

Aiken City Council Minutes

December 8, 2004

WORKSESSION

Council Present: Mayor Cavanaugh, Councilmembers Clyburn, Cuning, Price, Smith, Sprawls, and Vaughters

Others Present: Roger LeDuc, Bill Huggins, Gary Smith, Ed Evans, Sandra Korbelik, Susan Mimmie, and about 6 citizens.

Mayor Cavanaugh called the meeting to order at 4:31 P.M. He stated the purpose of the meeting was to finish discussing the proposed rezoning of the East District and begin discussing the proposed rezoning of the Northeast District of the Old Aiken Master Plan.

OLD AIKEN MASTER PLAN

Council continued discussion of the proposed rezoning of the East District of the Old Aiken Master Plan at length. A large part of the discussion concerned the block bordered by Beaufort Street, Richland Avenue, Williamsburg Street, and Barnwell Avenue. The idea of the Old Aiken Master Plan Committee was to have a school of some type located in that area. Council stated they would not change the zoning on property unless the property owners agree. City Council requested that some new definitions be made available for the new zoning that is being planned so they will understand what the proposed zoning will allow.

Coleen Reed, a member of the East District Old Aiken Master Plan Committee, stated that the vision of that committee was to continue the businesses along Richland Avenue and Park Avenue. They wanted that to be a Limited Professional environment so that the retail would be extended. She stated that along Williamsburg Street was the Farmers' Market and the committee wanted to have antique shops and specialty shops that would be open the same hours as the Farmers' Market to attract tourists into that area. She stated that the committee also thought an extension of Aiken Technical College would be good in that area and along with that have some residential areas so people would be in walking distance to the school and downtown.

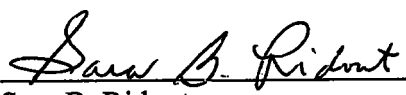
City Council discussed the need for new zoning categories to accommodate some of the changes recommended by the Old Aiken Master Plan.

Council discussed the proposed rezoning map of the East District block by block. Council suggested changes to the Old Aiken Master Plan proposed rezoning map as follows:

1. The section of the block bounded by Richland Avenue, Park Avenue, and west of Gaston Road, currently Light Industrial, be changed to office.
2. The block bounded by Richland Avenue, Beaufort Street, Park Avenue, and Orangeburg Street be changed to Limited Business/Limited Professional.
3. The blocks bounded by Richland Avenue, Orangeburg Street, Marlboro Street, and Park Avenue; Richland Avenue, Marion Street, Park Avenue, and Horry Street; and Richland Avenue, Kershaw Street, Cumberland Lane, and Union Street each have a church in the blocks. These are to be changed to Institutional.
4. The southern area of the parcel located at the southwest corner of Richland Avenue and Sumter Street should be Single-Family Detached.

Mr. LeDuc stated the next meeting date to discuss the Old Aiken Master Plan would be January 6, 2005 at 5:00 p.m.

The meeting adjourned at 5:58 P.M.

  
Sara B. Ridout  
City Clerk