



**SUMTER CITY-COUNTY PLANNING
COMMISSION WEDNESDAY, JULY 23, 2025
@ 3:00 P.M.
FOURTH FLOOR CITY COUNCIL CHAMBERS
SUMTER OPERA HOUSE
21 N. MAIN STREET**

I. APPROVAL OF MINUTES – June 25, 2025

II. NEW BUSINESS:

1. REZONING

[RZ-25-12, 2385, 2395, and 2415 Cuda Way \(County\)](#)

A request to rezone 3 parcels totaling +/- 4.69-acres from Agricultural Conservation (AC) to Residential Multifamily (RMF). The property is located at 2385, 2395, and 2415 Cuda Way and represented by TMS#'s 074-00-04-012, 074-00-04-013 & 074-00-04-014.

[RZ-25-13, 180 Progress St. \(County\)](#)

A request to rezone a +/- 3.2-acre parcel from parcel from Light Industrial-Warehouse (LI-W) to General Residential (GR). The property is located at 180 Progress St. and is represented by TMS# 249-00-06-004.

[RZ-25-14, 419 S. Lafayette Dr. \(City\)](#)

A request to rezone a +/- 0.15-acre parcel from General Commercial (GC) to General Residential (GR). The property is located at 419 S. Lafayette Dr. and is located at 419 S. Lafayette Dr. and is represented by TMS# 250-09-04-025.

2. HIGHWAY CORRIDOR PROTECTION DISTRICT

[HCPD-24-20 \(Revision 1\), 70 S. Guignard Dr. \(City\)](#)

A request for alternative exterior materials and roof form for new multifamily apartment buildings.

3. ORDINANCE AMENDMENT

[OA-25-03, Civic & Social Organizations in the Neighborhood Commercial District \(County\)](#)

Amend *Article 3, Exhibit 5* of the Sumter County Zoning & Development Standards Ordinance in order to allow Civic & Social Organizations (NAICS 8134) as a conditional use in the Neighborhood Commercial (NC) district.

III. OLD BUSINESS

NONE

IV. OTHER BUSINESS

V. DIRECTOR'S REPORT

VI. ADJOURNMENT