

OCONEE COUNTY PLANNING COMMISSION

415 South Pine Street - Walhalla, SC



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

COMMISSION MEMBERS

Teresa Spicer, District I

David Nix, District II

Gary Gaulin, Vice-Chairman, District V

Frankie Pearson, Chairman, District IV

Pat Williams, At-Large

Mike Johnson, At-Large

AGENDA

5:00 pm, Thursday February 6, 2023

Council Chambers - Oconee County 415 S Pine St, Walhalla SC 29691

1. Call to Order
2. Invocation
3. Pledge of Allegiance
4. Approval of minutes from January 19, 2023
5. Public Comment for Non-Agenda Items (4 minutes per person)
6. Commission Member Comments
7. Staff Comments
8. Discussion regarding amending chapter 32 of the Oconee County Code of Ordinances by adding a provision providing for preapproval by South Carolina Department of Transportation or the Oconee County Roads and Bridges Department in relation to subdivision plans submitted for preliminary approval.
 - a. Public Comment
 - b. Discussion/ vote
9. Discussion regarding 2023 goals and objectives for the Planning Commission
 - a. Public Comment
10. Adjourn

If you are not able to attend in person and you have a comment, you may submit it by contacting the Planning Department at planninginfo@oconeesc.com or 864-638-4218, so that we may receive your comment and read it into the record. Meetings available on YouTube: "YourOconee"

OCONEE COUNTY PLANNING COMMISSION

415 South Pine Street - Walhalla, SC



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

Minutes

5:00 pm- Thursday, January 19, 2023

Council Chambers - Oconee County Administrative Complex

Members

Gary Gaulin
Frankie Pearson
Mike Johnson

Teresa Spicer
David Nix
Pat Williams

Staff Present

James Coley, Planning Director
Elise Dunaway, Assistant to Planning & Codes
David Root, County Attorney

Media

Lauren Pierce, The Journal

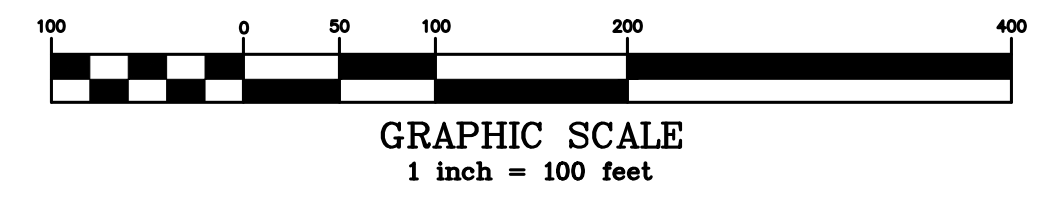
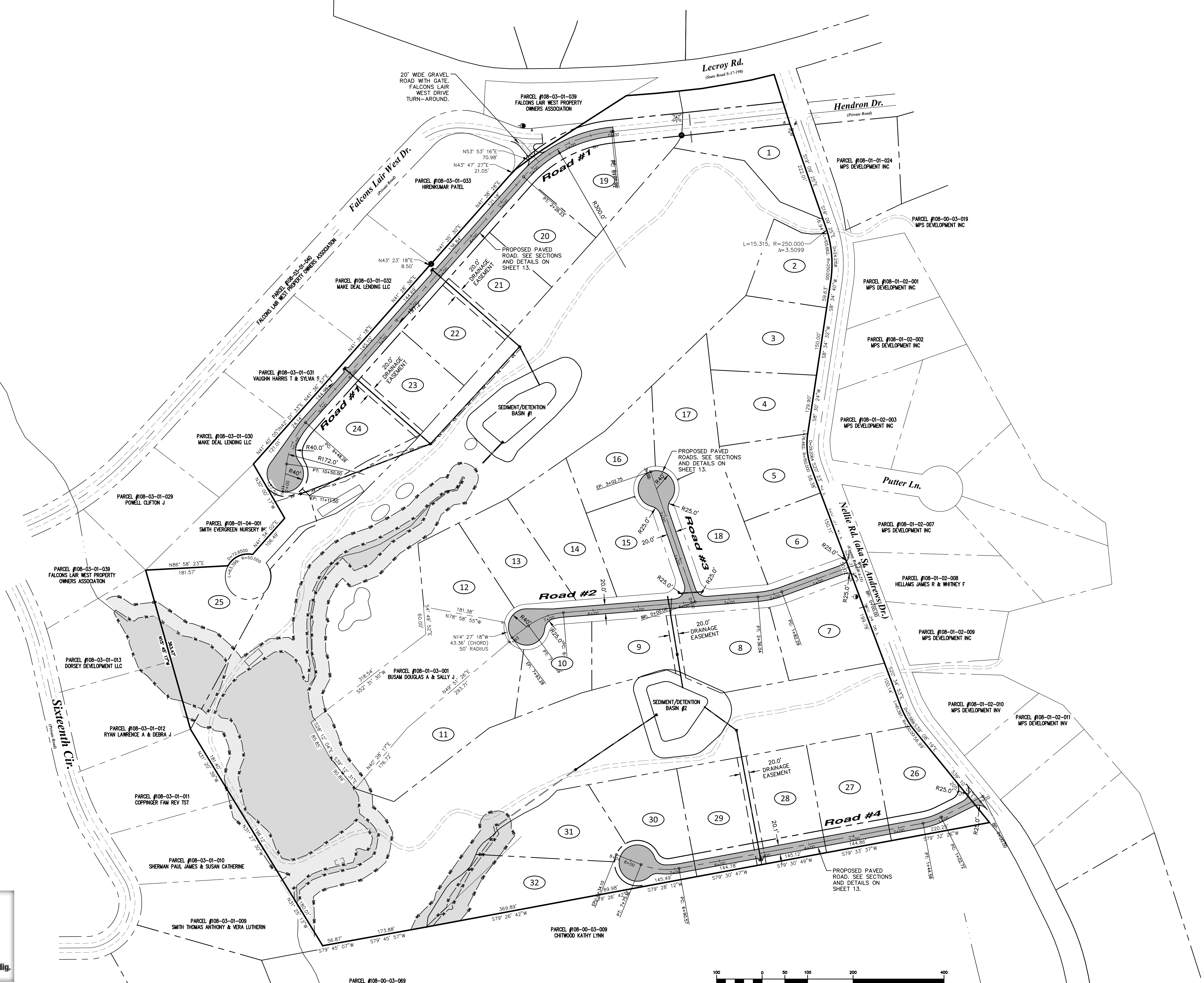
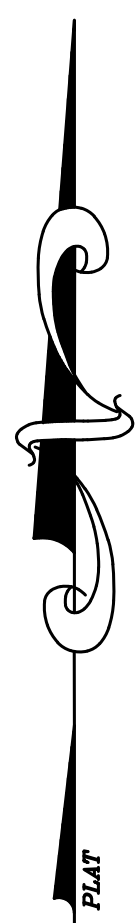
1. Call to order – Mr. Pearson called meeting to order at 5:00 PM.
2. Invocation was led by Mr. Root.
3. Pledge of Allegiance was led by Mr. Johnson.
4. Approval of minutes from January 5, 2023 – Mr. Pearson moved to approve the minutes; seconded by Mr. Williams. Approved unanimously 6/0
5. Public comment (non-agenda items):
None
6. Commission member comments:
Mrs. Spicer gave an update on the Comp Plan. Including completion of 6.2.4.4 and 5.3.2.4.

Mr. Williams commented on development and density standards throughout the state and where Oconee County is headed with growth especially as it relates to infrastructure. Mr. Williams is concerned with density and development standards.

Mr. Gaulin commented on the relationship between sewer infrastructure and growth, specifically how development will be more attractive along sewer. He mentioned having OJRSA present to the commission and help shape and plan for future growth.

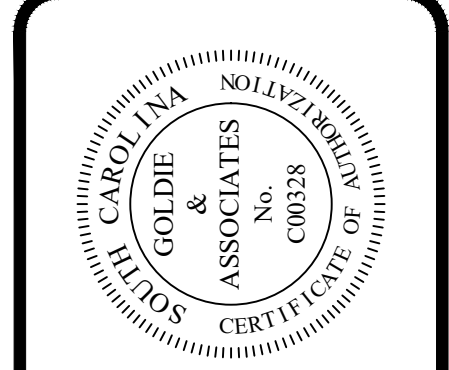
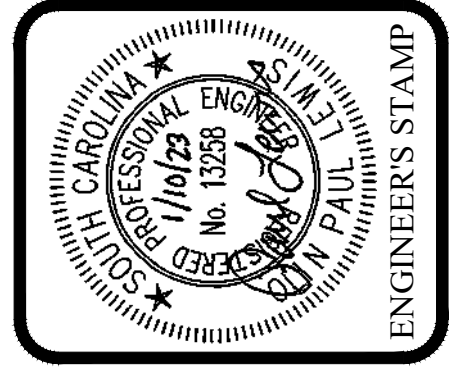
7. Staff comments:
None

8. Discussion regarding South Carolina Freedom of Information Act with County Attorney.
Mr. Root briefed the members on what constitutes as a quorum and to mindful of “meetings.”
Discussion on what information is eligible to obtain through a FOIA request.
9. Discussion regarding draft Junkyard ordinance, receipt of comments from County Attorney
 - a. Public Comment:
None
 - b. Discussion / Vote:
Mr. Gaulin moved to have the county attorney to put the proposed ordinance in final form and resubmit it to the Planning Commission ordinance ready. Seconded by Mr. Williams.
Approved 6/0.
Mr. Root read through the proposed Junkyard Ordinance and had ongoing discussion and clarification with the members on different edits throughout the document.
10. Adjourn – The meeting was unanimously adjourned at 7:00 PM.



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NO.	DATE	INITIAL	DESCRIPTION
0	11/02/23		



210 W. North Second Street
 Seneca, SC 29678
 Phone: (864) 882-8194

Civil and Environmental Engineering
 Environmental Consulting
 Utility Operations
 Environmental Laboratory



CLIENT: Upstate Utilities
 PROJECT: Windsor at Walhalla
 SHEET TITLE: Layout Plan

SHEET NO. 3	OF 13
FILE NO. 1694.2	

Sec.32-222 Preliminary plan and supporting data

A. Submittal requirements

10. Properties with road frontage on US HWY 123 (from the Oconee/ Pickens County line, 34.69288, -82.85522 to the City of Seneca municipal boundary, 34.69934, -82.93239) shall submit to, and receive approvals from, South Carolina Department of Transportation prior to final approvals from Oconee County Planning Department. All SCDOT comments shall be incorporated in the plan submitted to the County. Design priorities should include connecting parking areas and limiting curb cuts through the HWY 123 Corridor.