

The Beaufort County Planning Commission will hold its regularly scheduled meeting on **MONDAY, June 7, 2010, at 6:00 p.m.** in the **County Council Chambers**, County Administration Building, 100 Ribaut Road, Beaufort, SC.

NOTE: A Commissioners' Workshop will be held in the Planning Office, Room 115, County Administration Building (5:30 to 6:00 p.m.).

AGENDA

- I. Call to Order
- II. Pledge of Allegiance
- III. Review Minutes of May 3, 2010, Meeting
- IV. Chairman's Report and Public Comment Period
- V. **PUBLIC HEARING AND RECOMMENDATION** on Text Amendments to the Beaufort County Zoning and Development Standards Ordinance (ZDSO), Article XII. Subdivision Design (that replace Rural Subdivision with Rural Small-lot Subdivision):
 - Division 3, Section 106-2539. Rural small lot subdivisions
 - Division 4, Subdivision 2. Small Lot Rural Subdivisions: Section 106-2596. Minimum Development Standards for Small Lot Rural Subdivision; and Section 106-2597. Conditions and limitations
- VI. **PUBLIC HEARING AND RECOMMENDATION** on Beaufort County Zoning Map Amendments to change the zoning of all lands currently zoned Rural Residential to Rural in the following areas of the County – Sheldon Township, St. Helena Island, and Port Royal Island (in areas located outside of the Airport Overlay District) ([backup](#))([types](#)) ([map](#))
- VII. **PUBLIC HEARING AND RECOMMENDATION** on a Text Amendment to the Beaufort County Zoning and Development Standards Ordinance (ZDSO), Article I, Section 106-9(b)(1)--Nonconformities (adds subsection that allows nonconforming historic buildings to be adaptively reused and become conforming through approval of a special use permit) ([backup](#))
- VIII. Other Business: Consideration of a Charter to Create the Beaufort/Port Royal Metropolitan Planning Commission

IX. Adjournment

Notes:

1. The July 2010 regularly scheduled Beaufort County Planning Commission meeting will be held on **THURSDAY, July 1, 2010, at 6:00 p.m.**
2. The background material on this month's agenda items may be viewed at the Planning Office, Room 115, Beaufort County Administration Building, 100 Ribaut Road, Beaufort, SC; or call the Beaufort County Planning Department at 470-2724 if you desire details on any of the agenda items.