Minutes
Business & Development Services Committee
June 1, 2026
1st committee meeting

Committee Members present: Mark Steenback (Chair), Taft Matney, and Frank Allgood
Others present: BDS Director David Dyrhaug, City Administrator Seth Duncan and Assistant City Administrator Greg Saxton

1. Call to Order- Chairman Steenback

2. Public Comment (Agenda Items)- None

3. Reading and Approval of Minutes
a. March 2, 2026

Motion: Councilman Matney made a motion to approve the minutes with Councilman Allgood seconding.

Vote: The vote was unanimous (3-0).

4. Reports or Communications from City Officers
a. David Dyrhaug, Director

Mr. Dyrhaug reported three residential communities are nearing completion of home construction: Holly Ridge, Parkland, and Amaris.

Business license renewals continue to be up from 2025. So far this year, 1,286 businesses renewed their licenses. This is up from 1,044 renewals over the same period last year (a 23 percent increase).

5. Unfinished Business- There is no unfinished business.

6. New Business
a. Comprehensive Plan Adoption

Bridget Callea from Benchmark Planning presented an overview of the Comprehensive Plan.

The State of South Carolina requires the City to develop a new comprehensive plan at least every ten years and review that plan at least every five years. On December 21, 2023, City Council approved Benchmark Planning to provide consultation services for the City's Strategic Plan and Comprehensive Plan.

A Comprehensive Plan is a document or series of documents for guiding the future development of a city or other jurisdiction and is based upon the stated long-term goals and objectives of the community. Once adopted, the Comprehensive Plan serves as a guide for making land use decisions, the preparation of ordinances such as the zoning ordinance and land development regulations that will be crucial to implementing the plan, and the preparation of capital improvement programs.

Motion: Councilman Matney made a motion to send this item to Council with a recommendation of approval with Councilman Allgood seconding.

Vote: The vote was unanimous (3-0).

7. Public Comment (Non-Agenda Items)- None

8. Committee Concerns- None

9. Adjournment- Chairman Steenback adjourned the meeting at 6:15 p.m.

Respectfully Submitted,
Cindy Miller
Municipal Clerk