



**AGENDA**  
**SUMTER CITY-COUNTY PLANNING COMMISSION**  
**WEDNESDAY, JULY 25, 2012 3:00 P.M.**  
**FOURTH FLOOR COUNCIL CHAMBERS**  
**SUMTER OPERA HOUSE (21 N. MAIN STREET)**

- I. INVOCATION – CHAIRMAN’S CHOICE
- II. REVIEW OF MINUTES – JUNE 27, 2012
- III. NEW BUSINESS

1. **MAJOR SITE PLANS**

**MSP-12-30/HCPD-12-26, 185 W. Wesmark Blvd.- Anytime Fitness (City)**

Request for Major Site Plan and Highway Corridor Protection District design review approval for construction of a 12,600 sq. ft. multi-tenant commercial structure on +/-3.25 acres located at 185 W. Wesmark Blvd. and represented by Tax Map # 203-00-06-010(p). Plans include paved parking, landscaping and stormwater management.

2. **REZONINGS**

**RZ-11-04, 3505 Camden Hwy. (County)**

Request to rezone a +/- 7.28 acre portion of a 43 acre tract located at 3505 Camden Hwy. from Residential-9 (R-9) to General Commercial (GC). The property is represented by Tax Map # 190-00-03-014.

**RZ-12-06, 1980 Stamey Livestock Rd. (City)**

Request to rezone a +/- 3.0 acre portion of a 935 acre tract located at 1980 Stamey Livestock Rd. (appx. 4,000 ft. northwest of intersection at US 378) from Residential-15 (R-15) to Agricultural Conservation (AC). The property is represented by Tax Map # 187-00-01-001(p).

3. **ORDINANCE AMENDMENTS**

**OA-12-08, Mobile Vendors (County)**

Request to amend the Sumter County Zoning Ordinance to add *Mobile Vendors* to the Permitted or Conditional Uses in certain zoning districts.

4. **SUBDIVISION VARIANCE**

**SV-12-09, 1855 N. Main St. (County)**

Request for a variance from Article 8.e.13, Section f, *depth of residential lots shall not be more than 2 ½ times their width* to subdivide +/- 2 acres from the larger tract of property located at 1855 N. Main St. and represented by Tax Map # 246-00-02-009.

**SV-12-10, 2525 Hwy. 261 South (County)**

Request for a variance from Article 8.e.13, Section f, *depth of residential lots shall not be more than 2 ½ times their width* to subdivide a +/- 3.25 acre parcel located at 2525 Hwy. 261 South and represented by Tax Map # 100-00-02-002.

**IV. IN-HOUSE APPROVALS**

- HCPD-12-25, 226 N. Washington St. (City) – Tree Removal with New Landscaping
- MSP-12-28, Grier St. and E. Liberty St. (City) – Site Clean Up
- MSP-12-31, 2577 Broad St. (County) – Parking Lot Addition

**V. DIRECTOR'S REPORT**

**VI. ADJOURNMENT**