



**Town of Hilton Head Island
Planning Commission
LMO Committee**

**Tuesday, October 30, 2018
2:00 p.m. – Benjamin M. Racusin Council Chambers
AGENDA**

As a Courtesy to Others Please Turn Off All Cell Phones and Pagers during the Meeting.

- 1. Call to Order**
- 2. Freedom of Information Act Compliance**
Public notification of this meeting has been published, posted, and mailed in compliance with the Freedom of Information Act and the Town of Hilton Head Island requirements.
- 3. Approval of Agenda**
- 4. Approval of Minutes:** August 16, 2017
- 5. Discuss Proposed 2018 LMO Amendments**
- 6. Adjournment**

Please note that a quorum of Town Council may result if four or more of their members attend this meeting. A quorum of Planning Commissioners may result if five or more of their members attend this meeting.

TOWN OF HILTON HEAD ISLAND
LMO Committee Meeting
August 16, 2017 – 9:00a.m.
Conference Room 3

Members Present: Chairman Peter Kristian, Vice Chairman Todd Theodore, Barry Taylor, Glenn Stanford

Members Absent: None

Planning Commissioners Present: None

Town Council Present: None

Town Staff Present: Teri Lewis, Anne Cyran, Charles Cousins, Teresa Haley

1. Call to Order

Chairman Kristian called the meeting to order at 9:00a.m.

2. Freedom of Information Act

Public Notification of this meeting has been published, posted and mailed in compliance with the Freedom of Information Act and Town of Hilton Head Island requirements.

3. Approval of the Agenda

Mr. Stanford moved to approve the agenda. Mr. Theodore seconded, and the motion passed 4-0-0.

4. Approval of the Minutes – July 26, 2017

Mr. Stanford moved to approve the minutes of the July 26, 2017 meeting. Mr. Theodore seconded, and the motion passed 4-0-0.

5. Discuss 2017 LMO Amendments – Second Set

Chairman Kristian welcomed all those in attendance. The Committee, Mrs. Lewis, and the public discussed the draft language of the proposed 2017 LMO Amendments – Second Set. Throughout the discussion, the Committee made some recommendations on the draft language and provided direction to staff on how to move forward. The Committee agreed unanimously to forward the following proposed changes to the Planning Commission:

- Clarify the final notice of action (not an interim notice of action) is what is required to be submitted to the DRB before the DRB can take final action on a project
- Allow commercial parking lots to be located within the LC, MF, MV, NC and S zoning districts as a use permitted with conditions, and subject to the existing conditions for commercial parking lots
- Increase the maximum impervious coverage in the MV zoning district from 35% to 50%
- Increase the maximum width of driveways in the Forest Beach Neighborhood Character Overlay district from 18' to 24'
- Eliminate the setback and buffer requirements for access easements located on non-single-family properties

- Eliminate the ability for the buffers and setbacks to be waived between any single-family properties, and implement the criteria that has been established to use related to the waiver
- To allow bollards and walkways in the setback, add “such as tables and chairs” as an example of site furnishings, and change the language related to how far a deck or patio can encroach into a setback
- Specify that if an existing building on a site is being increased by more than 50%, then the buffers, bicycle parking, and EV charging station requirements must be met
- Allow service driveways to be a minimum of 10 feet wide and no more than 14 feet wide, and add definition of “service driveway”
- Change parking requirement for golf courses and miniature golf courses based on the number of holes, rather than the number of tees
- Clarify the distance that the vehicle side of the wheel stop shall be no less than 18 inches from the end of the parking space
- Establish when post-mounted banners will be allowed, a maximum banner size, and subject to Town permitting requirements

Administrative changes:

- To add the cross reference to clarify there are not street buffers in the CR zoning district
- To add the updated rezoning information related to the Tabby Village PD-2
- To add the missing word “have” in Chapter 4.

Upon the conclusion of the discussion, Chairman Kristian thanked everyone for participating in today’s discussion. The proposed 2017 LMO Amendments – Second Set are scheduled to be heard at the September 20th Planning Commission meeting.

6. **Adjournment**

The meeting was adjourned at 10:23a.m.

Submitted by: Teresa Haley, Senior Administrative Assistant

Approved:

Peter Kristian, Chairman