



Oconee County Planning Commission

415 S. Pine Street, Walhalla, SC

29691

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Minutes

Planning Commission Meeting

April 05, 2010

The Oconee County Planning Commission held a regular meeting on April 05, 2010 at 6:00 PM in Council Chambers at the Oconee County Administrative Building, 415 S. Pine St., Walhalla, SC 29691.

Members Present:

Tommy Abbott (Chairman)
Howard Moore, (Vice Chairman)
Randy Abbott
Ryan Honea
Andy Heller
Rex Ramsay
Bill Evatt

Art Holbrooks (Planning Director)
Aaron Gadsby (County Planner)

Media Present:

Carlos Galarza, Daily Journal
Ray Chandler, Anderson Independent
Dick Mangrum, WGOG

Item 1: Chairman Abbott called the meeting to order.

Item 2: Approval of Minutes – Mr. Abbott noted that Mr. Bill Evatt seconded the motion to go into the executive session. The correction was noted. Mr. Evatt made a motion to approve the corrected minutes; Mr. Moore seconded the motion. The motion passed unanimously.

Item 3: Public Comment -

Steve Moore- Mr. Moore that the Planning Commission should request that Council send the ZEO back to them for review. Mr. Moore also felt the Westminster Fire Station should be sent to the Commission for review and that questions should be raised regarding the bid for the building that occurred in 2007.

Mrs. Donna Linsin- Mrs. Linsin shared concerns regarding the current proposals in front of County Council dealing with the Highpointe development and the lack of Planning Commission review.

Mr. John Little- Mr. Little spoke against the ZEO and believes that it is a simple taking of property rights.

Mr. Larry Linsin- Mr. Linsin raised concerns regarding the cost of the proposed Seneca Library and noted that citizens have yet to hear why 9.1 million is required. Mr. Linsin asked the Commission to consider asking the Library Board to explain why they could not build a library at a more reasonable price.

Mr. Jerry Barnett- Mr. Barnett spoke out against the ZEO and stated that real citizens will be heard.

B.J. Littleton- Mr. Littleton stated that the jail should be dealt with as soon as possible.

Item 4: Presentation by Oconee County Library Board- The Library Board ask the Planning Commission for their support to build the new branch of the Seneca Library, utilizing a USDA grant from funds in the American Recovery and Reinvestment Act. The grant available was for 2.5 million and the rest would need to be funded through a general obligation bond of approximately 6.1 million, with private contribution of approximately 500,000 dollars. Discussion followed. Mr. Evatt made a motion to forward to County Council a recommendation that the Council approve moving forward with the grant application, \$500,000 dollars in private contributions, and finance the rest of the cost to build the library with general obligation bonds. Ms. Heller seconded the motion. The motion passed unanimously.

Item 5: Discussion Regarding the Adopted Performance Standard's Review- Mr. Holbrooks presented some draft language on possible updates to the Communication Towers Regulations. Discussion followed.

Item 6: Old Business- There was no old business.

Item: 7 New Business- Mr. Holbrooks presented two possible zoning districts that may be incorporated into the ZEO. The first district was the Public and Recreation District and the second was an Agricultural Residential District. Discussion followed.

Chairman Abbott asked the Commission to make a motion that until the Commission had time to review the ZEO and make recommendations to County Council for their consideration, that all new zoning petitions would be considered by the Commission. Chairman Abbott felt that in one or two meetings the Commission could make their suggestions and forward them to County Council. Mr. Moore made a motion that the Commission slow down, review the ZEO, and wait to make recommendations on any new petitions until after their review is finalized. Mr. Evatt seconded the motion. Discussion followed. The motion passed unanimously.

Item 8: Meeting adjourned.