

**MAULDIN PLANNING COMMISSION
MINUTES
July 25, 2023 6:00 P.M.**

MEMBERS PRESENT: Jonathan Paulsen, Randy Eskridge, Lyon Bixler, Raj Reddy

MEMBERS ABSENT: Kevin Greene, Chauncelynn Locklear

CITY STAFF PRESENT: David Dyrhaug

CALL TO ORDER/OPENING REMARKS

Mr. Paulsen called the meeting to order at 6:00 P.M. Mr. Dyrhaug held roll call.

READING OF MINUTES

Mr. Eskridge moved to accept the May 23, 2023, Planning Commission minutes.

Mr. Bixler seconded the motion.

The motion to accept the May 23, 2023, Planning Commission minutes passed by unanimous vote, 4-0.

OLD BUSINESS

No old business was discussed.

NEW BUSINESS

Docket #: PC-2023-04-RZ

Location: Approximately 6 acres at Fork Shoals Road and Ashmore Bridge Road

Request: Rezone from R-M to C-2

Mr. Dyrhaug introduced a petition to expand the commercial zoning at the intersection of Fork Shoals Road and Ashmore Bridge Road by approximately 6 acres. This expansion will make way for the development of a grocery store yet to be disclosed.

Mr. Paulsen opened the floor for public comments.

No public comments were offered.

Hearing no comments, Mr. Paulsen closed the floor for public comments.

Mr. Dyrhaug presented the staff report and recommendation in favor of the rezoning.

Mr. Paulsen asked for a motion.

Mr. Eskridge made a motion to recommend approval of the rezoning.

Mr. Bixler seconded the motion.

The motion to recommend approval of this rezoning passed by a vote of 4-0.

Docket #: PC-2023-05-PD

Location: Approximately 1.8 acres at 900 W. Butler Road

Request: Final Development Plan Approval for Oasis Animal Hospital

Mr. Dyrhaug introduced a request to approve the final development plan for the Oasis Animal Hospital proposed at 900 W. Butler Road.

Mr. Atticus Mabry introduced himself as the applicant and made himself available for questions.

Mr. Paulsen opened the floor for public comments.

No public comments were offered.

Hearing no comments, Mr. Paulsen closed the floor for public comments.

Mr. Dyrhaug presented the staff report and recommendation of conditional approval for this final development plan on the condition that the full civil engineering and landscape plans shall meet the standards in the codes and ordinances for the City of Mauldin.

Mr. Paulsen asked for a motion.

Mr. Bixler made a motion to conditionally approve the final development plan on the condition that the full civil engineering and landscape plans shall meet the standards in the codes and ordinances for the City of Mauldin.

Mr. Reddy seconded the motion.

The motion to conditionally approve the final development plan passed by a vote of 4-0.

OTHER BUSINESS

No other business was discussed.

ADJOURNMENT

Mr. Eskridge moved to adjourn the meeting.

Mr. Reddy seconded the motion.

The motion to adjourn this meeting passed by unanimous vote, 4-0.

The Planning Commission meeting adjourned at 6:15 p.m.