



TOWN OF BLUFFTON PLANNING COMMISSION MEETING AGENDA

Theodore D. Washington Municipal Building
Large Meeting Room
Wednesday, February 24, 2015, 6:00p.m.

I. CALL TO ORDER

II. ROLL CALL

III. NOTICE REGARDING ADJOURNMENT

The Planning Commission will not hear new items after 9:30 P.M. unless authorized by a majority vote of the Commission Members present. Items which have not been heard before 9:30 P.M. may be continued to the next regular meeting or an additional meeting date as determined by the Commission Members.

IV. NOTICE REGARDING PUBLIC COMMENTS

Every member of the public who is recognized to speak shall address the Chairman and in speaking, avoid disrespect to the Commission, Town Staff, and other members of the meeting. State your name and address when speaking for the record. **COMMENTS ARE LIMITED TO THREE (3) MINUTES.**

V. ADOPTION OF THE AGENDA

VI. [ADOPTION OF MINUTES – January 27, 2016](#)

VII. PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA

VIII. OLD BUSINESS

- A. [COFA 01-16-9477 - Ratification.](#) [Ratification of the action taken at the January 27, 2016 Planning Commission approving a Certificate of Appropriateness requested by Josh K. Tiller for an entrance sign at the Cypress Ridge development including new landscaping, lighting and sign installation. The Cypress Ridge entrance is located at the intersection of Highway 170 and Hulston Land Road, is zoned PUD and within the Jones Estate/Cypress Ridge PUD.](#)**

IX. NEW BUSINESS

1. FOR ACTION

- A. [Zone 12-15-9444. The Applicant, William Tapp, requests a text amendment of the Unified Development Ordinance Article 4, Section 4.3 to allow the use of a café as a conditional use within the Neighborhood Core HD \(NC-HD\), Neighborhood General HD \(NG-HD\), Neighborhood Center HD \(NCE-HD\), Light Industrial \(LI\), General Mixed Use \(GM\), Neighborhood Core \(NC\) and the Rural Mixed Use \(RMU\) districts; Article 4.4.2 to add provisions for the conditional use and Article 9, Section 9.2 to add a café use definition.](#)

X. DISCUSSION

1. **Growth Management Monthly Update.** A review of the monthly Growth Management activities.

XI. ADJOURNMENT

NEXT MEETING DATE: Wednesday, March 23, 2016

FOIA COMPLIANCE – Public notification of this meeting has been published and posted in compliance with the Freedom of Information Act and the Town of Bluffton policies.