

**PLANNING and ADMINISTRATION COMMITTEE
MINUTES
APRIL 9, 2013**

The Planning and Administration Committee met on Tuesday, April 9, 2013 in the Committee Room, located on the second floor of the Administration Building, beginning at 2:10 p.m. Ms. Summers, Committee Chair, presided.

Members Attending:

Debra B. Summers, Chair
James E. Kinard, Jr.
M. Todd Cullum

M. Kent Collins, V Chairman
K. Brad Matthews

Also attending: Joe Mergo, III, County Administrator; John Fechtel, Deputy County Administrator; Randy Poston, Chief Financial Officer; Jeff Anderson, County Attorney; 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.

Zoning Map Amendment #M13-01- 3506 Bush River Road, Columbia (Goal 1) - 2nd Reading Community Development - Walt McPherson, Zoning Administrator - Mr. McPherson presented Zoning Map Amendment #M13-01 - 3506 Bush River Road for 2nd Reading. He reported the current classification is C1 - Neighborhood Commercial and the proposed is for C2 - General Commercial. The application went before the Planning Commission on March 21, 2013 and the vote was 7-0 to approve. Mr. Mergo reported staff has been researching other options to protect the current property and still meet the needs for operating as a restaurant, which was proposed. Mr. Charlie Compton, Planning & GIS Director, presented a Power Point map highlighting the area. He suggested that if only food service was allowed to go into the C1 zoning district then that would be the only change that occurs on the property and recommended Zoning Text Amendment T13-02 to allow food service as a permitted activity.

A motion was made by Mr. Matthews, seconded by Mr. Kinard to recommend full Council approve 1st Reading for Zoning Text Amendment T13-02 adding food services as a permitted activity to the C1 - Neighborhood Commercial category.

Mr. Mergo explained Zoning Map Amendment M13-01 is to change the current classification from a C1 to a C2 for the sole purpose that C2 allows restaurants and C1 does not. He said the only way the applicant could operate a restaurant is to change it to C2 under the County's existing terminologies within the zoning guidelines. Mr. Mergo said he was asked by Mr. Matthews how to lessen the impact to the constituents in his area and not open it up to all the items listed within the C2 classification. Staff drafted Zoning Text Amendment T13-02 for Council approval and delay action on Zoning Map Amendment M13-01.

In Favor: Ms. Summers Mr. Matthews
 Mr. Kinard Mr. Collins
 Mr. Cullum

Community Development Block Grant Program and HOME Investment Partnership Program - Acquisition and Rehabilitation Program (Goal 1) - Community Development - Ron Scott, Community Development Director - Mr. Scott provided a follow-up to the Community Development Block Grant Program and HOME Investment Partnership Program - Acquisition and Rehabilitation Program. He reported Council gave approval to proceed with an acquisition and rehabilitation project allowing the County, through the Community Housing Development Organizations (CHDO), to purchase foreclosed or vacant properties for repair and make available to Lexington County residents. Mr. Scott said Community Assistance Provider, Inc. (CAP), a certified CHDO and well established throughout the State, will be awarded up to \$510,000 to undertake this activity. CAP will reimburse the County back 100 percent of expended funds. He also reported April is Fair Housing Month and HUD recognizes initiatives in local communities throughout the country to promote affordable housing. Staff will provide status reports and identify those in each Council district throughout this project. For information only, no action taken.

Meeting of March 12, 2013 - Approval of Minutes - A motion was made by Mr. Cullum, seconded by Mr. Kinard to approve the March 12, 2013 minutes as submitted.

In Favor: Ms. Summers Mr. Cullum
 Mr. Kinard Mr. Collins
 Mr. Matthews

Old Business/New Business - None.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Judy R. Busbee
Assistant to the Clerk

Debra B. Summers
Chair

Diana W. Burnett
Clerk