

*South Carolina*  
**SPRINGDALE**

**MINUTES**

**Springdale Planning Commission Regular Meeting**

February 25 Regular Meeting

5:00 p.m.

Springdale Town Hall – Council Chambers

The media and public were duly notified of the date, time, and place of this meeting.

**Member(s) Present:** Vice Chairman Bill Jordan, members George Capps, Jeff Hendrix, and Town/Zoning Administrator Joe Boyes.

**Member(s) Absent:** Chairman Lynn Hutchinson.

**I. Call to Order**

Vice Chairman Jordan called the meeting to order at 5:05 PM and provided the invocation. A quorum was present.

**II. Minutes**

The November 19, 2013 minutes were approved as submitted.

**III. Public Hearing – MA-14-01: TMS 005633-02-021 (Essex Dr.) from R-1 to C-1**

A. Administrator Boyes provided an overview. Wayne Schuler from Central Midlands Council of Governments outlined the rezoning process. Mr. Boltinhouse, the property owner, commented that he did not know why it wasn't rezoned as part of the overlay. Member Capps asked Mr. Boltinhouse if he had any specific plans for the property. Mr. Boltinhouse stated that he wants to rent the building as a warehouse for revenue purposes or as a potential live-work space.

Vice Chairman Jordan then opened the public hearing. Ms. Jennifer Sickle spoke in opposition to the rezoning. Ms. Bobbie Williams spoke against rezoning. Mr. Bill Fauche spoke against rezoning. Mr. John Huffman asked about the comprehensive plan for the district. Ms. Lucy Jeffcoat spoke against rezoning. Ms. Nancy Pleasant presented a letter from Mr. Don Kinkle in opposition of rezoning. Mr. Jordan read the letter. Ms. Pleasant also spoke against rezoning. Mr. Jordan closed the public hearing portion.

**IV. New Business**

A. Consideration of MA-14-01: A request from Phillip Boltinhouse to rezone TMS 005633-02-021 from R-1 (Residential) to C-1(General Commercial). Mayor Michael Bishop inquired as to the property's continued use, and made a recommendation to the commission to deny the request of Mr. Boltinhouse. Mr. Capps made the motion to rezone the property as C-1. There was no second. The Planning Commission, on motion from member Hendrix, seconded by member Jordan, voted to recommend to Town

Council to decline the request to rezone. Members Jordan and Hendrix voted in favor of declining the request, and Member Capps voted against the motion.

**V. Adjourn**

The Commission voted unanimously to adjourn at 6:48 pm based on a motion by Member Hendrix, seconded by member Capps.

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Lynn Hutchinson, Chairman

Attest:

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Joe Boyes, Town Administrator