



OCONEE COUNTY PLANNING COMMISSION

415 South Pine Street - Walhalla, SC



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

MINUTES

6:00 PM, MONDAY, JUNE 22, 2015

COUNCIL CHAMBERS

OCONEE COUNTY ADMINISTRATIVE COMPLEX

Members Present: Mr. Honea
Mr. Kisker
Mr. Lyle
Mr. Ownbey
Ms. McPhail
Mr. Richards

Staff Present: Josh Stephens, Deputy Director of Community Development
Matthew Anspach, Planner I
William Brewer, Planning Intern
Thomas Martin, Esq., County Attorney

Media Present: Mr. Ray Chandler, Anderson Independent
Mr. Dick Mangrum, WGOG

1. Call to Order

Ms. McPhail called the meeting to order at 6:00 PM.

2. Approval of Minutes for Monday, June 8, 2015

Mr. Honea motioned to approve the minutes from June 8, 2015.

Mr. Ownbey seconded the motion. The motion passed unanimously.

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

Ms. Andy Heller expressed her position on the proposed noise ordinance amendment. She commented on the specifics of the proposed ordinance that includes determining the time of day; enforcement and fine procedure; and how it can be too subjective. She also mentioned the importance of regulating “party boats” that are present on the County lakes.

Mr. Gary Littlefield expressed his position on the proposed noise ordinance amendment. He spoke and discussed about numerous instances where complaints have been made about the noise at commercial establishments during late evening hours.

Mr. John Adams spoke on his position about the proposed noise ordinance amendment and presented an email with details of his position to the Commission.

Mr. Tim Hydrick, business partner of a restaurant named The Lighthouse, explained his position on the noise ordinance amendment. He also mentioned that the establishment intends to continue to be a good neighbor.

Mr. Honea spoke briefly about his support to keep the Indemnification Ordinance in place.

4. Discussion and Consideration of Ordinance 2015-18 (Noise Ordinance Amendment)

Mr. Stephens introduced the details of the proposed noise ordinance amendment and suggested that members of the Commission discuss the details in order to make a recommendation to County Council. He also mentioned that County Council requested a recommendation by July 9th.

Ms. McPhail mentioned that there are certain aspects of the ordinance in question that should be discussed and considered during the meeting. She mentioned the following topics that could be considered: the definition of an “open air concert”, enforcement procedure, and possible parties that may be affected.

Mr. Ownbey mentioned that there may be questions related to how the ordinance amendment could affect both commercial and residential locations.

Ms. McPhail invited Sheriff Crenshaw to discuss the ordinance amendment and answer any questions that the Commission may have about enforcement.

Sheriff Crenshaw discussed that determination of a violation of the ordinance amendment can be subjective in nature under the current ordinance. He mentioned that it would be important to define the term “open air concert”.

Mr. Richards commented on how distance and sound level affect the determination of a violation of the ordinance.

Mr. Stephens suggested that the Commission consider the following factors in order to make a thorough recommendation to County Council: consideration of the definition of an “open air concert”; sound level determination; time of day and night; and the effect on residences and businesses.

Ms. McPhail suggested that members of the Commission consider a location to have a meeting and conduct a workshop to help determine how the noise ordinance amendment could be most effective by listening to music played at various decibel levels.

5. Continued Review of the Comprehensive Plan – Goal 5

Goal 5:

Mr. Anspach introduced the topic and discussed the revisions made based on comments from the Commission at the previous meeting for Goal 5 of the Comprehensive Plan.

Objective 1

Mr. Anspach discussed the revisions in the title of the objective, strategy three, and five.

Objective 2

Mr. Anspach discussed the revisions in strategies one, four, and seven.

6. Presentation and Discussion on Comprehensive Plan Survey Results

Mr. Stephens introduced the results and presented the methodology of the survey.

Mr. Brewer presented on the first three survey questions and their findings in the survey results.

Mr. Anspach presented on the next four findings of the survey results.

Mr. Stephens presented on the remainder of the survey results and answered all questions from the Commission.

7. Discussion on Locations for Community Meetings

Mr. Anspach presented on the topic of determining potential locations for community meetings. He mentioned that Mr. Childress had submitted three suggestions for community meetings locations prior to the Planning Commission meeting, due to his inability to attend. He also mentioned that staff has compiled a list of recommendations to go along with the Commission's suggestions.

Members of the Commission each submitted suggestions for locations within their respective districts.

Mr. Richards mentioned the importance of advertising the dates of the meetings around the County, as well as beginning the meetings in August, as people return from their summer vacations, etc.

Ms. McPhail suggested possible days of the week to be Monday and Thursday. She also suggested utilizing social media as a method of communication to inform people of the meetings.

Mr. Anspach mentioned that paper versions of the Comprehensive Plan surveys could be distributed at the meetings once the schedule has been determined.

8. Old Business

Mr. Stephens discussed the outcome of a meeting between the County Administrator, the County Council Chairman, and Ms. McPhail and review of Chapter 32 & 38 of the Code of Ordinances was discussed. He presented updating airport land use standards and wi-fi tower penalty where agreed upon priorities.

9. New Business

Mr. Stephens informed the Commission that the next regularly scheduled meeting is on July 13th. He added that there will need to be a special meeting held to allow for a workshop to help the Commission determine what their recommendation will be for the Council. He then passed out material to staff put together for a potential Coordination Element to the Comprehensive Plan, as previously directed to do, by the Commission. Mr. Stephens asked the Commission to review the material to be discussed at the next regularly scheduled meeting.

8. Adjourn

Mr. Ownbey motioned to adjourn the meeting.

Mr. Richards seconded the motion. The motion passed unanimously. 8:11PM