



TOWN OF IRMO PLANNING COMMISSION

Minutes

Monday, October 9, 2023, at 6:00 p.m.

Municipal Building

7300 Woodrow Street | Phone: 803.781.7050

MEMBERS PRESENT

Edward Wadelington – Chair
Robert Cox – Vice-Chair
Michelle Carpenter
Judy Deloach
Joseph Murphy
Clint Scoville
Edward Greco

MEMBERS ABSENT

OTHERS PRESENT

Doug Polen, Assistant Administrator
Karley Lever, Zoning Clerk

- I. Call to Order
Mr. Wadelington called the meeting to order at 6:00 p.m.
- II. Invocation
The Invocation was given by Mr. Greco.
- III. Approval of Agenda
Mr. Murphy made a motion to accept the agenda, seconded by Mr. Greco. Motion passed 6-0. Ms. Carpenter wasn't present.
- IV. Minutes
Mr. Greco made a motion to accept the minutes of the September 11, 2023, meeting, seconded by Mr. Murphy. Motion passed 6-0. Ms. Carpenter wasn't present.
- V. New Business

- a. Consideration to annex 0.43 acres located at 1317 Murraywood Court, Lexington County TMS #002726-08-002, and to rezone said property from R1 (County) to RS (Town)

Mr. Polen presented the annexation request to the Planning Commission. Applicant Mr. Dellinger explain that he wanted better trash services and that his near by neighbors are already annexed into the Town.

Mr. Murphy made a motion to recommend annexation, seconded by Mr. Scoville. Motion passed 7/0. Ms. Carpenter entered the meeting at the beginning of this item.

- b. Consideration of a revision to various sections of Zoning Ordinance

1. Restrict single-single family detached residential to the RS, Single-Family Residential; RG General Residential; and FA, Fringe Agricultural zones.
2. Restrict townhomes, multi-family housing, and patio homes to the RG, General Residential, District.
3. Place special exception restrictions on Vape Shops and other tobacco-related stores.
4. Give the Zoning Administrator more flexibility over the appropriate zoning districts for uses not listed in the ordinance.
5. Give the Zoning Administrator more flexibility regarding parking requirements.
6. Change to the conditions for townhomes and patio homes.
7. Update the pool ordinance to allow residents the ability to install an audible door alarm instead of a latching gate in certain circumstances.

Mr. Polen presented the items, and a discussion was held on the various sections. The Planning Commission tabled the conditional uses for patio homes for further discussion.

Mr. Cox made a motion to recommend approval of the amendment, except for tabling the conditions for patio homes and the removal of patio homes from the RS District. Seconded by Mr. Scoville. Motion passed 7/0.

VI. Comments

VII. Adjournment

Mr. Greco made a motion to adjourn the meeting, seconded by Mr. Murphy. Motion passed 7-0. The meeting adjourned at 7:15 p.m.

ATTEST:

Zoning Clerk / Designee

Chair