



A workshop with the Planning Commission was held on Tuesday, May 5, 2020, at 4:30 p.m. electronically via the Zoom teleconference platform in response to Rock Hill City Council's emergency ordinance in response to the COVID-19 pandemic situation.

**MEMBERS PRESENT** Randy Graham, Duane Christopher, Gladys Robinson, Shelly Goodner, Nathan Mallard, Keith Martens, and Justin Smith

**MEMBERS ABSENT** None

**STAFF PRESENT** Amy Jo Denton, Alex Boyce, Eric Hawkins, Dennis Fields, Leah Youngblood, Shana Marshburn, Bill Meyer, Janice Miller

The workshop topic, Comprehensive Plan Update, Natural and Cultural Resources Elements, were presented by Amy Jo Denton, Senior Planner, and Alex Boyce, Planner I.

Commissioner Smith commented how much he appreciated the transparency of particular projects presented.

Chair Graham asked the types of programs in need of permanent locations. Ms. Denton noted specifically the local theater group, but noted the Rock Hill Symphony had just located a home. She added she would send a list.

Chair Graham asked the City's responsibility in finding homes for these programs as local agencies were also in need of permanent locations. Ms. Denton stated it was not our responsibility but that the City was acknowledging the need by organizations and would be a support in helping them locate permanent facilities.

Commissioner Martens commented on the need for connectivity for pedestrian and bike usage, especially along Cherry Road. Ms. Denton stated this was discussed as part of the bus system and connectivity, especially with respect to Dave Lyle Boulevard.

Commissioner Robinson asked the reason for including under-utilized spaces. Ms. Denton stated this would be in order to broaden the list of assets for housing different programs.

Commissioner Robinson noted the African-American Cultural Center was not included on the list and asked where it would fall within this list. Ms. Denton stated it could either be added as a support group or as a unique heritage asset, adding that the list shown on the Power Point slide was not all-inclusive.

During discussion on how to have public engagement without in-person meetings, Commissioner Martens suggested that Winthrop students be recruited to perform walkup surveys, adding this could possibly reach a broader cross-section of the population than in-person meetings would.

Chair Graham noted community meetings were still needed so that everyone had a voice and opportunity to provide an opinion, asking if there was a limiting factor on the

time required to submit the final plan. Ms. Denton stated the City was required to review the plan every five years, with an update provided every ten. Planning & Zoning Manager Leah Youngblood stated that the City's attorneys were looking into the state's regulations regarding comprehensive plans as gaps in time between updates could bring the argument that the zoning ordinance enforced during that time may be considered invalid.

Chair Graham stated that he could understand that if these were normal situations but would hope there is a possibility from the state for some type of leeway given the current circumstances. Ms. Denton agreed, adding that community engagement was a major component of any comprehensive plan.

No action was taken by the Commission following the workshop discussion.