



**SUMTER CITY-COUNTY PLANNING COMMISSION  
WEDNESDAY MARCH 24, 2021 @ 3:00 P.M.  
FIRST FLOOR SUMTER OPERA HOUSE THEATER  
SUMTER OPERA HOUSE  
21 N. MAIN STREET**

- I. INVOCATION – CHAIRMAN’S CHOICE
- II. APPROVAL OF MINUTES – FEBRUARY 24, 2021
- III. NEW BUSINESS:

1. **MAJOR SITE PLAN**

**[MSP-21-08/HCPD-21-07, 1128 Broad St. \(City\)](#)**

Request for Major Site Plan Approval for Demolition and Reconstruction of Zaxby’s Restaurant. The property is located at 1128 Broad St. and is represented by Tax Map #'s 203-13-01-015 and 203-12-01-010.

**[MSP-21-08/HCPD-21-08, 3180 Broad St. \(City\)](#)**

Request for Major Site Plan Approval for a +/- 38,000 sq. ft. Behavioral Health Hospital. The property is located at 3180 Broad St. and is represented by Tax Map # 186-00-04-001 (part).

**SUBDIVISIONS**

**[SD-21-01, 1955 N. Saint Paul’s Church Rd. \(County\)](#)**

A request for preliminary plat approval to develop a 16-lot single-family residential subdivision. The property is located at 1955 N. Saint Paul’s Church Rd. and is represented by Tax Map # 155-11-02-019.

2. **REZONING**

**[RZ-21-05, 1765 N. Main St. \(County\)](#)**

A request to rezone +/- 2.23-acres of land from Agricultural Conservation (AC) and Neighborhood Commercial (NC) to General Commercial (GC). The property is located at 1765 N. Main St. and is represented by Tax Map # 246-00-02-015.

**[RZ-21-06, 6815 Claremont Ln. \(County\)](#)**

A request to rezone +/- 1.99-acres of land from Agricultural Conservation (AC) to Neighborhood Commercial (NC). The property is located at 6815 Claremont Ln. and is represented by Tax Map # 073-00-05-025.

**[RZ-21-07, 15 Green St. \(City\)](#)**

A request to rezone 1.99-acres of land from Heavy Industrial (HI) to General Commercial (GC). The property is located at 15 Green St. and is represented by Tax Map # 249-09-03-024.

**[RZ-21-08, 1045 Cockerill Rd. \(County\)](#)**

A request to rezone +/- 5.54-acres of land from Heavy Industrial (HI) to General Residential (GR). The property is located at 1045 Cockerill Rd. and is represented by Tax Map # 208-00-03-056.

**RZ-21-09, 950 & 980 Oswego Hwy. (County)**

A request to rezone +/- 32.11-acres of land from Light Industrial-Warehouse (LI-W) to Agricultural Conservation (AC). The property is located at 950 & 980 Oswego Hwy. and is represented by Tax Map #248-00-01-005.

**IV. OLD BUSINESS:**

**NONE**

**V. OTHER BUSINESS**

**VI. DIRECTOR'S REPORT**

**VII. ADJOURNMENT**