The Florence County Planning Department staff posted the agenda for the meeting on the information boards at the main entrance and the back entrance of the County Complex and on the information board at the entrance of the Planning and Building Inspection Department building.

I. Call to Order

II. Review and Motion of Minutes
   - Meeting of May 24, 2016

III. Public Hearings

   **Zoning Map Amendment:**

   **PC#2016-10** Map Amendment requested by Christopher M. Todd to change the zoning district designation for property located at 114 Steele St., Pamplico, SC as shown on Florence County Tax Map No. 60008, Block 01, Parcel 004 from Single-Family Residential District (R-2) to General Commercial District (B-3).
I. Other Business:

None

II. Director’s Report:

- Summary Plats

- Building Reports

III. Executive Session (if needed)

IV. Adjournment
PC#2016-10

- **Subject:** Map amendment request from Single Family Residential District (R-2) to General Commercial District (B-3)
- **Location:** 114 Steele Ave., Pamplico, SC
- **Tax Map Number:** 60008, Block 01, Parcel 004
- **Council District(s):** 2; County Council
- **Owner Of Record:** South Carolina Home Mission
- **Applicant:** Christopher M. Todd
- **Land Area:** 0.823 Acres
- **Water/Sewer Availability:** Town of Pamplico
- **Staff Recommendation:** Approve as submitted
PC#2016-10 Aerial Map
PC#2016-10 Public Hearing Notice
PC#2016-10 Left View From Property
PC#2016-10 Across Street from Property
PC#2016-10 Right View from Property
PC#2016-10 Background

• **Staff Analysis:**

  **Existing and Proposed Zoning:**
  The subject property is currently a vacant church and zoned R-2, Single-Family Residential District. The proposal is to rezone the subject property to B-3, General Commercial District.

  **Transportation Access and Circulation:**
  Present access to the property is by way of Steele Street.

  **Surrounding Land Use and Zoning**
  North: Single-Family Residential/R-2/Town of Pamplico
  South: Commercial Business/B-3/Town of Pamplico
  West: Commercial Business/B-3/Town of Pamplico
  East: Single-Family Residential/R-2/Town of Pamplico

  **Traffic Review:**
  The rezoning of this property will have a minimal effect on traffic flow for the area.

  **Chapter 6-Zoning Ordinance:**
  The intent of the B-3, General Commercial District: The intent of this district is to provide for the development and maintenance of commercial and business uses strategically located to serve the community and the larger region in which it holds a central position.
• Other Business

• Director’s Report
  – Summary Plats
  – Building Reports

• Executive Session

• Adjournment