Vice-Chair**
- **Betty Mydell, Secretary**
- **Peggy Cowan**
- **Kelly Duren**
- **Roy Griffin, Jr.**
- **Eric Hills**

Staff:

Jason Stewart, AICP, Planning Director
Lolly Whatley, Building and Planning Technician

Call meeting to order:

1. Meeting call to order
2. Roll Call
3. Invocation and Pledge
4. Approval of Agenda
5. Approval of Minutes for February 15, 2022 meeting

New Business/Plans/Plats:

1. A petition has been filed by Gregory Howard requesting a variance to put a 4 foot open picket fence in his front yard. The property is located at 215 Old Middleground Road and is owned by Gregory Howard. The property is zoned R4 (Residential). (Parcel # R2030004E00)

Input from the Public:

Input from the City Planner:

Input from the Planning and Zoning Board:

Vote by the Planning and Zoning Board:

2. An application has been filed by Kildare Land Company, LLC requesting a Zoning Map Amendment for 3 lots located on Twelfth Street and 1 lot off of Carolina to amend the zoning from OC (Office Commercial) to GC (General Commercial); the parcels are owned by Kildare Land Company, LLC. (Parcel #'s R2780001 at 0.86 acres, R2780002 at 0.86 acres, R2780004 at 1.997 acres and R2780005 at 2.03 acres)

Input from the Public:

Input from the City Planner:

Input from the Planning and Zoning Board:

Vote by the Planning and Zoning Board:

3. Coleman Company, Inc. requests a waiver for a Major Subdivision be authorized as a Minor Subdivision under the City of Rincon Ordinance Article XI, Sec. 90-287. The property is located at West 9th Street/Blandford Road, along with a portion of a parcel located at 100 Gavin Way. The property is 1.956 acres and the portion is 0.029 acres. Both parcels are zoned R-4 (single family residential); the property is owned by GHGC Holdings LLC. (Parcel # R2130013); the smaller portion is owned by Keystone Homes Inc. (Parcel # R2770001C00)

Input from the Public:

Input from the City Planner:

Input from the Planning and Zoning Board:

Vote by the Planning and Zoning Board:

Old Business/Plans/Plats:

1. A petition has been filed by Neil McKenzie of Coleman Company, Inc. for approval on a Major Subdivision Site Plan. The property is located at West 9th/Blandford Road, along with a portion of a parcel located at 100 Gavin Way. The property is 1.956 acres and the portion is 0.029 acres. Both parcels are zoned R-4 (single family residential); the property is owned by GHGC Holdings LLC. (Parcel # R2130013); the smaller portion is owned by Keystone Homes Inc. (Parcel # R2770001C00) Tabled at the February 15th, 2022 meeting.

Input from the Public:

Input from the City Planner:

Input from the Planning and Zoning Board:

Vote by the Planning and Zoning Board:

Adjournment of Meeting

Agenda Subject to Change