



Committed to Excellence

HORRY COUNTY PLANNING COMMISSION MEETING

REVISED AGENDA

February 1, 2024 – 5:30 p.m.

- I. Call to Order – 5:30 p.m.**
- II. Invocation & Pledge of Allegiance**
- III. Public Input- You must register in the Planning Department one hour prior to the meeting.**
 - 1. Eddie Boan- Discussion on zoning issue (Rezoning case # 2022-11-001)
- IV. Street Names – No Public Hearing Required**

V. Design Modifications

- 1. Morgan Preserve aka Shuttleworth – Roadway Design Standards (Block Length) (PIN 152-00-00-0003)
- 2. Pinnacle Student Housing - Roadway Design Standards (Access Requirements) (PIN 401-04-04-0013)

VI. Public Hearings

Rezoning Requests

- 1. **WITHDRAWN 2023-12-005-** Venture Engineering, agent for Brittany Edge ETAL and Arlene Edge Faulk- Request to rezone 4.04 acres from Limited Manufacturing and Industrial (MA 1) to Heavy/Intense Manufacturing and Industrial (MA 3) located on Monaca Dr and Chestnut Rd in Longs (Council Member/Commissioner: Causey/Ford).....16-22
- 2. **PC-2024-01*** A resolution to amend the Future Land Use Map of Imagine 2040 Comprehensive Plan for PIN 20105040001 from Rural to Rural Communities. (Associated with rezoning 2024-01-001)
2024-01-001- William Hucks- Request to rezone 0.74 acres from Forest Agriculture (FA) to Residential (MSF 14.5) located on Huggins Shortcut Rd in Galivants Ferry (Council Member/Commissioner: Allen/Brown)23-32
- 3. **2024-01-002-** Candace Bower, agent for Timothy Rice- Request to rezone 0.48 acres from Residential (MSF 6) to Convenience and Auto-Related Services (RE 3) located at 3741 Socastee Blvd in Myrtle Beach (Council Member/Commissioner: Loftus/Thompson)33-38
- 4. **PC-2024-02*** A resolution to amend the Future Land Use Map of Imagine 2040 Comprehensive Plan for PIN 26705020014 from Rural Communities to Suburban. (Associated with rezoning 2024-01-03)
2024-01-003- Bennie Vereen- Request to rezone 0.37 acres from Residential (MSF 10) to Residential (MSF 7) located on Radius Rd in Longs (Council Member/Commissioner: Causey/Ford).....39-48
- 5. **2024-01-004-** Chris Wall, agent for Joe Grissett and Jack Grissett- Request to rezone two parcels totaling 3.48 acres from Residential (MSF 10) to Convenience and Auto- related Services (RE 3) located at the intersection of Holmestown Rd & Dave Carr Ct In Myrtle Beach (Council Member/Commissioner: Servant/Ray).....49-55



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6. **2024-01-006-** Emad Wahba- Request to rezone 0.66 acres from Residential (SF 6) to Convenience and Auto- related Services (RE 3) located at 1251 Dick Pond Rd in Myrtle Beach (Council Member/Commissioner: Loftus/Thompson).....56-61
7. **2024-01-007-** Annette Brown Mishoe- Request to rezone 0.82 acres from Convenience and Auto-related Services (RE 3) to Residential (MSF 6) located on Socastee Blvd and Folly Rd in Myrtle Beach (Council Member/Commissioner: Loftus/Thompson).....62-67

VII. Adjourn