



**SUMTER CITY-COUNTY PLANNING COMMISSION
WEDNESDAY DECEMBER 15, 2021 @ 3:00 P.M.
FOURTH FLOOR CITY COUNCIL CHAMBERS
SUMTER OPERA HOUSE
21 N. MAIN STREET**

I. APPROVAL OF MINUTES – November 17, 2021

II. APPROVAL OF MEETING DATES FOR 2022

III. NEW BUSINESS:

1. MAJOR SITE PLAN

[MSP-21-49, 5620 Patriot Pkwy. \(County\)](#)

Request for Major Site Plan Approval for a Sand Mine Operation. The property is located at 5620 Patriot Pkwy and is represented by Tax Map # 131-00-02-007.

[MSP-21-52/HCPD-21-23, 1135 Broad St. – Proposed Restaurant \(City\)](#)

Request for Major Site Plan Approval for Proposed Restaurant. The property is located at 1135 Broad St. and is represented by Tax Map # 203-00-06-037.

[MSP-21-53, 1855 Beckwood Rd. \(City\)](#)

Request for Major Site Plan Approval for a +/- 80,579 sq. ft. Church Facility. The property is located at 1855 Beckwood Rd. and it represented by Tax Map # 202-00-03-022.

[MSP-21-54, 915 N. Wise Dr. \(County\)](#)

Request for Major Site Plan Approval for a +/- 126,196 sq. ft. South Carolina State Veteran's Nursing Home. The property is located at 915 N. Wise Dr. and is represented by Tax Map # 230-00-01-082.

2. PLANNED DEVELOPMENT

[PD-02-08 \(REV 14\), Beach Forest Planned Development – Revision to Land Use Areas for Commercial and Zero-Lot-Line/Townhouse Units and Establish Use Approval and Location for RV/Boat/Trailer Storage \(City\)](#)

Revision to Planned Development Ordinance to adjust land use areas for commercial and zero-lot-line and townhouse development, and to establish an area for RV/Boat/Trailer Storage. It is represented by Tax Map #'s 202-00-02-013, 202-07-07-001 and 202-07-05-049.

3. REZONING

[RZ-21-24, 601 Pitts Rd. \(County\)](#)

A request to rezone a +/- 5.8-acre tract from Residential-15 (R-15) to Agricultural Conservation (AC). The property is located at 601 Pitts Rd. and is represented by Tax Map # 206-00-04-002.

IV. OLD BUSINESS

V. OTHER BUSINESS

VI. DIRECTOR'S REPORT

VII. ADJOURNMENT