



OCONEE COUNTY PLANNING COMMISSION

415 South Pine Street - Walhalla, SC



TEL (864) 638-4218 FAX (864) 638-4168

MINUTES

6:00 PM, MONDAY, MARCH 21, 2016

COUNCIL CHAMBERS

OCONEE COUNTY ADMINISTRATIVE COMPLEX

Members Present: Mr. Ownbey, Chairman
Mr. Honea
Mr. Johnson
Ms. McPhail
Mr. Richards

Staff Present: Josh Stephens, Deputy Director
Matthew Anspach, Planner I
William Brewer, Planning Intern
David Root, County Attorney

Media Present: Stephen Bradley, The Journal

1. Call to Order

Mr. Ownbey called the meeting to order at 6:00 PM.

2. Approval of Minutes

Mr. Honea motioned to approve the minutes from March 7, 2016. Ms. McPhail seconded the motion. The motion passed unanimously.

3. Public Comment for Agenda and Non-Agenda Items (3 minutes)

Mr. John Windorf presented his thoughts on the current I-85 Overlay. He outlined ideas on how to apply the same property maintenance provisions listed in the ordinance in other parts of Oconee County.

4. Continued Discussion Regarding Agricultural Zoning

Mr. Stephens presented the different transects, densities, and urban growth scenarios. He mentioned that the different transects could be applied to various zoning districts in Oconee County. It was consensus among the Commission to direct staff to draft and present various Agricultural zoning scenarios for consideration.

5. Discussion Regarding Residential Zoning

Mr. Stephens presented the discussion and introduced William Brewer, Planning Intern, for a presentation on Pocket Neighborhoods. Mr. Brewer presented an overview of Pocket Neighborhoods and how this type of residential development could be applied to Oconee County. In order to allow for such development, a staff recommendation was made to request that the Planning Commission direct staff to draft both a new residential zoning district and a Planned Development District.

Ms. McPhail motioned to direct staff to draft both ordinances for the Planning Commission to review at the next meeting. Mr. Honea seconded the motion. The motion passed unanimously.

7. Old Business

Mr. Richards presented two items of old business. The first item of business was a request for the Planning Commission to discuss Recycling options in Oconee County.

The second item concerned an update on the establishment of the Agriculture Advisory Board.

Mr. Root provided an update to the Planning Commission.

Mr. Richards requested that the Planning Commission submit an ordinance establishing such a Board to County Council for consideration.

8. New Business

Mr. Stephens stated that the next meeting would be on April 4, 2016.

9. Adjourn

Ms. McPhail motioned to adjourn. Mr. Hones seconded the motion. The motion passed unanimously and the meeting adjourned at 7:16 PM.