In compliance with the FOIA, a copy of the agenda was provided to the local news media and persons requesting information.

I. Call to Order

II. Approval of Agenda

III. Invocation

IV. Minutes Approval: January 3 and 31, 2022

V. New Business

A. PUBLIC HEARING: ZONING ASSIGNMENT

Staff Notes: The Town of Irmo is the applicant in the following zoning requests. This is a housekeeping matter to address a zoning glitch created by the combination of two or more parcels with distinct zoning classifications. We detected several discrepancies during our Official Zoning Map update. Unfortunately, we were not informed of the combination, which is required per SC Code § 6-29-1140 and SC Code § 6-29-1110(4)c. See Appendix A.

| Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & FA) |
| Property Owner: George B & Neel Poole TMS: R03400-05-09 | Property Owner: Donna Amick & William Michael Bouknight TMS: R03400-05-01 and R03400-05-03 |
| Property Owner: Elizabeth B & Gary C Dickey TMS: R03300-01-11 |

| Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & RS) |
| Property Owner: Ray L Derrick TMS: R03300-03-08 |

| Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & NC) |
| Property Owner: Three Rivers Management Associates II LLC TMS: R03915-01-12 |

| Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG, RS, & NC) |
| Property Owner: Raymond E & Carleen D Horvath TMS: 001921-05-011 |

| Proposal: Assign Neighborhood Commercial (CN) Zoning Classification (Formerly RS & NC) |
Property Owner: Calvin Brannon TMS: 001921-05-001

Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & CO)
Property Owner: Lake Murray Irmo Property LLC TMS: 001925-01-016

Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & NC)
Property Owner: Lake Murray DJJT LLC TMS: 001922-07-002

Proposal: Assign General Commercial (CG) Zoning Classification (Formerly CG & RS)
Property Owner: McBEl Investments Inc TMS: 001922-10-002
Property Owner: SGJG LLC TMS: 001922-10-003
Property Owner: Slice/Edwards LLC TMS: 001999-02-003

Proposal: Assign Residential Single-Family (RS) Zoning Classification (Formerly CG & RS)
Property Owner: Town of Irmo TMS: 001999-02-002

**ACTION CONSIDERATION:** Approve as presented or with changes, Table for further discussion, OR Deny

**B. Staff Report**

1. Projects under Review:
   a. Might Wash (Car Wash) R04000-02-02 off Broad River Road
      Status: Waiting on SCDOT Encroachment Permit

   b. North Lake Studio
      R03206-01-09 off Blooming Loop
      Status: Approved

   c. Un-named Commercial Development
      001800-01-050 (parcel adjacent to the Publix’s center off N. Lake & Irmo Driver)
      Status: Waiting on the platted easement, waster, sewer capacity letter, revised site plan, and updated stormwater permit

2. Potential Projects
   a. Un-named car wash and self-storage facility
      107 Harban Court (002797-01-019)
      Status: No formal submission (Developer has only subdivided the property.)

**VI. Acknowledgment of Guests**

**VII. Commissioners Requests/Comments**

**VIII. Adjournment**