

**PLANNING and ADMINISTRATION COMMITTEE
MINUTES
FEBRUARY 26, 2008**

The Planning and Administration Committee met on Tuesday, February 26, 2008 in the Committee Room, located on the second floor of the Administration Building beginning at 2:05 p.m. Mr. Jeffcoat, Committee Chairman presided.

Members Attending:

Johnny W. Jeffcoat, Chairman	George H. Smokey Davis, V Chairman
Debra B. Debbie Summers	John W. Carrigg, Jr.
William B. Banning, Sr.	William C. Billy Derrick

Also attending: Katherine Hubbard, County Administrator; Joe Mergo, Deputy County Administrator; Larry Porth, Finance Director/Assistant County Administrator; other staff members, citizens of the county and representatives of the media.

In accordance with the Freedom of Information Act, a copy of the agenda was sent to radio and TV stations, newspapers, and posted on the bulletin board located in the lobby of the County Administration Building.

Building Code Ordinance Updates (Goal 2) - Community Development - Mike Moore,

Building Official – Mr. Moore presented the Lexington County Building Code Ordinance updates. As a result of the revisions, the entire ordinance has been reorganized. The updates are primarily minor administrative and procedural changes. However the question was asked how the county addresses unsafe agricultural buildings. Mr. Moore said state law precludes building codes enforcement of legally constructed agricultural buildings. Various sections from Articles 1-20 were changed to match the wording of the International Building Code and to incorporate references to newly passed state laws. For information only. No action taken.

Intergovernmental Agreement (IGA) and Software License - WebTrax - Information Services - Jim

Schafer, Information Services Manager – Mr. Schafer presented a request from Richland County to consider the Intergovernmental Agreement (IGA) and Software License - WebTrax Software System to acquire the rights to use and partner with Lexington County. Richland County wants to utilize Lexington County's WebTrax permit tracking system. The proposed IGA has been reviewed and approved by the County Attorney.

A motion was made by Mr. Banning, seconded by Ms. Summers to recommend to full Council to approve the Intergovernmental Agreement (IGA) and Software License – WebTrax Software System between Lexington and Richland counties.

The vote was in favor. Messrs. Davis and Carrigg were not present at the time vote was taken.

Landscape Ordinance Amendments - Planning & GIS - Charlie Compton, Director – Mr. Compton

presented an overview of the Lexington County Landscape Ordinance amendments. The Planning Commission reviewed the golf course section and the mandatory open space section for residential subdivisions for the purpose of saving trophy trees. Mr. Compton reported on the four issues that needed to be addressed; 1) Timberharvesting – proposed new language that addresses the difference in legitimate timberharvesting and land clearing done in preparation for development, 2) Open Space Requirements – Residential subdivisions – Quantity of Open Space - At least 10 percent of the total gross land area of the subdivision shall be designated as open space, 3) Golf Courses – Quantity of Open Spaces – A buffer

strip of open space of at least 100 feet wide shall be established to each of the required locations, and 4) Expanding the area of the County in which the Landscape Ordinance applies. Staff was asked to have the Planning Commission look at the recommendation for the map of the Landscape Ordinance Boundary. For information only. No action taken.

Zoning Map Amendment M07-09 - 3512 Bush River Road, Columbia - 2nd Reading -

Mr. Bruce Hiller, Development Administrator, reported that on February 21, 2008 the Planning Commission voted 8-0 to recommend approval of Zoning Map Amendment M07-09.

A motion was made by Mr. Derrick, seconded by Mr. Jeffcoat to recommend to full Council to approve second reading of Zoning Map Amendment M07-09.

The vote in favor was unanimous.

Zoning Map Amendment M07-10 - (Road Classification Change) Approximately 480 feet of Linwood Drive, Lexington Beginning at Current RL4 Boundary to Common Property Line of TMS 004200-03-042 and 004200-03-041 - 2nd Reading –

Mr. Bruce Hiller, Development Administrator, reported that on February 21, 2008 the Planning Commission voted 7-1 to recommend approval of Zoning Map Amendment M07-10 with an amendment to the request. The amendment was to grant 375 feet lesser length than the 480 feet originally requested. The reason stated by the motion was because the Planning Commission did not want to create the opportunity for a commercial driveway to be directly across from someone's home.

A motion was made by Mr. Banning, seconded by Ms. Summers to recommend to full Council to approve second reading of Zoning Map Amendment M07-10 with the recommendation from the Planning Commission to reduce the length of the requested to 375 feet.

In favor:

Mr. Banning	Ms. Summers
Mr. Jeffcoat	Mr. Carrigg
Mr. Derrick	

Opposed:

Mr. Davis

Old Business/New Business – None.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Judy R. Busbee
Assistant to the Clerk

Johnny W. Jeffcoat
Chairman

Diana W. Burnett
Clerk