

**SIMPSONVILLE PLANNING COMMISSION  
MINUTES  
May 03, 2016 6:30 P.M.**

**MEMBERS PRESENT:** Mark Rodeffer (Chair), Caroline Mahaffey (Vice-Chair), Kevin Glenn, Randy Anderson, Jimmy McDougall, Janet Moore, James Boyd

**MEMBERS ABSENT:** None

**CITY STAFF/LEADERS PRESENT:** Jason Knudsen

**CALL TO ORDER/OPENING REMARKS**

Mr. Rodeffer called the meeting to order at 6:30 p.m.

Mr. Knudsen held roll call.

**APRIL MEETING MINUTES**

Ms. Mahaffey moved to accept the April 05, 2016, Planning Commission minutes.

Mr. Boyd seconded the motion.

The motion to accept the April 05, 2016 Planning Commission minutes passed by unanimous vote, 7-0.

**AXZ-2016-03, 411 STOKES ROAD, ANNEXATION/REZONE**

Mr. Knudsen introduced docket #AXZ-2016-03, 411 Stokes Road, annexation/rezoning.

Michael Sprague, of 411 Stokes Road, gave a brief description of the request.

There was no public comment.

There was no discussion.

Mr. Knudsen indicated that staff supports approval of this rezoning.

Mr. Anderson moved that the Planning Commission recommend approval of the requested zoning for Ordinance AXZ-2016-03.

Ms. Moore seconded the motion.

The motion to recommend approval of the requested zoning for Ordinance AXZ-2016-03 passed by unanimous vote, 7-0.

**SP-2016-07, IVY WALK SUBDIVISION, SITE PLAN REVIEW**

Mr. Knudsen introduced docket #SP-2016-07, Ivy Walk subdivision site plan review.

Paul Harrison, with Bluewater Civil, gave a brief description of the request.

Ms. Pat Reynolds, of 102 Castle Hall Ct, expressed concern for the amount of traffic on Barker Road.

There was discussion regarding procedures for subdivision approvals.

Mr. Knudsen indicated that staff supports conditional approval of the site plan.

Ms. Mahaffey moved that the Planning Commission conditionally approve the preliminary plat for the Ivy Walk subdivision.

Mr. Glenn seconded the motion.

The motion to conditionally approve the preliminary plat for the Ivy Walk subdivision passed by unanimous vote, 7-0.

**SP-2016-08, HARRISON BRIDGE CENTER ID PHASE 4, MASTER SITE PLAN**

Mr. Knudsen introduced docket #SP-2016-08, a master site plan review for phase 4 of the Harrison Bridge Center ID.

Chip Buchanan, with CCAD Engineering, presented a master site plan for phase 4 of the Heritage Bridge Center ID

There was no public comment.

There was some discussion regarding comments from the City of Simpsonville's fire marshal.

Mr. Knudsen indicated that staff supports approval of the master site plan.

Ms. Mahaffey moved that the Planning Commission approve the master site plan for phase 4 of the Harrison Bridge Center ID.

Ms. Moore seconded the motion.

The motion to approve master site plan for phase 4 of the Harrison Bridge Center ID passed by unanimous vote, 7-0.

## **OTHER BUSINESS**

Ms. Mahaffey moved to adjourn the meeting.

Ms. Moore seconded the motion.

The motion to adjourn this meeting passed by unanimous vote, 7-0.

**Commission adjourned at 6:58 p.m.**