

The Town of Summerville Planning Commission Special Meeting
Minutes
March 29, 2021

This meeting of the Town of Summerville Planning Commission was held in Town Council Chambers and was attended by Commission Members, Jim Reaves, Chairman; Kevin Carroll; Tom Hart; Charlie Stoudenmire; Jonathan Lee; and Betty Profit. Elaine Segelken was unable to attend. Staff in attendance included Jessi Shuler, AICP, Director of Planning; and Rebecca Vance, AICP, Town Administrator. The public was invited to attend in person, or they viewed the meeting via live-stream.

Jim Reaves, Chairman, called the meeting to order at 4:07 PM.

Public Hearings:

The first public hearing opened at 4:07 PM and was for the proposed ordinance to repeal Chapter 11 – Water Management of the Unified Development Ordinance. Mr. Reaves introduced the item and asked if there was anyone in attendance to speak on the matter. Hearing and seeing no requests, the public hearing was closed at 4:07 PM.

The second public hearing opened at 4:08 PM and was for the proposed ordinance to enact a new ordinance, Chapter 22, Water Management – Flood Damage Prevention and Stormwater Management. Mr. Reaves introduced the item and asked if there was anyone in attendance to speak on the matter. Hearing and seeing no requests, the public hearing was closed at 4:08 PM.

Old Business

The first item under New Business was the proposed ordinance to repeal and replace in its entirety the Unified Development Ordinance adopted on October 10, 2019 as last amended on December 10, 2020 with former Town Code, Chapter 32, Zoning; Chapter 22, Stormwater Management; Chapter 20, Article II, Planning Commission; and Article III, Development Standards, Section 20-71, Roads; and Chapter 6, Article III, Flood Damage Prevention, as existing upon repeal on October 10, 2019. Mr. Hart made a motion to approve, and Mr. Lee made the second. Mr. Reaves asked if there was any discussion, and Mr. Carroll explained that after looking at both documents and dealing with regulations most of his life, he believes that the UDO is a much better document. He suggested that the Commission should proceed with amendments, but not throw the UDO out altogether. Hearing no other discussion, Mr. Reaves called for the question, and the motion failed on a 3-3 vote with Mr. Hart, Mr. Reaves, and Mr. Lee voting in favor, and Ms. Profit, Mr. Carroll, and Mr. Stoudenmire voting in opposition.

New Business:

The first item under New Business was the proposed ordinance to repeal Chapter 11 – Water Management of the Unified Development Ordinance. Mr. Hart made a motion to approve, and Mr. Reaves made the second. Mr. Reaves asked if there was any discussion, and Mr. Carroll stressed that he stood by his previous comments and didn't understand why this chapter couldn't just be amended in the UDO. Following some discussion clarifying the connection of this agenda item to the next item on the agenda and the location of the new Chapter 22 within Town Code, Mr. Reaves called for the question. The motion passed with Mr. Hart, Mr. Reaves, and Mr. Lee voting in favor; Ms. Profit and Mr. Carroll voting in opposition; and Mr. Stoudenmire abstaining.

The second item under New Business was the proposed ordinance to enact a new ordinance, Chapter 22, Water Management – Flood Damage Prevention and Stormwater Management. Mr. Hart made a motion to approve, and Mr. Carroll made the second for purposes of discussion. Mr. Reaves asked if there was any discussion, and hearing none, he called for the question. The motion passed with Mr. Hart, Mr.

Reaves, and Mr. Lee voting in favor; Mr. Stoudenmire and Mr. Carroll voting in opposition; and Ms. Profit abstaining.

Adjourn

With no further business for the Commission, Mr. Carroll made a motion to adjourn with Mr. Hart making the second. The motion carried and the meeting was adjourned at 4:16 PM.

Respectfully Submitted,

Date: 4/19/21

Jessi Shuler, AICP
Director of Planning

Approved: 
Jim Reaves, Chairman or Kevin Carroll, Vice Chairman