

# PLANNING COMMISSION WORK SESSION MINUTES

Tuesday May 3, 2022  
3:00 P.M.

Town Hall

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**Members Present:** Member Jeff Grover, Chair Zack Haney, Member Charlie Banks

**Members Absent:** Vice Chair Rae Davis, Member William Lynch

**Staff Present:** Zoning Administrator (ZA) Kevin Singletary and Town Clerk Shannon Bowers

**Call to Order:** Chair Haney called the meeting to order at 3:04 p.m., and acknowledged the appropriate notifications in compliance with the SC Freedom of Information Act had been met.

## Discussion

**Capital Investment Projects:** ZA Singletary provided his thoughts on the capital investments projects and asked the Planning Commission (PC) to provide their input on listing projects out in terms of importance. General discussion included grouping goals from the comprehensive plan by category (planning/zoning, communications, etc.), creating an avenue for community engagement, coordination with Lexington County on planning issues, and updating density numbers based on current projections from Lexington County. Further discussion included a list of high priorities from PC members: updating the zoning ordinances and zoning maps, coordination with Lexington County, coordination with school district to acquire property located in the Town, housing study, develop standards for town center, village, and the tech park, update standards to facilitate high quality residential development, regulations of open spaces and nature preservation, revitalization of the downtown area, and re-development of vacant commercial buildings. ZA Singletary agreed to compile the lists for ranking at a future meeting.

**Cooperative and Communications with Lexington County discussion:** ZA Singletary suggested that Public Affairs Director Nicholle Burroughs be invited to the next PC meeting to speak on updates to some of the coordination efforts and receive feedback from the PC for facilitating meetings with the County.

**Comprehensive Plan Discussion:** ZA Singletary had no major updates on changes to the comprehensive plan to date. He noted that the most obvious change to this would be the description of the General Commercial zoning district.

**Open time for PC and Staff:** There were no comments by staff or PC members.

**Adjournment:** Chairman Haney adjourned the work session at 3:55 p.m.

PC APPROVED (Date): \_\_\_\_\_ June 7, 2022 \_\_\_\_\_