

**TOWN OF BLUFFTON PLANNING COMMISSION**  
**Large Meeting Room, Bluffton Town Hall**  
**Wednesday, July 27, 2016, Minutes**

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Present: Josh Tiller, Chair; Terry Hannock, Vice Chair; Sean Congleton; Trey Griffin; Dan Keefer; Ronald Williams

Absent:

Staff: Kevin Icard, Planning & Community Development Manager; Theresa Thorsen, Addressing & GIS Technician; Rocio Rexrode, Growth Management Coordinator

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**I. CALL TO ORDER**

Tiller called the meeting to order at 6:01 p.m.

**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. **UNLESS OTHERWISE AMENDED BY THE PLANNING COMMISSION, COMMENTS ARE LIMITED TO THREE (3) MINUTES.**

**V. ADOPTION OF THE AGENDA**

Congleton made a motion to approve the July 27, 2016, Planning Commission meeting agenda. Williams seconded the motion. All were in favor and the motion passed.

**VI. ADOPTION OF MINUTES**

**1. June 22, 2016.**

Griffin made a motion to approve the June 22, 2016, Planning Commission meeting minutes. Hannock seconded the motion. All were in favor and the motion passed.

**2. June 27, 2016.**

Congleton made a motion to approve the June 27, 2016, Planning Commission meeting minutes. Griffin seconded the motion. All were in favor and the motion passed.

### 3. July 11, 2016.

Hannock made a motion to approve the July 11, 2016, Planning Commission meeting minutes. Williams seconded the motion. All were in favor and the motion passed.

## VII. ELECTION OF OFFICERS

### 1. Chairman.

Hannock nominated Tiller for Chairman.

Hannock made a motion to elect Tiller for Chairman. Congleton seconded the motion. All were in favor and the motion passed.

### 2. Vice-chairman.

Williams nominated Hannock for Vice-chairman.

Congleton made a motion to elect Hannock for Vice-chairman. Williams seconded the motion. All were in favor and the motion passed.

### 3. DRC Representative.

Hannock nominated Keefer for DRC Representative.

Hannock made a motion to elect Keefer for DRC Representative. Congleton seconded the motion. All were in favor and the motion passed.

## VIII. PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA

There were no Public Comments.

## IX. OLD BUSINESS

There was no Old Business.

## X. NEW BUSINESS

### 1. FOR ACTION

**A. Street Name Change.** A request by Centex Homes on behalf of Tommy Wells for the approval of a street name change. The applicant is requesting to change Verdier Plantation Road to Seagrass Station Road. The property is located off of Highway 170 within Verdier Plantation and is identified by tax map numbers R610 021 000 0652 0000, R610 021 000 0649 0000, and R610 21 000 0650.

Thorsen presented.

There was a conversation regarding an existing community named Seagrass Station and a potential conflict in relation to Emergency Management Services.

Hannock made a motion to approve the street name change with the following recommendation:

1. Emergency Management Services (EMS) must approve the new street name.

Congleton seconded the motion. All were in favor and the motion passed.

**B. New Street Name.** A request by Village Park Communities, LLC for the approval of a new street name entitled Lawton Pointe Drive. The new road is located off of Bluffton Parkway near Highway 170 and is identified by tax map number R614 028 000 1134 0000.

Thorsen presented.

Congleton recused himself.

Hannock made a motion to approve the new street name as submitted. Griffin seconded the motion. All were in favor and the motion passed

## **XI. DISCUSSION**

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

## **XII. ADJOURNMENT**

The July 27, 2016, Planning Commission meeting adjourned at 6:33 p.m.