

Planning Commission Members

District 1: Jason Cavalier, Chair
District 2: Yokima Cureton
District 3: Lynette Hinson
District 4: Judianna Tinklenberg
District 5: Shelly Richards
District 6: Sheila Hinson
District 7: Frances Liu



County Attorney
Ginny L. Merck-Dupont

Secretary to Planning Commission
Aimee Sholar

Planning Director
April Williams

May 1, 2025
5:00 PM

PLANNING COMMISSION
County Council Chambers, County Administration
Building, 101 North Main Street, Lancaster, SC 29720

WORKSHOP AGENDA

- 1. Call to Order Regular Meeting**
- 2. Old Business**
 - a. SD-2024-1442 Shadow Moss Preliminary Plat**
(Deferred from 3/18/2025 and 4/15/2025) No revisions received as of 4/30/2025 - **Matthew Blaszyk**
 - b. CU-2024-0682 Harrisburg Global Conditional Use**
(Continued from 4/15/2025) No revisions received as of 4/30/2025 - **Matthew Blaszyk**
- 3. New Business**
 - a. CP-2024-0367 Old Hickory Comprehensive Plan Amendment**
Application by G3 Engineering and Old Hickory Hill LLC for a Comprehensive Plan /Future Land Use Map Amendment for 159.64 acres off Old Hickory Road (TM # 0045-00-004.00) from "Rural" to "Growth Area", in order develop a 310-lot single-family subdivision. (Concurrent application RZ-2024-0367 Rezoning).
 - b. RZ-2025-0636 Morris et al**
Application by Margaret Morris, Gloria Keeffe and Wanda Griffin to rezone a 2-acre portion of a larger property located off Green Pond Road (TM-0014-00-024.00,) from Medium Density Residential (MDR) to Rural Neighborhood (RN), in order to conjoin it to adjacent property owned by Margaret Morris (TM-0014-00-023.00).
 - c. RZ-2025-0761 Andrade**
Application by Vilma Andrade to rezone 7 acres at and adjacent to 813 Potter Road (TM 0060-00-049.00) from Low Density Residential (LDR) to Rural Residential (RR), to allow future division of tract, and placement of a mobile home.
 - d. RZ-2025-1017 Robertson/Kershaw**
Application by Jerry Robertson and Town of Kershaw to zone a parcel of 0.51 acres at 606 W. Church Street, Kershaw (TM 0156I-0A-002.00) from unzoned "City" to R-6 Residential District.

e. **RZ-2025-1025 Kershaw Zonings (6)**

Group of property zonings sponsored by the Town of Kershaw

Administration: properties did not receive zoning designation at time of incorporation into the Town of Kershaw:

- **Tax Map # 0156G-0B-002.00** : 2.27 Acres at Gold Mine Hwy near intersection of Kirkland Avenue, owned by Sandhills Medical Foundation. Rezone from PB (Professional Business) to PO Professional Office;
- **Tax Map #0156I-0F-001.00** : 1.8 acres at 210 E. Hilton St, Kershaw, owned by Baker Properties LLC. Rezone from unzoned "City" to B-1Business;
- **Tax Map #0159A-0G-005.01**: 0.86 acres at 606 S. Hampton St, Kershaw, owned by The Hawfield Group LLC . Rezone from unzoned "City" to B-3 Business;
- **Tax Map #0159A-0G-005.00**: 1.88 acres at 608 S. Hampton St, Kershaw, owned by 521 Filling Station LLC. Rezone from unzoned "City" to B-3 Business;
- **Tax Map #0156I-0M-017.00**: 0.28 acres at 530 W. Richland St owned by Howard Mickle et al. Rezone from unzoned "City" to R-6 ;
- **Tax Map #0156I-0M-017.01** : 0.46 acres at 532 W. Richland St Kershaw owned by Robert Duren. Rezone from unzoned "City" to R-6

4. **Other**

5. **Adjournment**

Recommendations made at this meeting are tentatively scheduled for consideration by County Council in the following month. County Council agendas are posted online at <https://lancastercsc.portal.civicclerk.com/>.

Anyone requiring special services to attend this meeting should contact 285-1565 at least 24 hours in advance of this meeting. Lancaster County Council agendas are posted at the Lancaster County Administration Building and are available on the Website: <https://mylancastersc.org/>

Meetings are livestreamed and can be found by using the following link: <https://www.youtube.com/@LancasterCoSCGov/streams>