



SUMTER CITY-COUNTY PLANNING COMMISSION
WEDNESDAY, SEPTEMBER 27, 2023
@ 3:00 P.M.
FOURTH FLOOR CITY COUNCIL CHAMBERS
SUMTER OPERA HOUSE
21 N. MAIN STREET

I. APPROVAL OF MINUTES – August 23, 2023

II. NEW BUSINESS:

1. MAJOR SITE PLAN

[MSP-23-32/HCPD-23-16, 506 N. Guignard Dr. \(City\)](#)

Request for Major Site Plan Approval and Highway Corridor Protection District for new 59,200 sq. ft. academic student service building on the CCTC main campus. The building will be comprised of two three-story wings joined at the third level by an interior connector. (NAICS 6113)

2. REZONING

[RZ-23-20, 122 N. Washington St. & 201 W. Hampton Ave. \(City\)](#)

A request to rezone 2 parcels of land totaling +/- 3.75-acres from Professional Office (PO) to Central Business District (CBD). The property is located at 122 N. Washington St. and 201 W. Hampton Ave. and is represented by Tax Map #'s 228-12-02-014 & 228-12-02-017.

[RZ-23-21, 495 Myrtle Beach Hwy. \(County\)](#)

A request to rezone a parcel of land totaling +/- 8.48-acres from Light Industrial-Warehouse (LI-W) to Heavy Industrial (HI). The property is located at 495 Myrtle Beach Hwy. and represented by Tax Map # 268-15-01-033.

III. OLD BUSINESS

[RZ-23-18, 9 Phillips St. \(City\)](#)

A request to rezone five (5) parcels of land totaling +/- 1.83-acres from Residential-6 (R-6) and General Commercial (GC) to Professional Office (PO). The property is located at 9 Phillips St. and is represented by Tax Map #'s 229-12-02-020, 229-12-02-019, 229-12-02-018, 229-12-02-017, and 229-12-02-016.

IV. OTHER BUSINESS

[Minor Site Plan Report](#)

V. DIRECTOR'S REPORT

Comprehensive Plan 5-Year Update Process

VI. ADJOURNMENT