

TOWN OF CAMPOBELLO

Planning & Zoning Minutes

September 10, 2024

MEMBERS PRESENT: Dawn Ford
Rick Sweeney
TIME & LOCATION: 2:30 P.M. @ Campobello Fire Department Training Room
50 Broad Street, Campobello, SC 29322

Meeting was brought to order by Dawn Ford at 2:30 pm. Members introduced themselves.

- **Meeting minutes from 8/13/24** - Katherine motioned that the minutes be approved; Rachel seconded. The minutes were approved by all members present.
- **Old Business - Review permit request for new construction at 71 Emma Drive (parcel id 1-20-00-105.00)** - One of the owners, Nadia Gurchenko, was present and indicated that DHEC was at their property this week and should be sending the approval soon. The owners will be installing a well for water instead of using Inman-Campobello Water. In addition, the gravel road has been repaired with two or 3 culverts installed by MPM construction. MPM will also be re-installing silt fencing.

Dawn informed the owners that the Fire Marshall will need to review the lot and provide approval for the building permit. *After some discussion, Katherine made a motion to have Kim Hyder, the town clerk, ask the Fire Marshall to review and approve any proposed building plans. Rick seconded the motion and all committee members present approved.*

In summary, the documents that are needed for all building permits are:

1. DHEC approval
2. Copy of the plat with setbacks noted
3. Building plans
4. Approval from Fire Marshall
5. Planning and Zoning members should visually inspect the property

Chad McNeil spoke and confirmed that the Fire Marshall should be involved in approving building permits. The Fire Marshall will ensure that a fire hydrant is within 1000 feet to the proposed house location and that the property is accessible by a fire truck.

Since we do not have all of the information needed, Katherine made a motion to table the decision on the building permit to allow the updated DHEC permit to be submitted and a review/approval by the Fire Marshall. Rick seconded. The motion was passed unanimously.

- **Next Meeting is October 8th at 2:30 PM**
- **Meeting Adjourned** - September 10, 2024 at 2:48 PM

The minutes were recorded by Planning & Zoning Committee Member, Dawn Ford.