

**MINUTES  
TOWN OF FORT MILL  
PLANNING COMMISSION SPECIAL CALLED MEETING  
June 10, 2014  
215 Main Street  
6:30 PM**

Present: Chairman James Traynor, Hynek Lettang, Chris Wolfe, Tom Petty, Tony White, Planning Director Joe Cronin

Absent: John Garver, Ben Hudgins

Guests: Dusty Wiederhold (Sunbelt Ventures, LLC), Kelley Glenn (Sunbelt Ventures, LLC), Rob Klemple (SGA Design Group)

Chairman Traynor called the meeting to order at 6:30 pm and welcomed everyone in attendance.

Mr. Wolfe made a motion to approve the minutes from the May 27, 2014, meeting as presented. Mr. White seconded the motion. The motion was approved by a vote of 5-0.

**NEW BUSINESS**

1. **Commercial Appearance Review: Walmart Neighborhood Market:** This item was a carryover from the May 27, 2014, meeting. Planning Director Cronin provided a brief overview of the modifications proposed by the applicant, Sunbelt Ventures, LLC. Rob Klemple of SGA Design Group provided a brief presentation on behalf of the applicant. Mr. White made a motion to approve the architectural design (including an additional 10% allowance allowed by the THCD Overlay Ordinance), with the following conditions: amend the stone color to Chardonnay, and to include a sidewalk along Doby's Bridge Road. The motion was seconded by Mr. Wolfe. The motion was approved by a vote of 5-0.
2. **Commercial Appearance Review: Multi-Tenant Commercial Building:** Planning Director Cronin provided a brief overview of the request, the purpose of which was to review the architectural design for a new commercial building located at 100 Fort Mill Square (old hardware store). Dusty Weiderhold appeared on behalf of the applicant, Sunbelt Ventures, LLC, and asked for a deferral as the architect evaluates options for a tear down and rebuild of the building rather than a renovation. Mr. Wolfe made a motion to defer consideration of the request, with a second by Mr. Lettang. The motion in favor of deferral was approved by a vote of 5-0.

**ITEMS FOR INFORMATION / DISCUSSION**

1. **Discussion of New Road Names and Name Changes:** Planning Director Cronin stated that he had been in contact with the county regarding road names and name changes related

to the Fort Mill Southern Bypass. The county addressing office had a strong preference in favor of continuing the Fort Mill Parkway name on the bypass, and town staff agreed that it would be appropriate. A road name will also be required for a new cul-de-sac near Doby's Bridge Park. Finally, Planning Director Cronin stated that the county intended to change Doby's Bridge Road into North Doby's Bridge Road and South Doby's Bridge Road, due to the road being bisected by the new bypass. A public hearing will be held at the July 22, 2014 meeting, before the Planning Commission votes on the request. The county Planning Commission will also consider the request in July.

There being no further business, the meeting was adjourned at 7:34 pm.

Respectfully submitted,

Joe Cronin  
Planning Director