

The Town of Summerville Planning Commission Meeting
Minutes
September 18, 2023

This meeting of the Town of Summerville Planning Commission was held in the 3rd floor Council Chambers and was attended by Commission Members, Jim Reaves, Chairman; Charlie Stoudenmire; Elaine Segelken; Kevin Carroll; Tom Hart; and Jim Bailey. Betty Profit was unable to attend. Staff in attendance included Jessi Shuler, Director of Planning. 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 4:00 PM.

Approval of Minutes:

The Chairman asked if there were any edits or additions to the minutes from the meeting on August 21, 2023. Hearing none the minutes were approved as submitted.

Public Hearings:

The first public hearing opened at 4:07 PM and was for the petition by Betty H. Knight to annex TMS# 136-07-02-003, located at 1227 Central Avenue, and totaling approximately 1.3 acres. Currently zoned R-1, Single-Family Residential, in Dorchester County and will be zoned N-B, Neighborhood Business, upon annexation into the Town of Summerville's municipal limits. (Council District 1) Mr. Reaves introduced the item. Losse Knight spoke on behalf of his grandmother Betty Knight who is in a nursing home. He explained that Central Avenue is becoming more a commercial corridor, particularly in this area and with the planned road widening, and his grandmother's wishes are to sell the property and have the proceeds go to her care. Mr. Knight also noted that the surrounding neighbors are in support of the request. Discussion ensued regarding the exact location of the property. Ms. Shuler then read an email into the record from Bob Thomas at 1223 Central Avenue in support of the annexation and zoning to N-B. Robert Pratt, the realtor, added that the property appears to be a good spot for a professional office particularly with the road being widened, but it could still be residential as well. Hearing no further public comment, the public hearing was closed at 4:08 PM.

Old Business

There were no items under Old Business.

New Business:

The first item under New Business was New Street Names. Ms. Shuler stated that they one new street name for review. The street is off of N. Maple Street and is for an industrial development in Berkeley County, but the beginning of the road is in the Town limits. Three potential names are available for approval: Newfield Drive, Dustoff Drive, and Mainline Boulevard. She added that the applicant prefers Newfield Drive. Ms. Segelken made a motion to approval Newfield Drive, and Mr. Hart made the second. The motion passed unanimously.

The second item under New Business was the petition by Betty H. Knight to annex TMS# 136-07-02-003, located at 1227 Central Avenue, and totaling approximately 1.3 acres. Currently zoned R-1, Single-Family Residential, in Dorchester County and will be zoned N-B, Neighborhood Business, upon annexation into the Town of Summerville's municipal limits. (Council District 1) Ms. Segelken made a motion to recommend approval of the annexation and zoning to Council, and Mr. Hart made the second. Mr. Hart explained that he felt this request fits within the development of the area, and Mr. Bailey agreed, adding that the existing home would be very close to the street once the road is widened. Hearing no further discussion, Mr. Reaves called for the question and the motion passed unanimously.

Miscellaneous:

Ms. Shuler informed the Commission that Mr. Hart, Mr. Carroll, and Ms. Profit's terms would be expiring at the end of the year. She stated that she would email them a link to the online application if they choose to reapply to serve on the Commission.

Adjourn


With no further business for the Commission, Mr. Hart made a motion to adjourn with Ms. Segelken making the second. The motion carried and the meeting was adjourned at 4:11 PM.

Respectfully Submitted,



Jessi Shuler
Director of Planning

Date: October 16, 2023

Approved: 
Jim Reaves, Chairman or Jim Bailey, Vice Chairman