



**Rincon Planning and Zoning Board  
Agenda  
May 16, 2023  
107 West Seventeenth Street  
6:30 pm**

**MEMBERS:**

- **Jim Head, Chair**
- **Tom Wilson, Vice-Chair**
- **Betty Mydell, Secretary**
- **Kelly Duren**
- **Roy Griffin**
- **Eric Hills**
- **Mona Underwood**

**Staff:**

**Teri Lewis, Community Development Director**  
**Lolly Whatley, Planning and Development Specialist**  
**Sheri Swagert, Occupational Tax Specialist**

**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 April 18, 2023, meeting

**New Business:**

1. An application has been filed by Effingham County Industrial Development Authority, requesting Final Site Plan approval for a 670,000 sq. ft. warehouse. The property is owned by Effingham County Industrial Development Authority. The 465.36-acre property is located at 777 Old Augusta Rd and is zoned PUD (Planned Unit Developments); (Parcel # R2760001)

**Input from the Public:**

**Input from the City Planner:**

**Input from the Planning and Zoning Board:**

**Vote by the Planning and Zoning Board:**

2. A petition has been filed by Richard and Geraldine Busse, requesting a variance for a 10-foot reduction of a 25-foot setback to screen in an existing slab at the rear of the home. The property is owned by Richard and Geraldine Busse. The property is located at 213 St. Andrews Rd. and is zoned s zoned MXU (Planned Unit Developments); (Parcel # R2470229)

**Input from the Public:**

**Input from the City Planner:**

**Input from the Planning and Zoning Board:**

**Vote by the Planning and Zoning Board:**

3. A petition has been filed by Lawrence Alexander Homes, LLC on behalf of Maui Plaza, LLC, requesting a variance to reduce the minimum width of each lot within a proposed 35-lot single-family subdivision. The property is located at 1678 Fort Howard Rd. and is zoned R4 (Single Family Residential). (Parcel # 04630029)

**Input from the Public:**

**Input from the City Planner:**

**Input from the Planning and Zoning Board:**

**Vote by the Planning and Zoning Board:**

4. Discussion of proposed Rules of Procedure for Planning and Zoning Board.

### **Adjournment of Meeting**

Agenda Subject to Change