



**SUMTER CITY-COUNTY PLANNING
COMMISSION WEDNESDAY, NOVEMBER 20, 2024
@ 3:00 P.M.
FOURTH FLOOR CITY COUNCIL CHAMBERS
SUMTER OPERA HOUSE
21 N. MAIN STREET**

I. APPROVAL OF MINUTES – October 23, 2024

II. NEW BUSINESS:

1. MAJOR SITE PLAN

[MSP-24-65/HCPD-24-42, 22-24 S. Washington St. \(City\)](#)

Request for Major Site Plan and Highway Corridor Protection District Design Review approval for 12-unit multi-family apartment development.

[MSP-24-69, 1850 US Hwy 15 S. \(City\)](#)

Alternate parking lot surface material approval for restaurant use.

2. REZONING

[RZ-24-21, 3840 Patriot Parkway \(City\)](#)

A request to rezone a +/- 5.21-acre tract (TMS# 184-00-01-009) from Agriculture Conservation (AC) to Residential Multi-Family (RMF). The property is located at 3840 Patriot Parkway and is represented by TMS# 184-00-01-009.

[RZ-24-22, 425 Myrtle Beach Hwy. \(County\)](#)

A request to rezone a +/-37.39-acre parcel of land from Light Industrial-Warehouse (LI-W) to Residential-6 (R-6). The property is located at 425 Myrtle Beach Hwy. and is represented by TMS# 268-00-02-010.

III. OLD BUSINESS

[MSP-24-56/HCPD-24-35, 1475 Alice Dr. – Wholesale Membership Club and Gas Station \(City\)](#)

Request for Major Site Plan and Highway Corridor Protection District (HCPD) design review approval for construction of a new +/- 106,370 sq. ft. wholesale membership club, 8 pump (16 position) gas station and associated site improvements.

IV. OTHER BUSINESS

V. DIRECTOR'S REPORT

VI. ADJOURNMENT